

Community Area Plans

Community Area Plans

Council Priority Alignment

- ◀ Transportation and Planning

Purpose

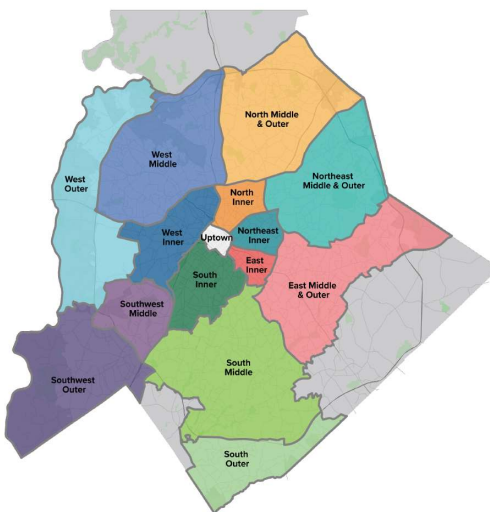
- ◀ Council Action

Community Area Planning (CAP)

Previous Council Communication

- ◁ November 10, 2025: Action Review
- ◁ October 6, 2025: TPD presentation
- ◁ September 22, 2025: Deferral
- ◁ August 4, 2025: TPD Presentation
- ◁ June 23, 2025: Action review/Manager's Report
- ◁ June 9, 2025: Action review
- ◁ June 2, 2025: TPD presentation
- ◁ May 12, 2025: Public hearing
- ◁ May 5, 2025: TPD presentation
- ◁ April 28, 2025: Action review/Manager's Report
- ◁ April 7, 2025: TPD presentation
- ◁ March 3, 2025: TPD presentation
- ◁ Jan. 6, 2025: TPD presentation
- ◁ Dec. 2, 2024: Action review

How Will They Affect You?



- Everyone uses the same playbook (Council, Developers, Community Members)
- Focus our time and money on what matters most
- Ensure growth benefits everyone
- New guidance for private and public investments



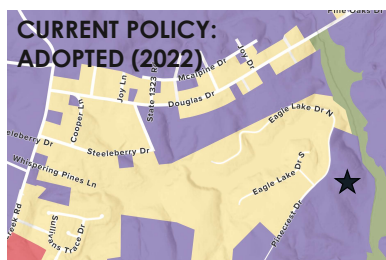
How Will Adopted Plans Be Used?

REZONINGS	CAPITAL INVESTMENTS
Does a project meet the community's biggest needs?	Does the project meet the community's biggest needs?
Does it respect the character?	Does it align with policies and priorities?
Can the roads and utilities support it?	Does it maximize city resources?
Does it add the transportation and open space improvements the community needs most?	Does it support the area for future growth?

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Example: Steeleberry Acres



1) Advance any 2040 goals?

Existing: Manufacturing + Logistics Place Type next to Single Family

- 1) Advance prioritized 2040 goals?
- 2) Respect adjacent neighborhood?
- 3) Have negative environmental impacts?

NEW POLICY: When next to single family, include **large buffers** and **less intense** manufacturing development.

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Rezoning Decisions: Staff Analysis Impact

ADOPTED CAP

- New Staff Analysis
- Prioritized 2040 Goals
- Revised Policy Map
- Policies for map changes
- Assessment Tables
- Environmental Justice considerations

NO CAP

- Existing Staff Analysis
- Ten 2040 Goals
- Adopted Policy Map (2022)



What happens in geographies if a Community Area Plan isn't adopted?

Targeted Engagement

- Late Winter/Early Spring
- In person and virtual conversations
- Refinements on Existing Neighborhood development approach

Added/Refined Policies

- Policies may be added to the plans that are adopted later

AND.....

- New policies that are not location specific can be added to previously adopted plans

In the interim

Value & Impact

2008 – 2015 area plans = 27% City coverage verse Community Area Plans = 100% City coverage + FOUNDATIONAL	Criteria for change in NEIGHBORHOODS	Clearer direction for rezonings (Helps align decisions with our <u>equitable + smart growth strategy</u>)
Memorialize <u>Strategic Investment Area</u> potential projects	Identify NEEDS for mobility, open space, placemaking projects: • Prioritize programmatic \$ • Development proposals • Neighborhood advocacy	Where + how to reduce environmental impacts (such as heat impacts)

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