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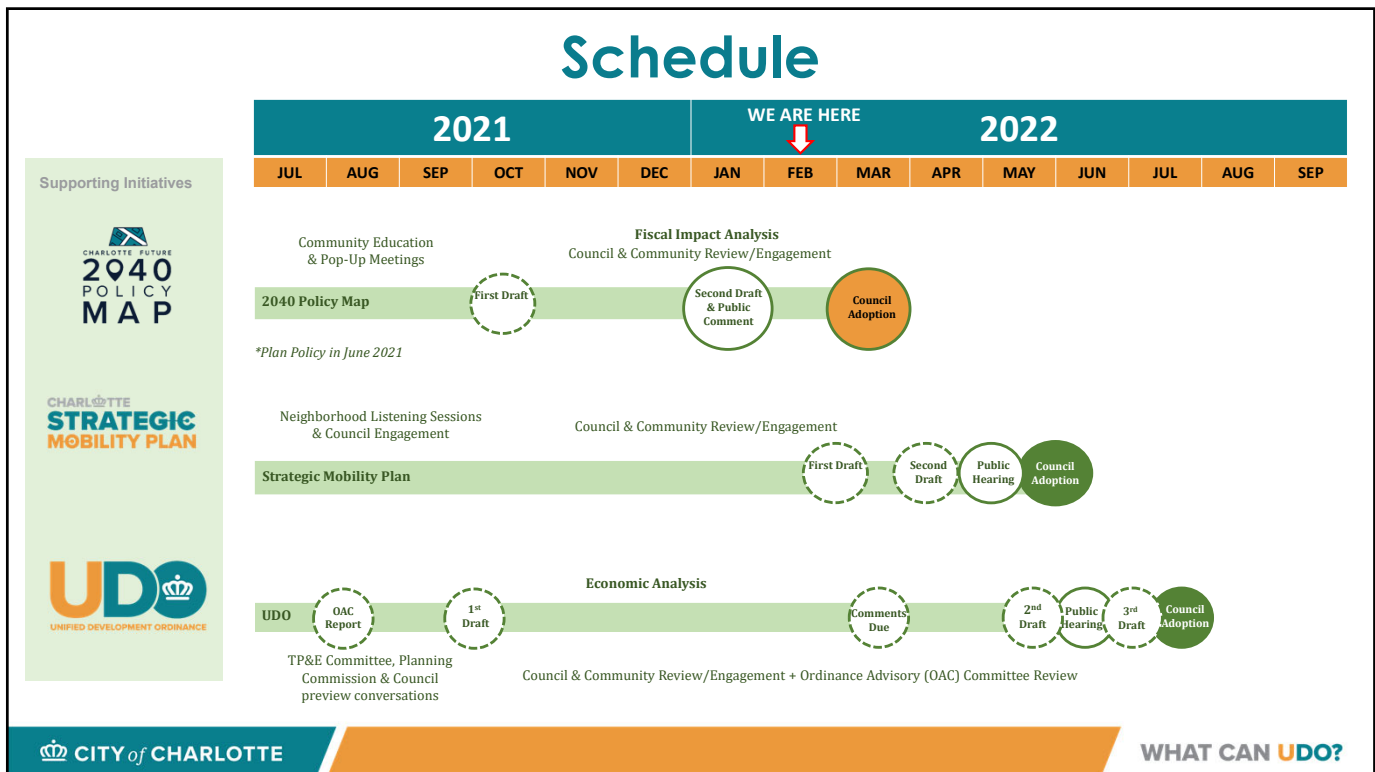
Discussion Overview



1. Phase 3 Process Update
 - Second Draft Policy Map
 - Summary of Revisions to Address Concerns
2. Community Engagement Update
 - Key Outstanding Issues
 - Issues Resolution Process
3. Future Planning Approach and Types of Planning Initiatives
4. Updated Schedule and Next Steps




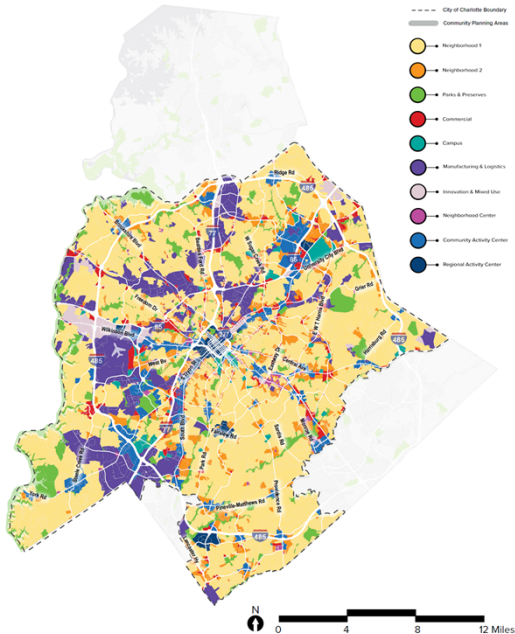
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What is the Charlotte Future 2040 Policy Map?





- A translation of the Comprehensive Plan's "place-based" policies to specific geographies
- Provides citywide direction for balancing future needs and opportunities:
 - Protects priorities while providing opportunity for growth
 - Aligns future growth with infrastructure capacity
 - Improves access to underserved areas
- Place Type designations provide guidance for:
 - Mix and proportions of land use
 - Building form and design
 - Mobility and parking
 - Open space



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How was the 2040 Policy Map developed?



Place Types is the Mapping Tool

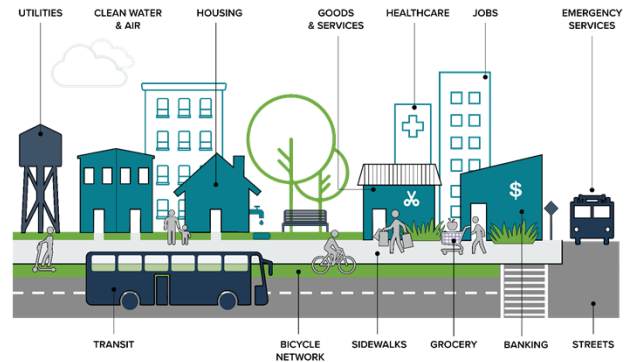
- New classification system to organize patterns of development
- More holistic and comprehensive than current system

Future Land Use

- Land Use
- Density

Place Types

- Mix of Land Uses
- Proportions of Land Use
- Building Form & Design
- Mobility & Parking
- Open Space



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What the Policy Map is NOT?



Comprehensive Plan

Visionary: Adopted city policies intended to guide decision making in Charlotte over the next 20 years.

UDO

Mandatory: enforceable regulations governing development within the City of Charlotte.

Place Types

Place Types contain concepts that articulate a vision for different "places" within the City, such as neighborhoods and centers. They establish a set of **general principles** that define each of these "places."

Zoning Districts

Zoning districts contain **legally enforceable rules** for development. As such, they are inherently more fine-grained, as they need to respond to varying conditions and characteristics throughout the City.

Concepts

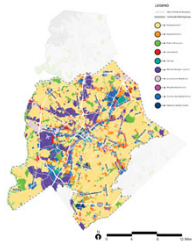
Example: **Innovation Mixed-Use Place Type.**

Newer office, residential, and mixed-use buildings typically have **heights up to six stories** in this Place Type. New buildings are designed with active ground floor uses to support a vibrant pedestrian environment. They have **tall ground floors** and a **high degree of transparency** using clear glass windows and doors.

Regulations/Law

Example: **Innovation Mixed-Use Zoning District.**

Minimum Building Height: 24 feet.
Maximum Building Height: 80 feet.
Minimum Ground Floor Height: 12' (Residential) or 16' (Nonresidential and Mixed Use) (By Frontage Type).
Minimum Ground Floor Transparency: 25% (Residential) or 50% (Nonresidential and Mixed Use) (By Frontage Type)



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Charlotte Future 2040 Policy Map Engagement To Date

7

What does engagement look like?

CHARLOTTE FUTURE
2040 POLICY MAP

1 Education & Preferences

Late July – End Sept. 2021

- Information: Project purpose & process
- Input: Most and least desirable Place Types near live/work/play (*informs draft map*)

2 Draft 2040 Policy Map

Mid - Late October 2021

- Information:
 - Methodology
 - Compare to Status Quo
- Input: Areas of concern

3 Revised 2040 Policy Map

Late Nov. – March 2022

- Information: How input was incorporated
- Input: Discuss future projects and programs (*informs Community Area Planning*)



Key groups: Neighborhoods, Developers, Latino Community, Youth

Toolkit:

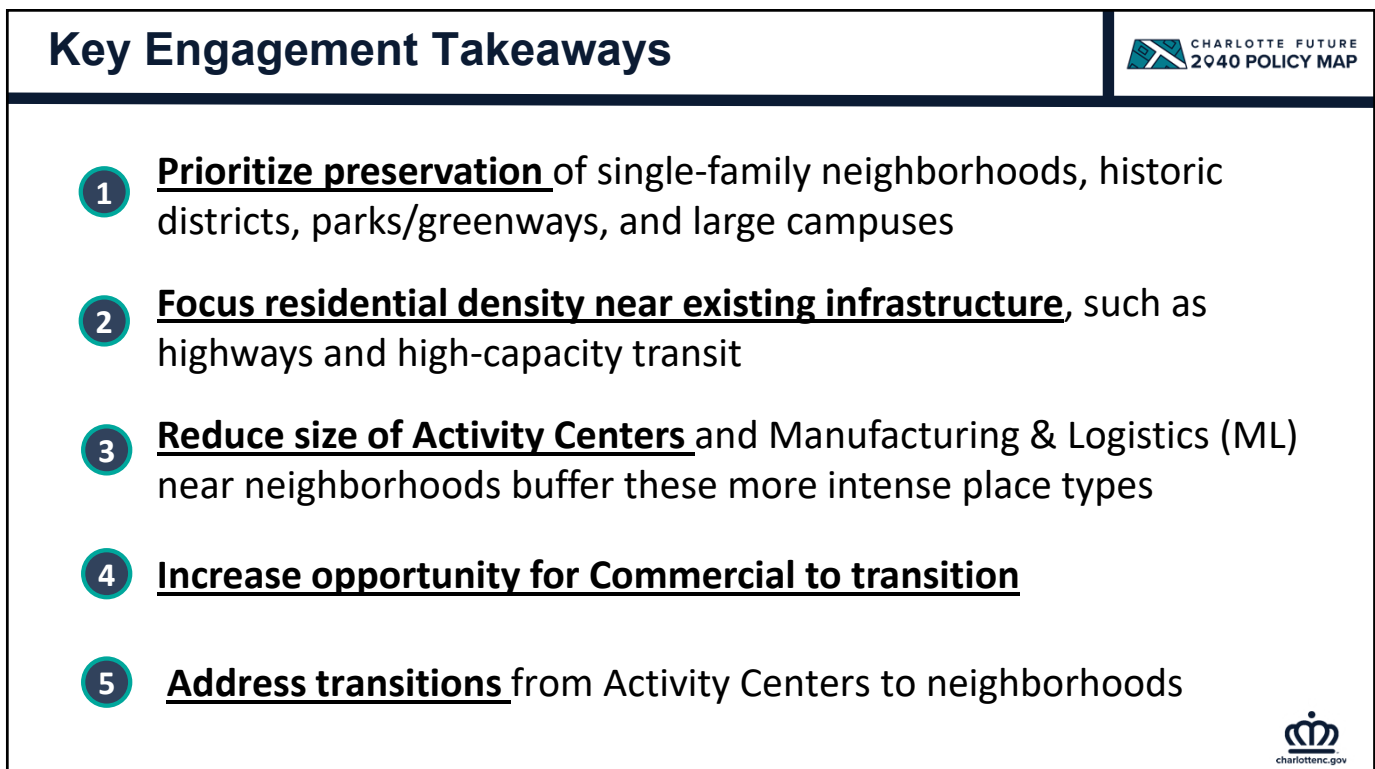
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|-------------------------|---------------|------------------------|--|
| • Pop-up Events | • Surveys | • Social Media | • Emails |
| • Neighborhood Mtgs. | • Online Maps | • Digital Ads | • Ambassador Toolkit |
| • Community Mtgs. | • Videos | • Mailers | • Ambassadors & Strategic Advisor Outreach |
| • Council Conversations | • Flyers | • Translated Materials | |



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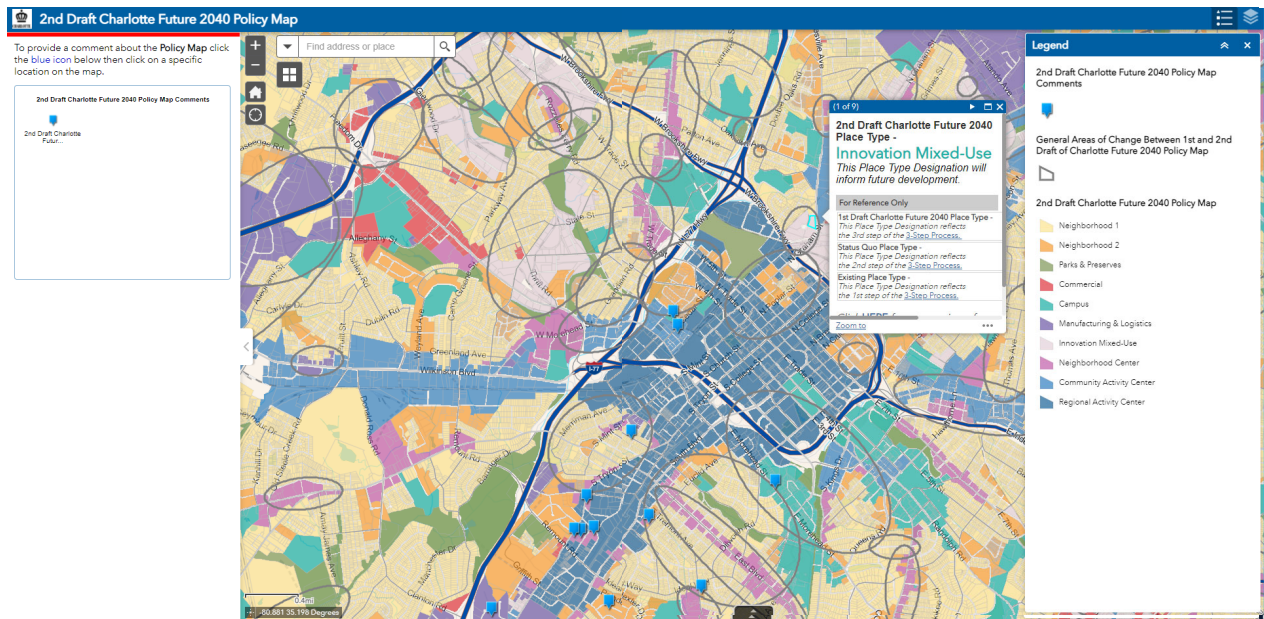


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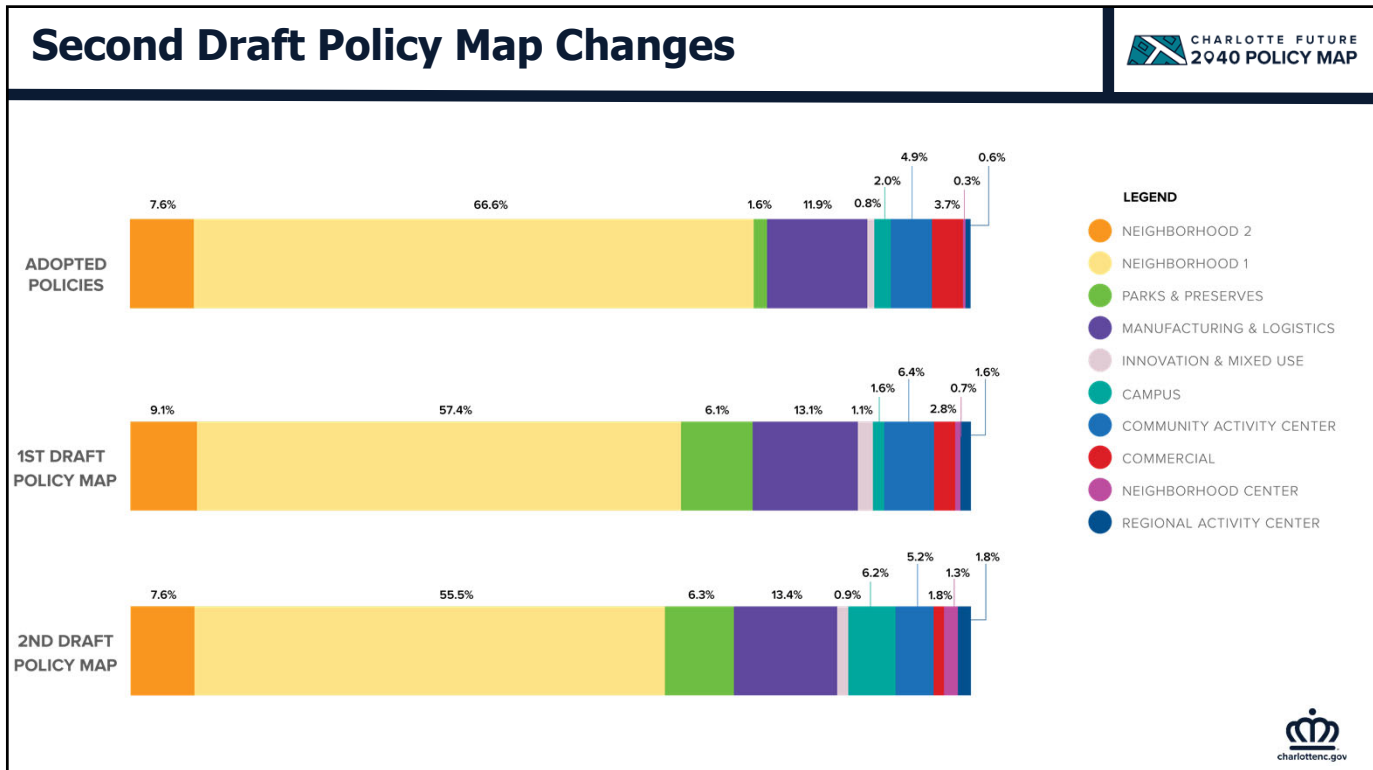
2nd Draft Charlotte Future 2040 Policy Map

11

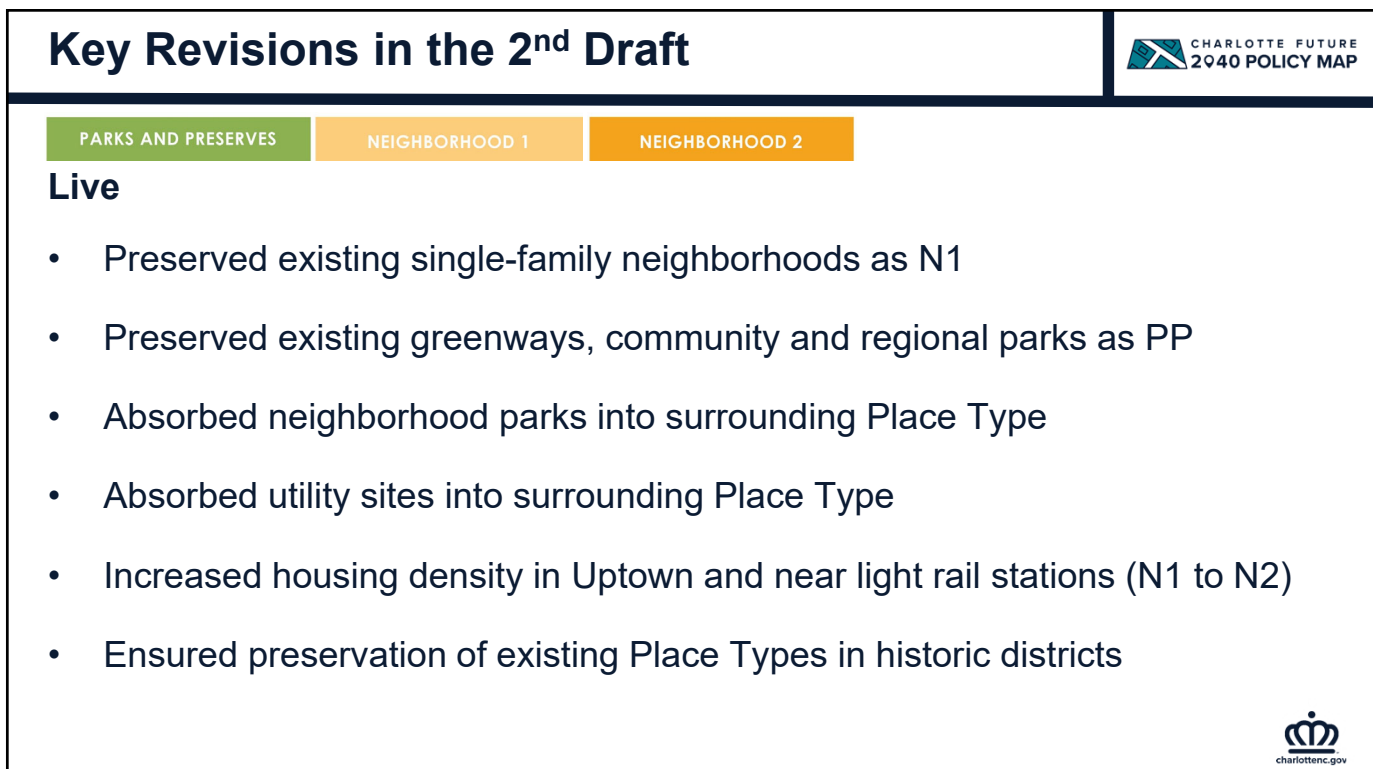
2nd Draft of the Policy Map



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Key Revisions in the 2nd Draft



COMMERCIAL

CAMPUS

LIGHT INDUSTRIAL MIXED-USE

MANUFACTURING & LOGISTICS

Work

- Mapped primarily ML on airport-owned property and in airport noise overlay
- Preserved large, existing Campuses
- Repurposed older ML to IMU where mixed-use may be best suited
- Preserved valuable ML where industrial may be best suited

NEIGHBORHOOD CENTER

COMMUNITY ACTIVITY CENTER

REGIONAL ACTIVITY CENTER

Play

- Reduced size of RAC and CAC to further buffer neighborhoods
- Increased frequency of Neighborhood Centers (transitioned from Commercial areas)



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Sample Comments & Revisions

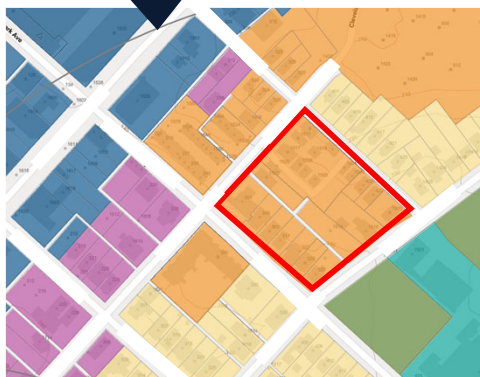


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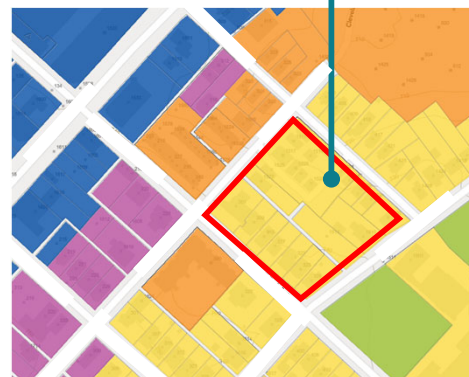


ACTION TAKEN

300 block E. Park Ave. odd number addresses should be N1 vs N2



Changed to N1 - use and character is appropriate in this Place Type.



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Sample Comments & Revisions



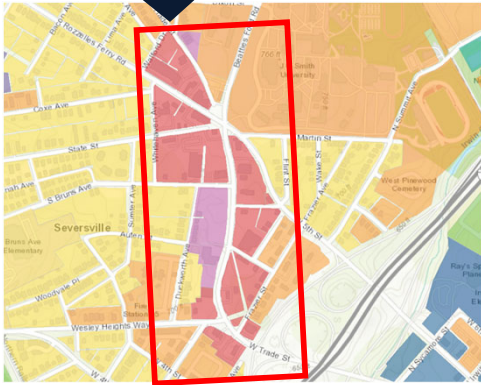
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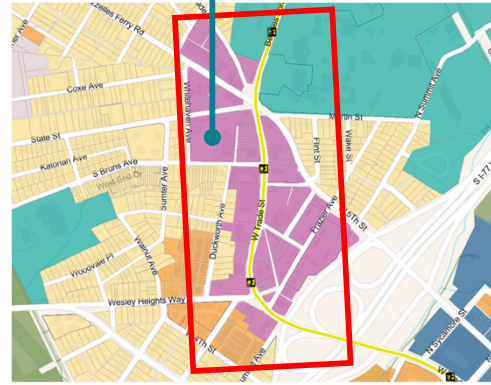
ACTION TAKEN

Commercial
to
NAC

Commercial area on West Trade Street should be NAC



Change with methodology adjustment.



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Sample Comments & Revisions

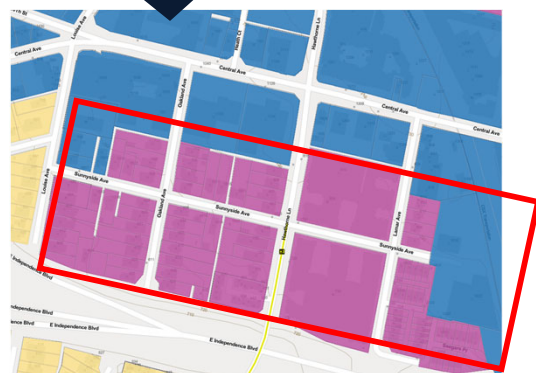


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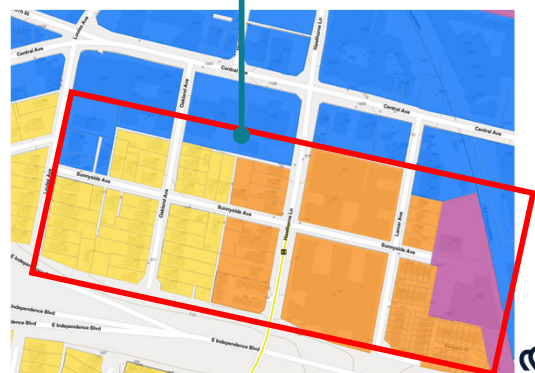


ACTION TAKEN

Sunnyside Ave from Hawthorne to Louise - these are residential homes. Should be N1 and N2.



Changed to N1 and N2 - use and character is appropriate in this Place Type.



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Sample Comments & Revisions

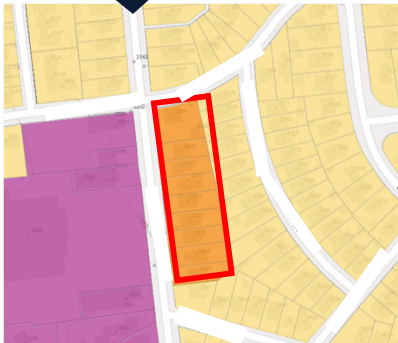


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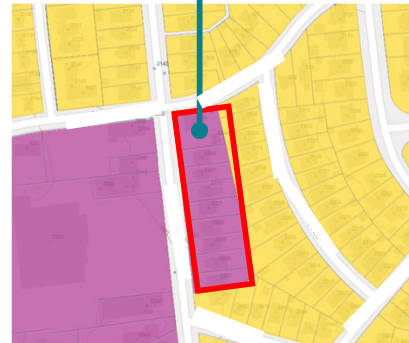


ACTION TAKEN

2200 block of Park Rd change from N2 to N1



Changed to NAC - use and location is appropriate for this Place Type.



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Sample Comments & Revisions

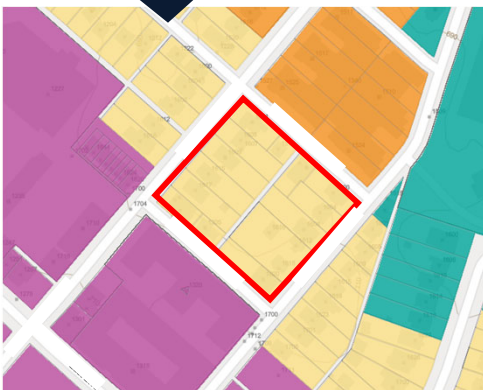


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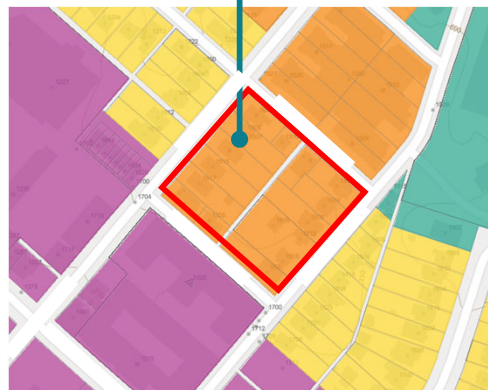


ACTION TAKEN

Kenilworth and Buchanan area change to N2



Changed to N2 - use and location is appropriate for this Place Type.



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Sample Comments & Revisions

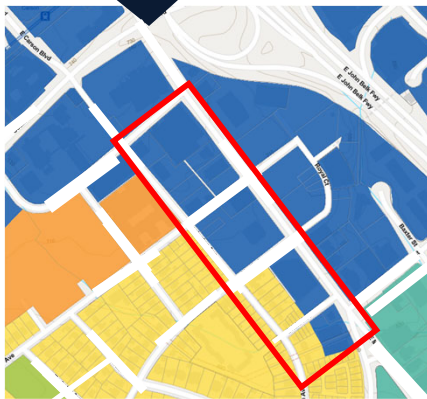


COMMENT RECEIVED



ACTION TAKEN

600, 700 and 800 blocks of E Morehead should be NC vs RAC for transition to N1



No change - current zoning and form is appropriate for the area and Place Type.



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Outstanding Issue Areas

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Phase 3 - Outstanding Issue Areas



- Clarifying messaging about map
- Piece-meal Place Type revisions
- Campus Place Types revisions
- Revisit/review Silver Line recommendations
- Other corrections – based on data issues, human error, rezonings



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After Policy Map Adoption

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Using the 2040 Policy Map



- **Tentative Adoption** – March 28, 2022
- **Effective Date** – July 1, 2022 (three months)
- **Retire Current Land Use Tool**
 - The existing Adopted Future Land Use Map is retired and replaced by the 2040 Policy Map
 - This map will be used as adopted land use policy for decisions and capital investments.
- **Future Planning Initiatives**
 - Monitor and Track Progress (Annual Report, Implementation Dashboard)
 - Refine Processes Updating Comprehensive Plan and Policy Map
 - Initiate Supporting Planning Initiatives (Community Area Plans, other Strategic Plans)



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PLANNING CONTINUES

ACTIVITY

2040 Policy Map Adoption
Unified Development Ordinance Adoption

2022

2023

2023+

SPRING
SUMMER

2040 Comprehensive Plan Annual Report
Launch Community Planning Academy
Develop Community Area Planning Toolkit

SUMMER / FALL



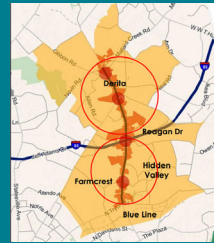
Begin Community Area Planning Process

(within other CIP, Planning Initiatives like
Community Area Plans, Strategic Plans
or Transit Station Area Plans)



FALL / WINTER



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Planning Approach				CHARLOTTE FUTURE 2040 POLICY MAP
LEVEL	PLAN TYPE	EXAMPLE PLANS	APPROXIMATE FREQUENCY	SR OIF \# [DP SOHV#]
1	Comprehensive	Charlotte Future 2040 Comprehensive Plan	New plan = 20 years Major Update = 10 years Implementation Strategy = 5 years	  
2	Citywide and Countywide Strategic and Functional/Action	Charlotte Moves Mobility Strategic Plan; Tree Canopy Action Plan (TCAP); Strategic Energy Master Plan (SEAP); Charlotte BIKES; Transportation Action Plan (TAP); Meck County Playbook	New Plan = 10 years Major Update = 5 years	
3	Community Areas	West Outer; Southeast Inner; etc.	New Plan = 10 years Major Update = 5 years	
4	Specific	Corridor Study/Plan; Station Area Master Plan; Site Master Plan; Campus Master Plan; etc.	Depends on type of plan, area, and changes in key factors (e.g., ownership, funding, etc.)	

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Tentative Approach to Updating the Map		CHARLOTTE FUTURE 2040 POLICY MAP
<ul style="list-style-type: none"> Annual amendment to the 2040 Policy Map is expected Amendments will be informed by policy and regulation changes 		
<u>Policy Changes</u> <ul style="list-style-type: none"> 2040 Policy Map informs Community Area Planning (CAP), CIP & Work Plans Community Area Planning process may recommend changes to the Policy Map The Annual Inconsistencies Report compiles inconsistencies between CAPs and 2040 Policy Map, and informs recommendations for Policy Map Amendment 	<u>Regulatory Changes</u> <ul style="list-style-type: none"> Alignment Rezoning post UDO Adoption <ul style="list-style-type: none"> New Zoning District not aligned with Adopted Place Type Future Rezoning Requests (whether or not aligned with Adopted Place Type) 	 

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Policy Map Next Steps



FEBRUARY

- 1 Community Wide Conversation**
 - 7 Planning Commission Update
 - 14 City Council Update
 - 15 Planning Committee Update
 - 21 Release of Final Recommended Policy Map
 - 28 Public Comment Session with City Council**
- SUMMARY OF FEEDBACK ON POLICY MAP, & POTENTIAL REVISIONS

MARCH

- 7 Planning Commission Update
 - 15 Planning Committee Request for Recommended Action (Map with addendum, if necessary)
 - 28 City Council Action**
- SUMMARY OF RECOMMENDED REVISIONS & DISCUSSION

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Engagement on Final Map



Begin Monday, February 21

Ends Monday, March 21



**Online
Map Tool**



**Listening
Sessions**



Email



**Hardcopies
Libraries**



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QUESTIONS?

VISIT OUR WEBSITE
cltfuture2040.com

FOLLOW US
  @cltplanning

