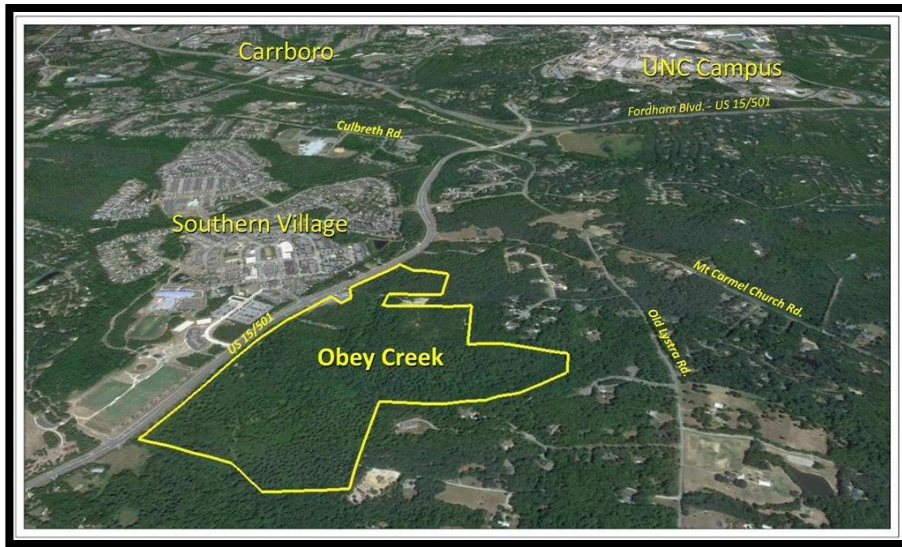




Opportunity for Public Comment

Obey Creek Development Agreement Process

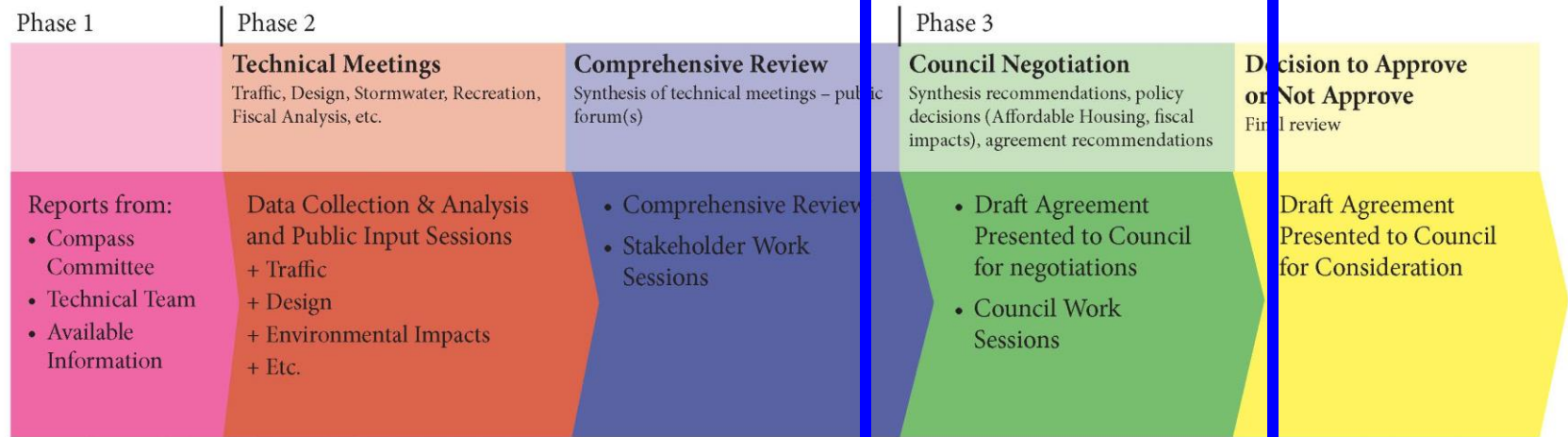


Council Business Meeting – March 16, 2015

Purpose:

Provide the public with the opportunity to comment on and ask questions about the Obey Creek development agreement process.

Development Agreement Process for Obey Creek



* Council votes whether to begin each phase

Roles

Technical Team	• Moderate meetings; synthesize outcomes; draft points	• Moderate review; synthesize outcomes	• Produce draft and supporting information	
Community	• Attend meetings; provide reactions	• Attend review; provide reactions to overall project proposal	• Review draft agreement and provide input	
Staff	• Support Technical Team with logistics, sharing information; collecting public input	• Support Technical Team during comprehensive review with logistics, sharing information and collecting input	• Support Council with information and logistics	
Council	• Receive public comment and Technical Team recommendations	• Receive public comment and Technical Team recommendations after comprehensive review	• Participate in negotiation session(s) with applicant	• Make final decision on Development Agreement
Applicant	• Present available information for public reaction	• Participate in work sessions to arrive at agreement	• Negotiate with Council	
Advisory Boards	• Participate in technical meetings and in advisory board review of synthesis	• Participate in technical meetings and in advisory board review of synthesis		

What is being considered at the Obey Creek site?

1
Text
amendment

2
Rezoning

3
Development
agreement

4
Land
decision

5
Annexation

1

Text amendment

The proposed text amendment would create a new zoning district called Development Agreement-1.



Next Steps:

- March 17: Planning Commission for review
- April 13 and May 18: Public Hearings
- June 8: Council Business Meeting

2

Rezoning

The proposed zoning atlas amendment would rezone a portion of the Obey Creek property from Residential Low Density-1 to the proposed Development Agreement-1 zoning district.









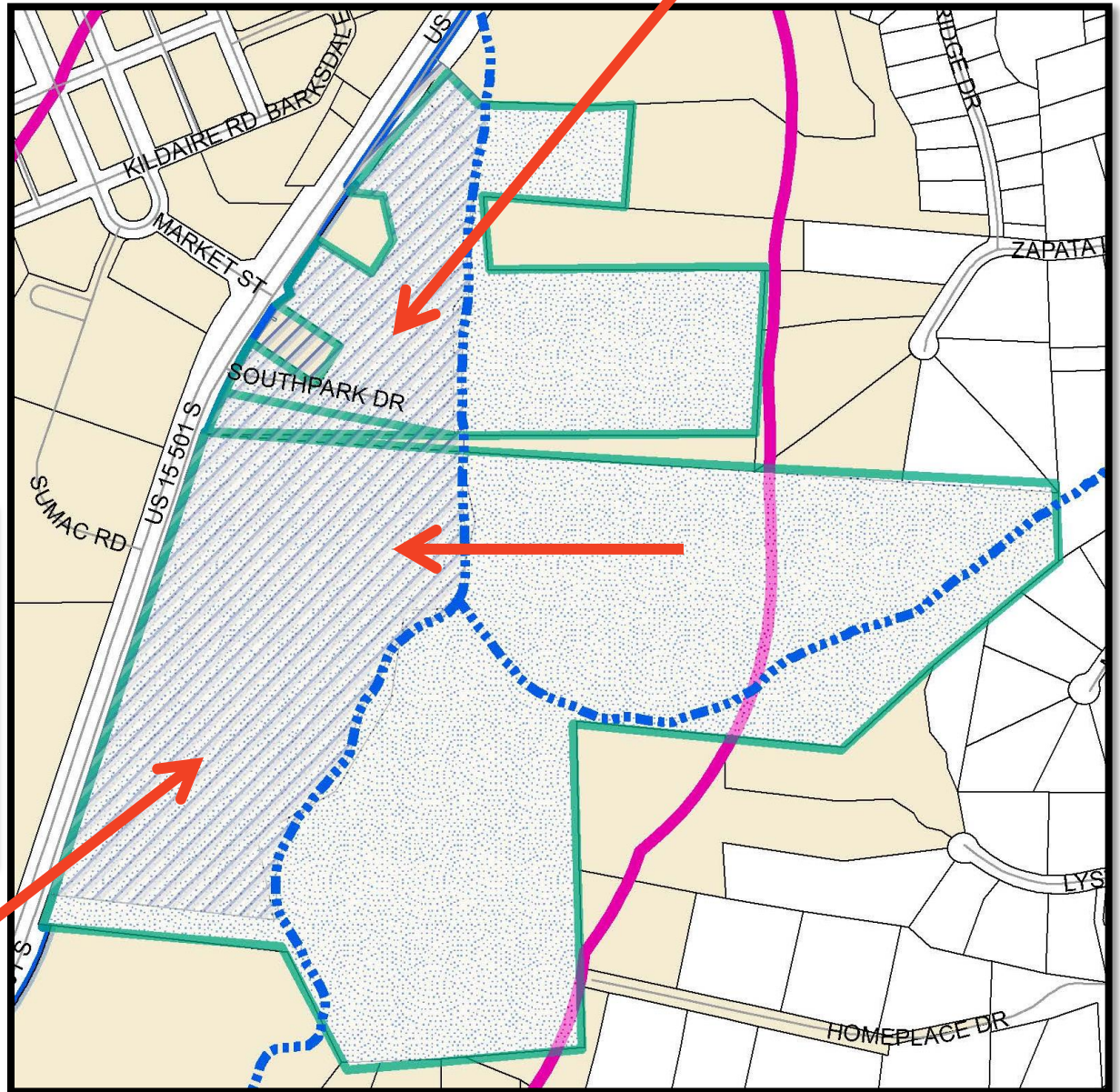
Next Steps:

- March 17: Planning Commission for review
- April 13 and May 18: Public Hearings
- June 8: Council Business Meeting

Rezoning

Legend

-  Streams
-  Proposed Obey Site to Rezone
-  Rezone 1000' Buffer
-  Proposed Obey Creek Development
-  Lots to be Notified
-  Town Limits



3

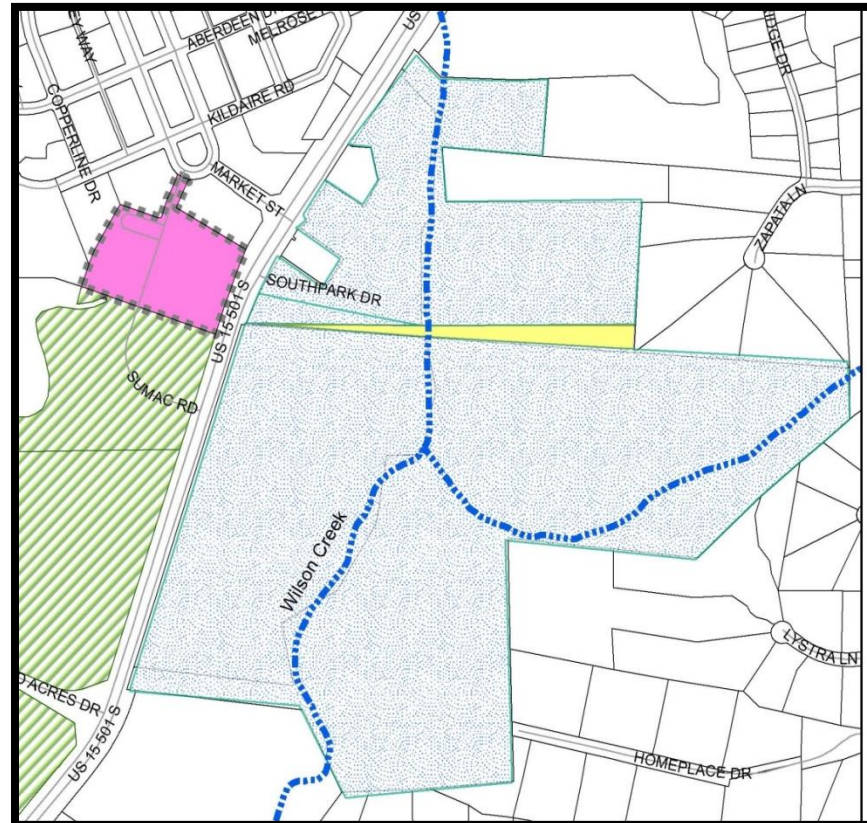
Development agreement



Next Steps:

- April 13 and May 18: Public Hearings
- June 8: Council Business Meeting

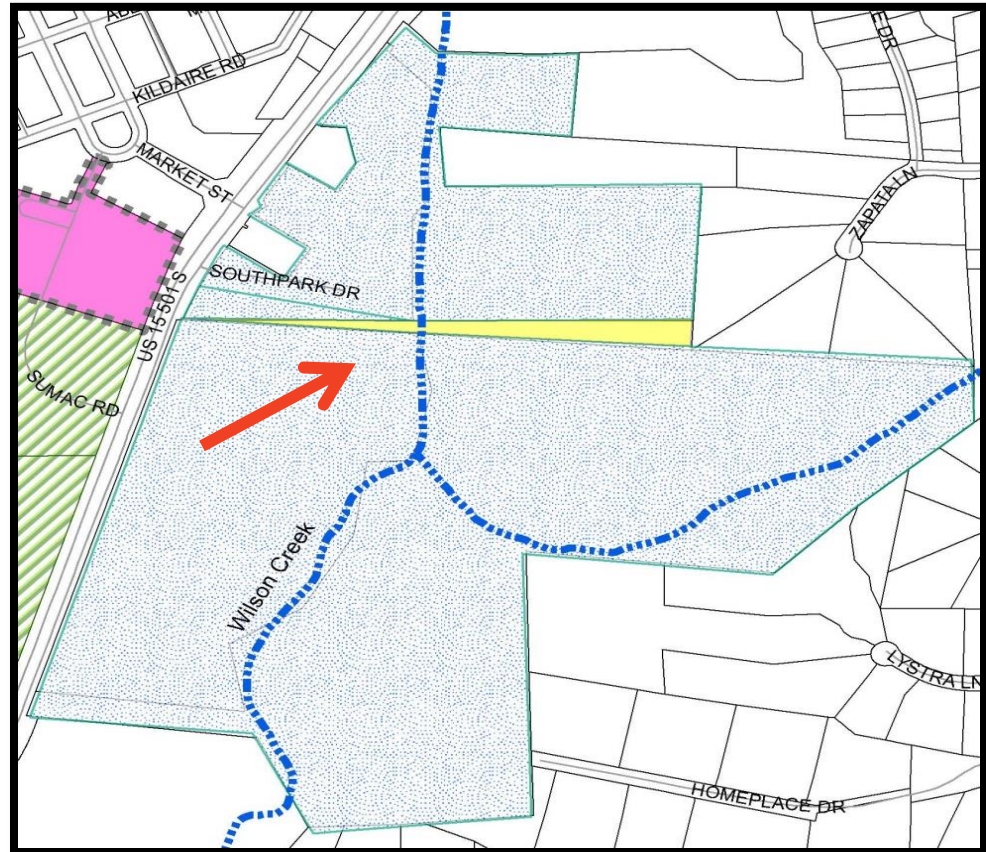
The draft Obey Creek development agreement outlines regulations for future development on the Obey Creek site.



4

Land decision

The Council and the applicant may negotiate about the land owned by Town.



5

Annexation

Currently, the Obey Creek site is not within the Town limits. The applicant is requesting a voluntary annexation.



Next Steps:

- Annexation language will be a section in Article 5 of the development agreement
- Property owner applies for voluntary annexation

Upcoming Meetings

Date	Meetings	Notes
March 17	Planning Commission Meeting	Reviewing draft text amendment, zoning atlas amendment, and development agreement
March 23	Council Sub-Committee on Transportation	Focus: Transportation
March 25	Obey Creek Special Meeting	Negotiation session – Facilitated by Dover team
April 13	Public Hearing	Receive comment
May 18	Continue Public Hearing	Receive comment
June 8	Council Business Meeting	Possible enactment

Purpose:

Provide the public with the opportunity to comment on and ask questions about the Obey Creek development agreement process.