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Subject: Ordinance 2024-868- Map Viewer Link to PDD Recommended Missing Middle Map
Date: Tuesday, January 7, 2025 12:54:49 PM

City Council President, City Council Vice-President and LUZ Chair, and City Council Members,

Ordinance 2024-828 is on tonight's agenda for the LUZ Committee public hearing. This Ordinance recommends density increases to areas within a Missing Middle Overlay Map that are in the Low Density Residential (LDR) land use category of the Future Land Use Element of the 2045 Comprehensive Plan.

This ordinance was the topic of a public meeting held yesterday to discuss the information. Many councilmembers were interested in the ordinance. Therefore, I am forwarding this information to all members of the City Council.

Below is a URL link to the map viewer which displays the recommended Missing Middle map.

The map displays the Urban and Urban Priority zoning district boundaries, without overlay districts, airport zones (both accident potential zones and noise contours), and areas of high flood risk. Areas relying on septic tanks are not removed from the map but would not be eligible for the density expansion in this proposed bill. There is a map layer in the data viewer that shows which properties currently have septic tanks, and council members can turn that on if they would like to see where within the map area would not currently be eligible.

<https://experience.arcgis.com/experience/45ad1ffc3d084894940e821677d00d98/>

I will caveat that this map changes the boundaries from the original map proposed by CM Diamond, which the Planning Department does not have access to a GIS version of and that does not have a written methodology behind what areas it includes/excludes. The data viewer also includes a map layer that shows the version of the map that included the suburban zoning district, but there seemed to be a consensus at yesterday's public meeting to move forward without the suburban area; however, the map layer can be turned on for comparison purposes.

Please let me know if you have any questions.

Thank you,

Helena

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