

AGENDA REPORT

Date: January 11, 2011

To: City Council

Thru: Ted Barkley, City Manager

From: Mike Smith, Community Development Director

RE: Project Update

- Land Development Code Update Project
- Energy Efficiency and Conservation Strategy Project

Summary: Back in late summer 2010, the City embarked on two inter-related projects: a Land Development Code Update project (LDCU); and an Energy Efficiency and Conservation Strategy project (EECS). This document serves to provide a status report for those two projects.

Background: City Council has identified the re-organization and updating of the City's land development codes as a priority project in order to correct inconsistent language both within the outdated Codes and between the Codes and the City's Comprehensive Plan adopted in 2007. The focus will be on implementing the goals and policies established in that Comprehensive Plan relating to: encouraging increased densities, broader mix of land uses, broader housing options, improved connectivity for both motorized and non-motorized transportation, and more consistent design standards for new construction in certain areas of the community.

The City also was able to obtain a federal grant to develop an Energy Efficiency and Conservation Strategy for the City and the inter-relationship between that Strategy and portions of the land development code update became very clear. The two projects are being pursued simultaneously and a consultant team has been contracted to assist the City with both projects.

Council has established the City Planning Commission as the Steering Committee for the Land Development Code Update and the City Utility Advisory Committee as the Steering Committee for the Energy Efficiency and Conservation Strategy.

Summary of Activities to Date:

- Initial meetings with City Council, the Planning Commission, and the Utility Advisory Committee to begin to identify potential policy directions and potential outcomes for the two projects.
- Stakeholder interviews
- Information area developed on City webpage - www.ci.ellensburg.wa.us
- Community Survey performed
- Gap Analysis performed
- Ellensburg Planning Commission study sessions to review preliminary code concepts developed by the consultant team related to:
 - Non-Motorized Transportation Plan implementation recommendations from the Non-Motorized Transportation Committee relating to streets, rights-of-way design and features, and connectivity

- New Development Frontage Design standards including site layout, building heights, off-street parking, building frontage features, street setbacks, etc.
- Commercial & Multifamily zones including uses, lot requirements, densities, housing type options, etc.
- Single Family zones & subdivisions including uses, lot requirements, densities, housing type options, etc.
- Ellensburg Utility Advisory Committee has met with the consultant team to begin to develop the format for the strategy.

Upcoming Activities

- A **Community Meeting** has been set for Monday evening January 31, 2011 from 5 PM to 8 PM in Hal Holmes Center, 201 North Ruby Street. Light food and beverages will be available. The schedule is:

5:00 – 5:30	Open house to allow folks to wander around, look at materials set out at 4 or 5 facilitated station areas and begin informal discussions
5:30 – 6:30	Consultant presentation of preliminary code concepts
6:30 – 7:45	Breakouts to allow folks to get more information and to engage in deeper discussion at the station areas. This portion is designed to rotate people every 20 minutes or so to a new station area, but they can also choose to pick and choose which stations interest them and stay longer at those stations
8:00	Adjourn. Everyone is welcome to stay around and continue informal discussions at the various station areas.

The Community Meeting is designed to:

- *update* the Community on the progress of the projects
- *inform* the Community on what the consultant team has heard to date from staff, stakeholders, Planning Commission and Utility Advisory Committee, and the Community Survey
- *present* for community review and discussion the preliminary code concepts being developed by the consultant team and being reviewed/discussed by the Planning Commission related to:
 - Non-Motorized Transportation Plan implementation recommendations from the Non-Motorized Transportation Committee
 - New Development Frontage Design Standards
 - Commercial & Multifamily zones
 - Single Family zones & subdivisions

City Council has previously set a Special Council meeting for February 1, 2011 with the Planning Commission to meet with the consultant and review what was heard from the community at the Community Meeting. Staff has been advised that Council should also set the Community Meeting on January 31 as a Special City Council meeting as well in order to satisfy Open Meeting Act requirements if a quorum of Councilmembers were to attend.

RECOMMENDATION:

1. Set a Special City Council meeting for January 31, 2011 at 5 PM for the purpose of holding a Public Meeting for the Land Development Code Update project and the Energy Efficiency and Conservation Strategy project.