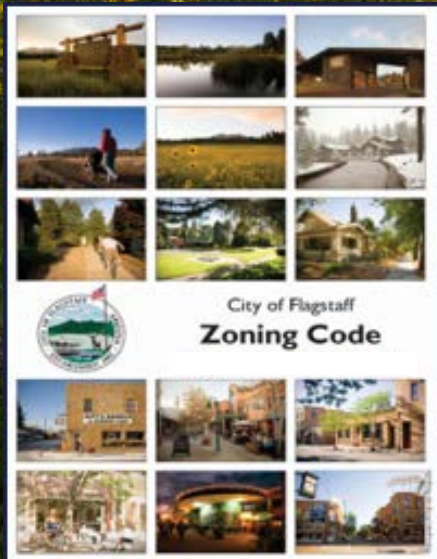


Case No. PZ-21-00019 Zoning Code Text Amendment - 2021: Affordable Housing Modified Development Standards

Zoning Code Text Amendment



Dan Symer, AICP
Zoning Code Manager

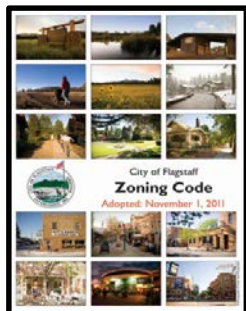


Affordable Housing Modified Development Standards



Purpose of the Work Session

- **To inform the public and allow for their suggestions and concerns to be heard**
- **To inform the City Council and allow for their suggestions, questions and discussion**
- **No action will be taken by the City Council at this work session**



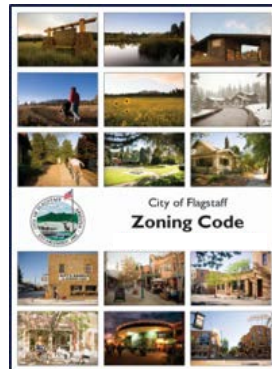


Affordable Housing Modified Development Standards

Reason for the Proposed Zoning Code Text Amendment

Purpose:

- **Amend the Zoning Code to allow:**
 - **The City Council to approve modifications to the Property Development Standards (except for building height and density provisions), and**
 - **Modifications to the parking requirements to be less than one space per dwelling.**
- **The provisions would be applicable to permanently affordable housing developments that provide 100% of the dwelling units to persons or families with a whole income equal to 80% or less of the area median income for the City of Flagstaff.**

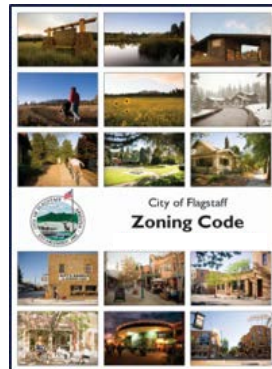




Affordable Housing Modified Development Standards

Proposed Zoning Code Amendment

- **Required Findings:**
 - **The modifications are consistent with and conform to the goals of the General Plan and any applicable specific plans;**
 - **The modifications will not be detrimental to the public interest, health, safety, convenience, or welfare of the City and will add to the public good as described in the General Plan;**
 - **The requested modifications will not endanger, jeopardize, or otherwise constitute a hazard to the property or improvements in the vicinity in which the property are located;**

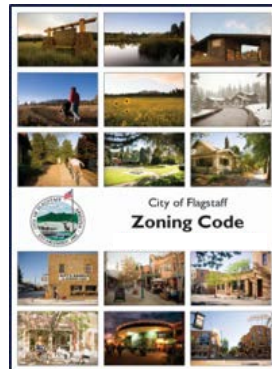




Affordable Housing Modified Development Standards

Proposed Zoning Code Amendment

- **Required Findings:**
 - **The proposed development is consistent with the character of the area; and**
 - **The type, quality, and amenities of the development is consistent with the character of similar developments that are available to the public at market rate.**

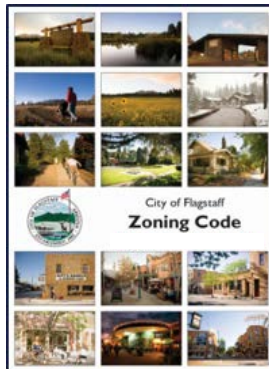




Affordable Housing Modified Development Standards

Proposed Zoning Code Amendment

- **Potential Timing:**
 - **City Council – Work Session, February 9, 2021**
 - **Planning and Zoning Commission – Work Session, February 10, 2021**
 - **Potential Planning and Zoning Commission – Public Hearing, February 25, 2021**
 - **Potential Housing Commission – Public Hearing, February 26, 2021**
 - **Potential City Council – Public Hearing, March 2, 2021**
 - **Potential City Council – Public Hearing, March 16, 2021**



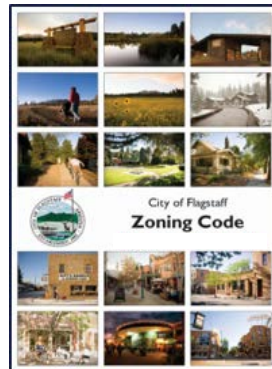


Affordable Housing Modified Development Standards



Questions to Consider

- **Does the City Council desire to incorporate the proposed amendment in to the Zoning Code?**
- **Does the City Council have any recommended modifications or considerations on the proposed Zoning Code Text Amendment?**





Affordable Housing Modified Development Standards



Questions and Comments!

