



Part I: Code Amendments at a Glance – Planned Development (Chapter 19.29):

A. What is it?

Planned developments are a mechanism to allow a property owner to create a development that is innovative and otherwise beneficial to the community without the strict compliance with the provisions of the underlying zones. The city’s current provisions for planned developments are found in [EMC 19.29](#). This chapter is focused on non-residential zones.

The city also has a separate process for planned residential development found in [EMC 19.32](#). In Rethink Zoning, the proposal is to merge these two chapters into one chapter, called “Planned Development”.

B. Type of revision drafted:

- Minor revision to an existing chapter(s)
- Rewrite of existing chapter
- New chapter

C. Key changes from existing code:

There are no substantive changes to the existing Planned Development Overlay chapter found in [EMC 19.29](#). Some of the provisions in [EMC 19.32](#) for Planned Residential Development have been brought into this revised chapter.