

# Comprehensive Land Development Code Revision

Council Briefing  
March 7, 2013



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# Comprehensive Land Development Code Revision – Overview & Background

- The Imagine Austin Comprehensive Plan
  - June 15, 2012 - Austin City Council unanimously adopted the Plan
  - The Comprehensive Plan envisions complete communities, mixed use centers, and activity corridors across Austin where people's daily needs are within a short trip

# Comprehensive Land Development Code Revision – Overview and Background

- **Land Development Code Revision**
  - National best practice subsequent to adoption of Comprehensive Plan
  - Austin City Charter requires development regulations be consistent with the comprehensive plan
  - Priority Program 8: Revise Austin's Regulations and Processes to Promote a Compact and Connected City
    - Promote a compact and connected city that welcomes Austin's diverse households
    - Preserve the character of different neighborhoods and parts of the city
    - Promote affordability for Austinites at every stage of life and income level
    - Integrate nature into the city and protect environmentally sensitive areas
    - Ensure the delivery of efficient services
    - Provide clear guidance in a user-friendly format.

# Comprehensive Land Development Code Revision – Anticipated Services

- Land Development Code revision process will consist of four steps:
  - **Step 1:** Listening to the Community, Education and Issue Identification
  - **Step 2:** Code Diagnosis and Draft Code Outline
  - **Step 3:** Draft Code Development
  - **Step 4:** Code Adoption
- Process is iterative. Each Step includes review by the Land Development Code Advisory Group, public, major stakeholders, the Planning Commission and the City Council

# Comprehensive Land Development Code Revision – Consultant Team

- AICP-certified planner, licensed architect, landscape architect, or civil engineer
- Deep knowledge and extensive experience
- Well-versed in different types of codes
- Ability to gather and interpret input from a diverse public and numerous stakeholder groups
- Dynamic communicators with ability to clearly explain highly technical and complex subjects in an understandable way
- Able to listen to community concerns and be highly responsive while retaining professional neutrality
- Well versed with Imagine Austin Comprehensive Plan

# Solicitation Schedule

- Phase I - Solicitation Timeline & Evaluation:
  - RFQ Issued – November 8, 2012
  - Responses Due – December 14, 2012
  - Sent notice to 2,464 Firms and 103 Firms obtained RFQ
  - SOQ's Received – 3
    - Opticos Design Inc., Berkley, CA
    - Clarion Associates, Denver, CO
    - Camiros, Ltd., Chicago, IL
  - The Evaluation Panel began the evaluations on December 20, 2012 and they were finalized on January 11, 2013
- Phase II – Interviews & Presentations
  - Evaluation Panel interviews firms and short-list firms – February 5, 2013
- Phase III – Council Presentations
  - Short-listed firms make presentations before Council – March 7, 2013
- Phase IV – Council Award
  - Council considers staff recommended firm or other qualified firm for contract award – March 21, 2013. The March 21 Council Agenda will be published tomorrow and will provide Staff's recommendation.

# Finalists Presentations to Council

- Two Firms invited to provide a presentation to Council on the following topics, at a minimum:
  - Project Team's Organization
  - Project Team's Work Plan
  - How the new development code can promote household affordability & its limitations
  - How consultant will integrate in-process code amendments into a new code
  - Project Team's approach to Public Involvement
  - Experience with similar Code Revisions projects

NOTE: Finalists presentations to Council are not scored by the staff as part of the evaluation process. Staff recommendation is based on the scoring of Phase I and Phase II

# Finalists Presentations to Council

- Random Order of Presentations
  - Clarion Associates, Denver, CO
  - Opticos Design Inc., Berkley, CA
- Each firm receives 15 minutes for presentation
- Q and A Session with Council following presentation (3 minutes per response), rotating order of responses
- In addition to the presentations, today's process allows for citizen input



## RFQ – Citizen Input

- Finalists presentation materials to be presented in City Hall Atrium following completion of presentation
- Finalists Q & A session with Land Development Code Advisory Group
- Public and Advisory Group comments will be compiled and distributed to Council

## Next Steps

- Request for Council Action – March 21, 2013
- Contract Negotiation and Execution – May 2013

# Questions?



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