SPRINGFIELD
DEVELOPMENT CODE
UPDATE PROJECT

A lot has happened with the Development Code Update Project since the last E-Update sent November 29, 2018.

Phase 1 - Housing

We are at the point of releasing public review drafts of the new housing code sections. The Technical Advisory Committee (TAC) for the housing phase has been working with staff for over a year to provide input on how code language should be revised to meet the objectives of the project. Additionally staff has been working with the Planning Commission and City Council to get their input. The City Council gave direction at their February 3, 2020 to release the draft code sections for community feedback.

The draft code sections are early rough drafts and need additional work before they are ready to move forward to the public hearing process later this year. We are reaching out to the community early in the process to get feedback at this time before more refined code language is developed and ultimately finalized.

The three draft code sections include:
1. A new Residential Districts section, 3.2.200, to replace the existing Residential Zoning Districts section, 3.2-200;
2. A new Special Standard and Regulations for Certain Uses in Residential Districts section, 4.7.300 – 4.7.400, to replace the existing provisions in 4.7-100 related to residential development and uses as well as some provisions in other sections related to residential development such as standards in 3.2-200, and the Accessory Dwelling Units (ADU) section, 5.5-100; and
3. A new definitions section, 6.1.100, to replace the definitions specifically applicable to residential development and uses contained in the existing definitions section 6.1-100.

The following documents provide additional details:
- **A brief explanation and summary table of the major changes**

- **Fact sheet on Phase 1 of the project focusing on middle housing**
- **Frequently asked questions on middle housing (House Bill 2001)**

The draft documents of the proposed changes to the related code sections are on the **project web page**.

Staff will be coordinating public outreach efforts to provide information to community members and capture feedback. Additional information on public outreach efforts will be included in future E-Updates and will be listed on the **project web page**.

Phase 2 - Employment Lands

Along with proceeding with Phase 1 for housing as discussed above we are also kicking off Phase 2 of the project to update the code related to employment lands (commercial/industrial). The first step for this phase is recruiting for a Technical Advisory Committee (TAC). Recruitment is open until March 4, 2020. **Review the application packet to find out more information on how to apply**.

Upcoming Meetings

City Council Work Session meeting – March 9, 2020
Planning Commission Work Session meeting – March 17, 2020
Governance Committee meeting – To be determined
Technical Advisory Committee meeting – spring 2020 (To be determined)

Additional Information

Visit the **project web page**.
Sign up on the interested parties list.

Project Contact

If you have any questions please get in touch with me. Also, please send this project information on to anyone that you know of that might be interested.

Thank you. We look forward to working with you on this project.

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Project Purpose and Objectives

The purpose of the project is to change the Springfield Development Code to support efficient, timely, and clear development review. The updated Development Code will support Springfield's economic development priorities and will honor Springfield's home town feel now and in the future. The established project objectives were developed in conjunction with the Springfield City Council and Planning Commission.

They are:
1. Enable quick review of development applications.
2. Provide easy to understand code language presented in a clear and user-friendly format.
3. Provide a straight-forward processing path to development decisions.

4. Support/further economic development in all sectors.
5. Protect and enhance the beauty of our city to boost or stabilize property values, encourage investment, and improve the image of the community.
6. Comply with mandatory regulatory requirements.
7. Implement the City's adopted policies.

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