

Comprehensive Land Development Code Revision

Council Briefing
March 7, 2013



Your **partner** in capital project delivery!

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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