

5. Requirements for the installation and maintenance of types, locations, and styles of landscaping and buffering found on a significant majority of lots containing primary buildings within the district.

5.6. Requirements for lot size and lot coverage.

D. ADS-O: Area Design Standard Overlay Establishment

1. Prior to submittal of an application to create an ADS-O district, a neighborhood meeting facilitated by the Planning Department shall be held with property owners and residents within the anticipated ADS-O boundaries to discuss the proposed overlay zoning district.
2. After the completion of the neighborhood meeting referred to in Subsection 1, if the Manager determines that the requirements for eligibility in Subsection B above have been met, then, notwithstanding the provisions of Section 7.5.403A (Authority to Submit Applications), any of the following may submit an application for the creation of an ADS-O district:
 - a. A resident living in the area to be included in the proposed ADS-O district;
 - b. An owner of a business operating in the area to be included in the ADS-O district; or
 - c. A Neighborhood Association whose boundaries include some or all of the land to be included in the ADS-O district.
3. In addition to other requirements for an application for a Zoning Map Amendment (Rezoning), an application for the creation of an ADS-O district shall include all of the following:
 - a. **Project Statement and Justification**
A written justification for the request identifying how it will promote the purposes of the base zone district in which the property is located, the ADS-O zone district, this UDC, and/or the Comprehensive Plan.
 - b. **Stakeholder Engagement Plan**
A Stakeholder Engagement Plan created in coordination with the Planning Department which includes, but is not limited to:
 - (1) The number and type of outreach events;
 - (2) Survey questions and approach;
 - (3) Focus group discussion topics; and
 - (4) Property owner interviews.
 - c. **Petition**
A petition in support including dates and signatures of those property owners and tenants in support of the application, together with the addresses of any property they own within the proposed boundaries of the ADS-O district, and showing that all petition signatures have been obtained within the two-(2) month period before the application was submitted.
 - d. **Proposed Design Standards**
The proposed design standards to be applied in the ADS-O, which are limited to those listed in Section 7.2.607 (ADS-O: Area Design Standards Overlay).
 - e. **Plat**
A copy of the plat(s) of the subdivision(s) included within the proposed ADS-O district.
 - f. **Inventory of Existing Uses and Structures**
An inventory of existing structures within the proposed ADS-O district showing:
 - (1) Existing use, building heights, and building setbacks for each property;