



# North Fork Park Zone Change

CITY COUNCIL

FORMAL MEETING – January 23, 2024



# North Fork Park Zone Change

## QUICK FACTS

### Location:

Describe intersection and key roads

### Zoning and Overlays

Current: A (Agriculture)

Proposed: PK (Public Park)

### Site Area

8-acres

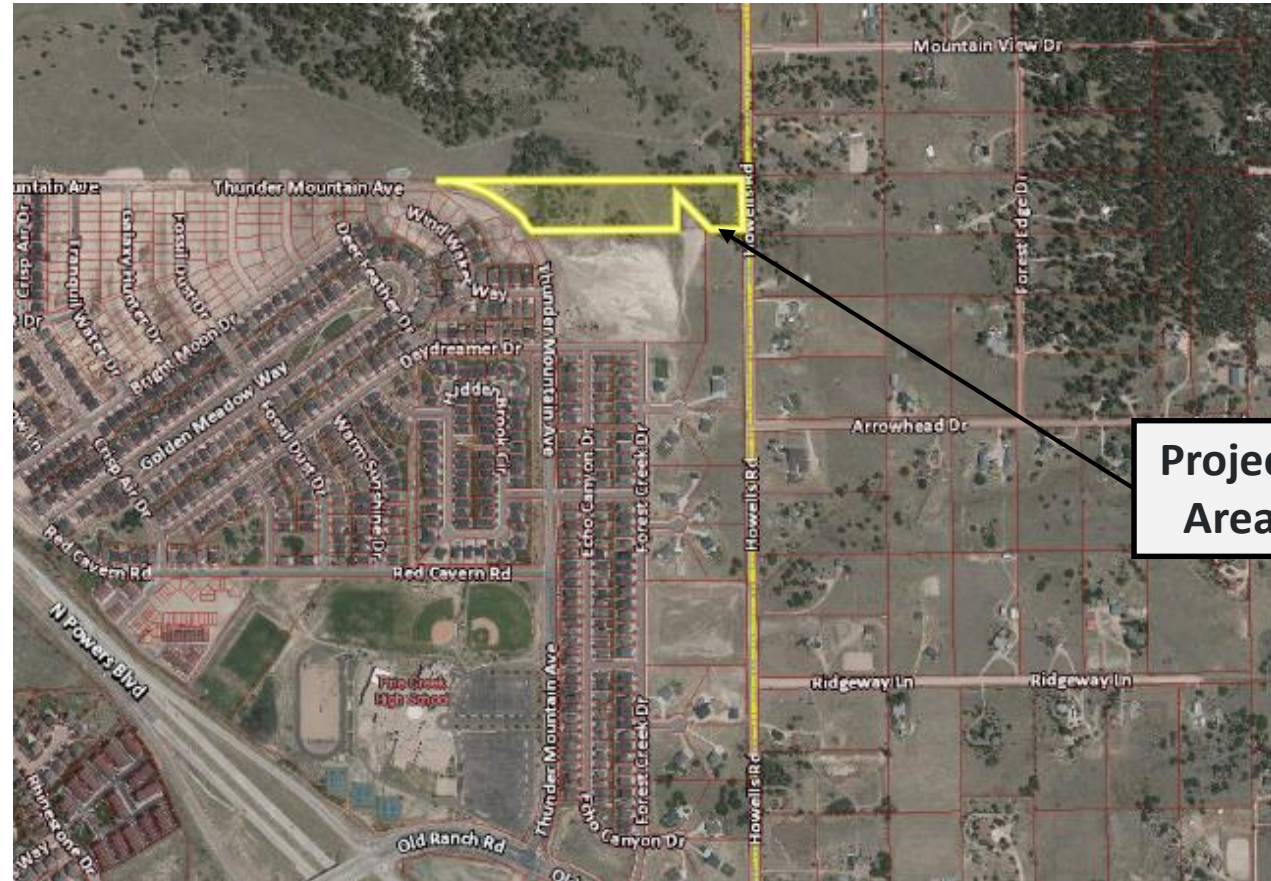
### Proposed Land Use

Public Park

## APPLICATIONS

Zoning Map Amendment

## VICINITY MAP



# TIMELINE OF REVIEW



Initial Submittal Date

September 1, 2021

Number of Review Cycles

Two

Item(s) Ready for Agenda

CPC – November 2021

City Council – December 2023

## **Significant delay presenting proposed ordinance to Council, why?**

Parks Department determined an easement was required from the property owner to the south (District 20) across the Elementary School property to access the park property. The easement was authorized by the District in the Fall of 2023

# STAKEHOLDER INVOLVEMENT



## PUBLIC NOTICE

Public Notice Occurrences <i>(Posters / Postcards)</i>	Internal Review / Prior to Planning Commission & City Council Hearing
Postcard Mailing Radius	1,000 feet
Number of Postcards Mailed	338 Postcards (132 mailed twice in 2021, 169 mailed in 2024)
Number of Comments Received	2 Comments Received as of January 16, 2024

## PUBLIC ENGAGEMENT

- One comment in support of establishing a park
- One comment inquiring about the specifics of the park design, which is undetermined at this time.

## APPLICATION REVIEW CRITERIA



### 7.5.603.B Zone Change

#### Criteria for Approval

1. The action will not be detrimental to the public interest, health, safety, convenience or general welfare.
2. The proposal is consistent with the goals and policies of the Comprehensive Plan.
3. Where a master plan exists, the proposal is consistent with such plan or an approved amendment to such plan. Master plans that have been classified as implemented do not have to be amended in order to be considered consistent with a zone change request.
4. For MU zone districts the proposal is consistent with any locational criteria for the establishment of the zone district, as stated in article 3, "Land Use Zoning Districts", of this chapter. (Ord. 94-107; Ord. 97-111; Ord. 01-42; Ord. 03-157; Ord. 12-76)

#### Statement of Compliance

##### [File No.]

After evaluation of the North Fork Park Zone Change, the application meets the review criteria .

# CITY COUNCIL OPTIONAL MOTIONS



## Optional Motions

CPC ZC 21-00140 – North Fork Park Rezone

### **Motion to Approve**

Adopt an ordinance establishing 8 acres as a PK (Public Park) zone district based upon the findings that the request complies with the criteria for establishing a zone district as set forth in City Code Section 7.5.603.B.

### **Motion to Deny**

Deny an ordinance establishing 8 acres as a PK (Public Park) zone district based upon the findings that the request does not comply with the criteria for establishing a zone district as set forth in City Code Section 7.5.603.B.



# Questions?

