Vickery Meadow Authorized Hearing

Community Meeting

August 13, 2020 6:00PM VideoConference

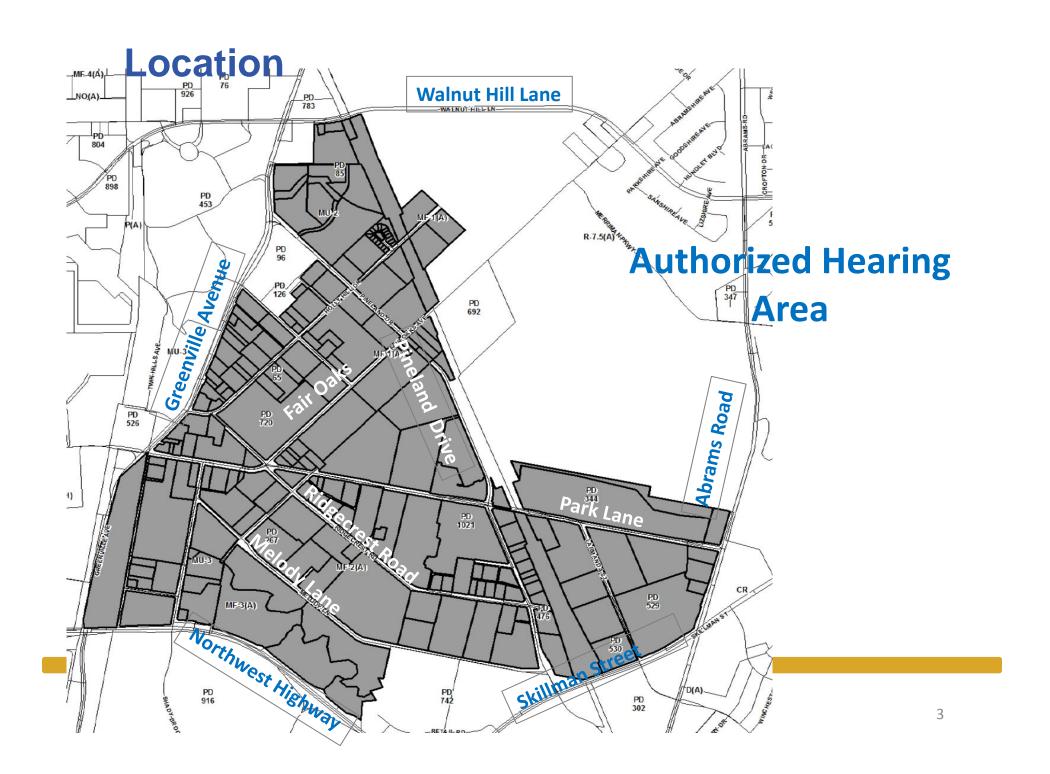
Presented by: Erica Greene Sustainable Development and Construction



Overview

- Location
- Background
- Existing Zoning and Land Use
- Authorized Hearing Process
- Steering Committee
- Next Steps



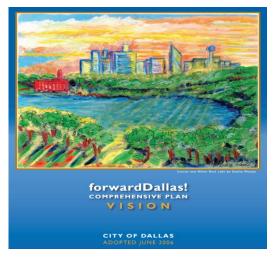


Background

 On July 17, 2017, the City Plan Commission initiated a zoning case to determine proper zoning for an area generally bounded by Walnut Hill Lane, Northwest Highway, Pineland Drive, and Greenville Avenue



Background – Area Plans

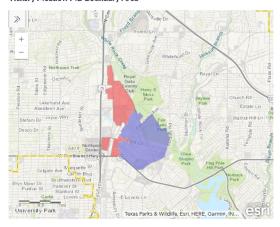








Vickery Meadow PID Boundary Area





Existing Zoning and Land Use

PD No. 344

PD No. 476

PD No. 488

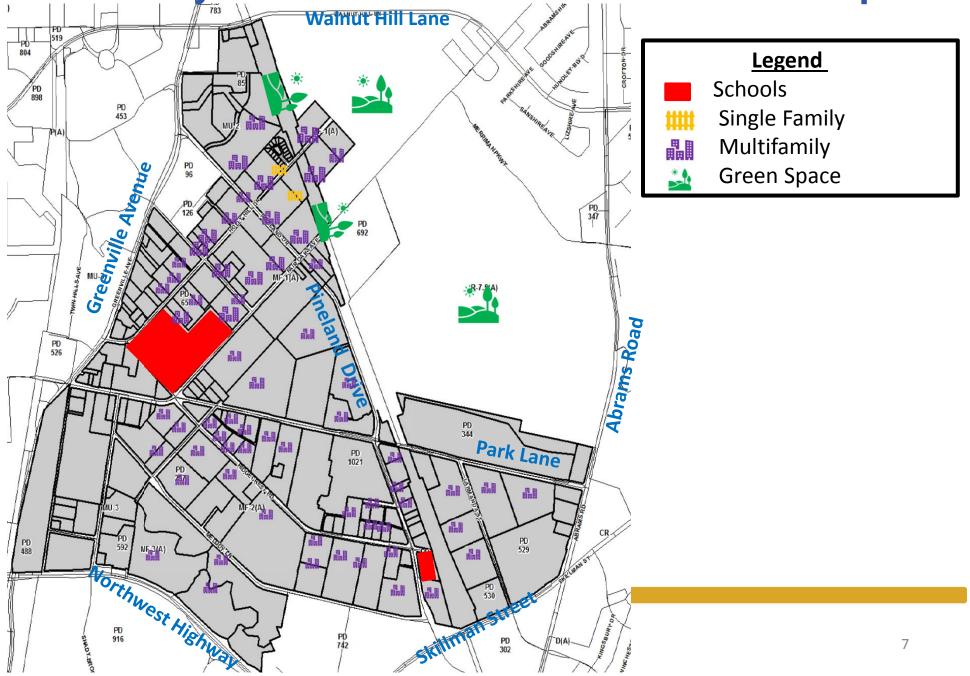
Vickery Meadow is comprised of approximately 561acres and consist of twelve(12) base zonings districts and thirteen (13) Planned Development Districts.

- R-7.5 Single Family
- Th-3 (A) Townhouse District
- MF-1(A) Multifamily District
- MF-2(A) Multifamily
- MF-3(A) Multifamily District
- MO-1 Mid-Range Office District
- PD No. 65
- PD No. 85
- PD No. 182
- PD No. 267

- GO(A) General Office District
- NS(A) Neighborhood Service District
- CR Community Retail District
- LI Light Industrial District
- MU-2 Mixed Use District
- MU-3 Mixed Use District
- PD No. 529
- PD No. 592
- PD No. 530
- PD No. 720
- PD No. 531
- PD No. 984



Vickery Meadow Residential & Schools Map



, Vickery Meadow Commercial Map
Walnut Hill Lane Legend **Commercial** Retail Church **Green Space** PD 692 orthwest Highway 8

Authorized Hearing Process

Request for Authorized Hearing

1st Community Meeting

Steering Committee Meetings

City Plan Commission or City Council (per the rules of procedure) requests to authorize a public hearing to determine proper zoning for an area. City Plan Commission or City Council votes to allow the authorized hearing process to begin.

City Council Member hosts a community meeting to allow staff to review existing zoning and land use and explain the authorized hearing process and next steps. Notification is sent to all property owners within the authorized hearing area.

City Council Member appoints a steering committee comprised of 15 people or less that is representative of the authorized hearing area. Steering committee meetings are held to review current zoning, the intent or direction of possible changes, and to develop proposed zoning amendments. All steering committee meetings are open to the public to observe discussion. Public comments can be submitted to staff for additional consideration.

2nd Community Meeting

City Council Member hosts 2nd community meeting to allow staff to present the proposed zoning amendments. Notification is sent to all property owners within the authorized hearing area. Public provides feedback on proposed amendments.

City Plan Commission Public Hearing

City Plan Commission holds a public hearing to determine whether to recommend the proposed changes to City Council.

Notification is sent to all property owners within the area of request plus 200 feet of the authorized hearing area. Public forum for citizens to speak in support or opposition of the proposed amendments.

City Council Public Hearing

6

City Council holds a public hearing to determine whether or not to approve the proposed changes. Notification is sent to all property owners within the area of request plus 200 feet of the authorized hearing area. Public forum for citizens to speak in support or opposition of the proposed amendments.



Vickery Meadow Places











Vickery Meadow - The Future

What are your thoughts?

- Streetscapes?
 - Landscaping
 - Parking
 - Tall buildings, shorter buildings
- Walkability?
 - Sidewalks
 - Better connectivity
 - Safe walkability
- Places to go?
 - Neighborhood stores
 - Neighborhood services
 - Entertainment
 - Office
- Residential?
 - Homes, apartments, townhomes
- Open Space?

THOUGHTS AND QUESTIONS

- If you would like to speak:
 - Go into CHAT feature
 - Type in "SPEAK YOUR NAME"
- Speakers will be called in the order in which they signed up



Steering Committee

- Steering committee will work with staff to review the current zoning of the area, the intent or direction of possible changes, and to develop proposed zoning amendments.
- Appointed by Council Member Gates
 - Generally a mix of stakeholders and comprised of 15 or fewer people
 - Representative of the authorized hearing area and other interested parties
 - Must be committed to meet on a regular basis to reach a consensus recommendation on zoning for the area
 - Steering committee meeting scheduled generally every 2 weeks to review potential zoning elements.



Next Steps

- Steering committee appointed by CM Gates
- Steering committee meetings
- Second neighborhood meeting to review the proposal which comes out of the steering committee meetings
- City Plan Commission public hearing to determine whether to recommend the proposed changes to the City Council
- City Council public hearing to determine whether or not to approve the proposed zoning changes



Next Steps

 Throughout the process, updates will be on the City's website:

https://dallascityhall.com/departments/sustainabledevelopment/planning/Pages/vickery-meadow.aspx

- If you would like to be on the distribution list:
 - Go into CHAT feature
 - Type in "YOUR NAME and EMAIL ADDRESS"



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Additional questions:

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