Parklands at Camas Meadow MXPD Overlay

(Zone Change)



January 27, 2016

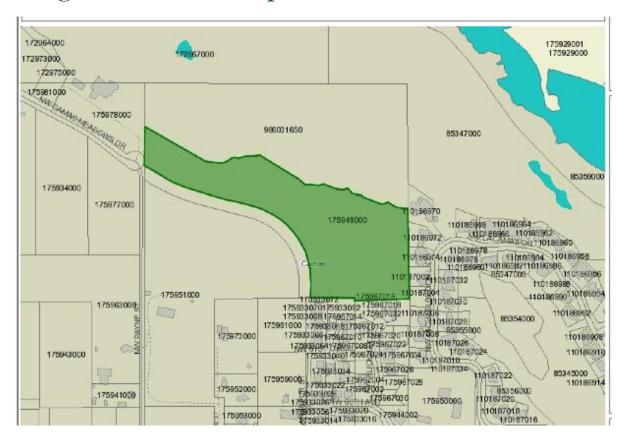
Entire Master Plan

- Combines a 20.9-acre parcel zoned R-15 with a 15.5-acre parcel zoned BP.
- Five commercial buildings totaling at least 90,000 square feet, with 24 living units.
- Forty-two large lot single family homes, with ADU opportunity.
- Approximately one-third in open space with walking trail that connects into large community system.
- New regional storm system
- * Extension of Camas Meadows Drive



MXPD Overlay Area

- Applies only to the 15.5-acre BP parcel zone.
- ❖ Includes the 5 commercial buildings, 24 living units, and 18 of the 42 large lots that have performance release clauses.





Purpose of the Overlay

- Seamless integration of multiple land uses into a single site.
- Higher quality, well thought out project.
- Development that is responsive to long term community needs.
- Development Agreement that provides for performance standards.



Comprehensive Plan Policies

* The proposed projects is consistent with Camas' Comprehensive Plan:

	Job	Mixed-		Housing	Design/	Land Use	
Comprehensive Plan	Creation	Use	Cluster	Mix	Compatibility	Transition	Nature
Primary Goal 3	•	•					•
Primary Goal 4							•
Land Use Objective	•	•		•			
Policy LU-1	•	•				•	
Policy LU-2	•	•	•	•			
Policy LU-4					•	•	
Strategy LU-3		•	•		•		
Policy LU-8				•			
Policy LU-11					•	•	
Strategy LU-10	•				•	•	
Policy LU-13		•			•	•	
Housing Goal 3				•	•	•	•
Policy HO-6		•		•			
Strategy HO-5		•			•		
Strategy HO-9		•	•	•			



Questions?

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