

Parklands at Camas Meadow

MXPD Overlay (Zone Change)



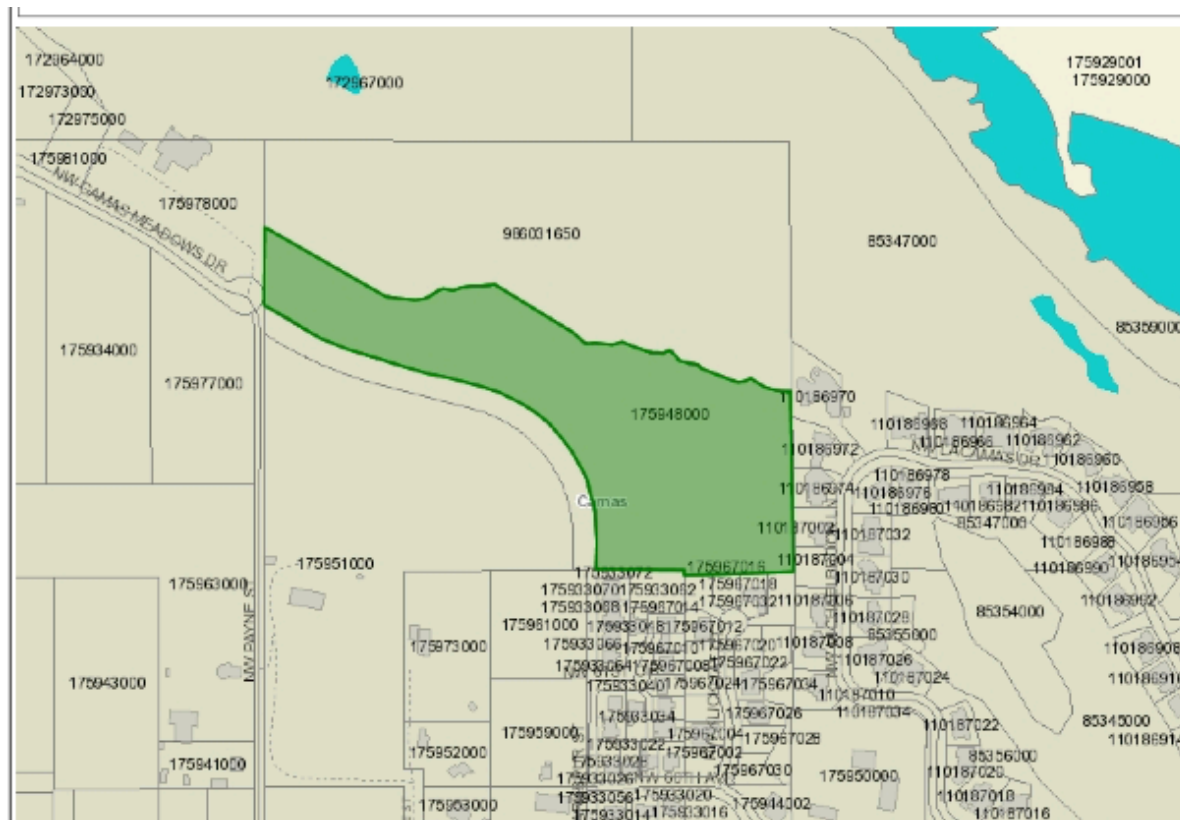
January 27, 2016

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:

Comprehensive Plan	Job Creation	Mixed-Use	Cluster	Housing Mix	Design/Compatibility	Land Use 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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