

City of Page Draft Zoning Ordinance-Public Review Document

The Page City Council is pleased to present the Public Review Draft City of Page Zoning Ordinance and Digitized Zoning Map. The draft ordinance is the result of more than 2 years of work by the Zoning Code Task Force, Planning and Zoning Commission, City Council, City of Page Community Development Staff and the City's expert zoning consultant, Michael Baker International, under the guidance of City of Page citizens and other interested members of the public.

This document is the final draft document for review and comment by the public and replaces the earlier initial working draft of the ordinance. There will be a robust public process associated with the review and adoption of the proposed Zoning Ordinance over the months of July-September. The following process will be involved:

July 17	6:00-8:00 p.m.	Community Meeting (City Hall)
July-August	Misc. dates/times	Community Education-Staff visits to community organizations to talk about new ordinance
August/September	To Be Determined	P&Z Commission/City Council Public Hearings
September/October	To Be Determined	Ordinance Adoption/Ordinance Codification

Background

The Zoning Code update process began in 2015, with a City Council Strategic Priority to "Review and update City Code". During the summer and fall of 2015, City Staff reviewed the Zoning Code and provided recommendations to the Planning Zoning Commission regarding key issues needing attention in the Code Update. In the Fall of 2015, the Planning and Zoning Commission recommended that the City Council hire an expert zoning consultant to assist the City in drafting an updated Zoning Ordinance. In February of 2016, the City Council authorized a professional services agreement with Michael Baker, International to provide these expert zoning services.

In March of 2016, the City Council appointed a Zoning Code Task Force comprised of seven members of the public, representing the viewpoint of various elements of the community to work with Staff and the consultant to draft new zoning codes for the community. Prior to the first work session of the Zoning Code Task Force in August of 2016, there was a community emersion process.

The project was formally kicked off in May of 2016 with an intense two-day community emersion process. The first step in this process was a zoning consultant meeting with key staff to identify code issues in need of specific attention, and to gather other general input about the project and process. Next were stakeholder meetings with key members of the community including developers and builders, representatives of the business community, board and commission and City Council members, and other interested parties. That day wrapped up with an interactive joint work session of the City Council, Planning and Zoning Commission, and Zoning Code Taskforce, to introduce the project, discuss process, gather input from members, and identify issues. The final step was an interactive community workshop to introduce the project, discuss process, gather input from members, and identify issues.

The Zoning Code Taskforce had several work sessions of extended duration between August 2016 and June 2017, the result of which is the working draft of the City of Page Zoning Ordinance.

The City Council and the Planning and Zoning Commission had a joint work session in June of 2017 to begin discussing the draft document. Between July 2017 and December 2018, the City Council reviewed

the draft document to identify areas of interest for further review and discussion. In January of 2019, the City Council held a special work session to discuss topics of specific interest and provide direction to the City's zoning consultant. Since January, the zoning code has been in the final stages of development and is not ready for public review.

The City of Page Official Zoning Map will be digitized and adopted in conjunction with this process. It should be noted that no properties are being rezoned. The purpose of this process is to digitize the zoning map so that map amendments (rezonings) can be documented efficiently, and to add or remove zoning districts as dictated by the updated City of Page Zoning Code.

It is anticipated the process moving forward will take three (3) to six (6) months.