Public Notice

Stormwater

Due Process

Parking

Mapping of Districts

Technical Review

Affordable Housing

Convenient Services

Infill Development

TIA’s

Form Based Code

Signage

Infrastructure

Mixed Use

Ped-Bike

Density

ROW Use

District Standards

Urban Design

Historic Preservation

Tree Protection

Streetscape Requirements

Floodplain Management

Commercial Development

The Draft Land Development Code

Vetting Process and Community Engagement

City Council Briefing
February 3, 2020
As the DNA of our city, the LAND DEVELOPMENT CODE affects the livelihoods of many and the quality of life of all. It affects how traffic moves about the region, how visitors, residents and prospective businesses view our city, the cost and quality of housing, the degree to which our city is treed and landscaped, how stormwater is managed and flooding prevented, how our history is honored, how citizens engage in their community’s growth, and many other factors that shape the future of Wilmington...
The Land Development Code is one of the most important documents any community can prepare and employ.
<table>
<thead>
<tr>
<th>Month</th>
<th>Activity/Product</th>
<th>Work Sessions</th>
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<tr>
<td>Feb</td>
<td>Launch/Zoning Districts</td>
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<td>Oct</td>
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6 months
LDC Community Information and Engagement Opportunities

- **Council Briefings**
  - Open to the public and webcast

- **Sharing of All Draft Sections**
  - Posted w/in 24 hrs of Council receipt

- **On-Line Input**
  - Comments to dedicated website

- **Stakeholder Meetings**
  - Various interest groups

- **Civic Presentations**
  - Civic clubs and organizations

- **Board Presentations**
  - HPC, BOA, Tree Commission, Other

- **Social Media**
  - City Communications Staff

- **Extended Office Hours**
  - Planning, Development & Transport.

- **On-Line Zoning Map**
  - Citizen can click on any property for info

- **Work Sessions**
  - Open to the public

- **Notices/1st Class Mailings**
  - As may be required by law

- **Public Hearings**
  - Open and televised
CHANGES IN LAW

- Land v. Wesley Chapel
  206 NC App 123 (2010)
- Byrd v. Franklin County
  368 NC 409 (2015)
- Reed v. Gilbert
  135 S. Ct. 2218 (2015)
- NCGS Ch. 160D
  1-1-2021
THEMES TO APPLY

- Zoning regulations may not prohibit by implication. (Clear & Express)

- Regulations should almost never rely on the sign’s message. (Time/place/manner)

- Regulate to the heart of the matter.

- Not too specific, not too general