

**CITY OF NEWARK
DELAWARE**

PLANNING AND DEVELOPMENT DEPARTMENT

March 14, 2016

TO: Mayor and Members of Council

VIA: Carol S. Houck, City Manager

FROM: Michael Fortner, Development Manager

RE: **Draft Comprehensive Development Plan V (dated 01/05/16) – Edits Recommended by Councilmen Gifford and Morehead**

The Planning and Development Department recommends the following non-substantive edits to the Draft Comprehensive Development Plan V (dated (01/05/16), based on comments from Councilmen Gifford and Morehead:

Chapter 1: Introduction

- Page 7: Second line down, change “eV2g” to “Electric Vehicle to Grid (eV2g).”

Chapter 5: Housing and Community Development

- Page 39: The title under the photo should be changed from “Newark Preserves” to “Newark Preserve”
- Page 56: Under **Strategic Issues**, the second bullet should be changed from “Recognizing” to “Recognition.”

Chapter 6: Transportation

- Concerning the incorrect page numbers after page 69, the page numbers have been corrected on the current draft sent to Council and posted on the City’s website. A previous page number change caused a gap in the page numbers from Chapter 6 to all subsequent chapters. The version with the incorrect page numbers was originally posted on the web, but corrected as of March 4.
- Page 70: In the third paragraph, delete the second sentence that references Table 6-3. This table was deleted during the Council review process.

Chapter 7: Environmental Quality

- Page 81: In the second paragraph, first sentence, delete "...known as the 'Floodway fringe' in Newark and is..." The sentence will now read:
 - *"Beyond that, the City Floodplain ordinance also includes provisions for the protection of the lands immediately adjoining the SFHA, defined as that area determined by the United States Army Corps of Engineers as being subject to flooding under the most severe combination of meteorological and hydrological conditions (the 500-year event, or 0.2% chance of occurrence in any one year)."*
- Page 81: In the second paragraph, sixth line down, change "Floodway Fringe" to "500-year floodplain."
- Page 81: In the second paragraph, last line, change "Open Floodway District" to "SFHA"
- Page 83: Under **Green Energy**, first paragraph, the program allowing residents to subscribe to blocks of green energy has been replaced with the program to purchase shares of the McKees Park Solar Project. Therefore, this paragraph should be deleted.
- Page 84: In the second paragraph under *Energy Conservation*, in the third line down, the surcharge should be updated from "21 cents" to "36 cents". In the fifth line down, the state program offset should be updated from "50%" to "33.33%." panel installation?
- Page 87: Under "Policy Recommendations", the second bullet can be deleted because it references the completed McKees Park Solar Project.

Chapter 8: Parks, Recreation, and Open Space

- Page 94: Under the section titled: **City of Newark Parks and Regional Trails**, at the end of the first sentence, add "(See Table 8-2)" to reference the table on page 95.
- Page 94: Under the section titled: **City of Newark Parks and Regional Trails**, at the end of the second sentence, add "(See Map 8-3)" to reference the map on page 96.
- Page 101: Under *Action Item 4*, first sentence, remove "s" from "to makes it safe" to change it to "to make it safe..."
- Page 101: Under *Action Item 4*, change the map reference from Map 8-3 to Map 8-4 to reference the map on page 102.
- Page 103: Under *Action Item 5*, Map 8-5 is included in the **Table of Contents** on the draft sent to Council and on the City's website.

Chapter 9: Economic Development

- Page 108: Under the fifth bullet, change “facade improvements to the most of the existing buildings...” to read: “...*facade improvements to most of the existing buildings...*”
- Page 117: Under *Action Item 4*, in order to remove the reference the *New Center Village Overlay District*, delete the last sentence of the action item:
 - “*In addition, the City would partner with developers to leverage the New Center Village Overlay zoning district to construct affordable, high-quality, owner-occupied housing, as well as affordable rentals for low-to-moderate-income households.*”

Chapter 10: Land Development

- Page 120: Table 10-1: Change the definition of “Residential High-Density” from “between 11 and up to 36 units per acre” to “between 11 and 36 units per acre.”
- Page 120: Table 10-1: Change the word “use” to “a mix” in the definition of “Mixed Urban” to read: “*A parcel with a mix of commercial and residential uses.*”

Chapter 11: Growth and Annexation

- Page 161: In the Legend on Map 11-3, remove “Planning Area 3a” from Legend.

Chapter 12: Coordination and Implementation

- Page 169: Under **Implementation**, remove the last two sentences in the first paragraph. The summary table referenced in these sentences was removed from this chapter.
- Page 170: Last sentence, change “by recommendation for the Planning Commission” to “at the recommendation of the Planning Commission”