

- 1. Does the town envision making modifications to the existing CLMU beyond revising development standards, uses, and creating complete streets standards in a form-based format? For instance, does the town envision making changes to the administrative and procedures portion or definitions section of the CLMU?**

The Town desires to see definitions updated, if necessary, to accommodate for terminology unique to the CLMU that may not be referenced elsewhere in the zoning ordinance.

The Town is currently considering a path forward towards establishing a new review board for the CLMU zone district, which would alter administrative and procedural components. The Town will perform the work necessary to establish the review board and its rules of procedures. The Consultant will likely be requested to assist in the integration of these rules with the form-based code. Additionally, the Consultant will be asked to outline the CLMU review procedure within the form-based code, though the review procedure will be created by the Town, and provided to the Consultant.

- 2. Is it the intent that the Water Tower Square/Hoehn property PUD remain as it currently exists, or will that site be included as part of the FBC?**

The Water Tower Square property will remain as a PUD for the time being. The Town would like to see the portion of the PUD that fronts on Woerner Avenue rezoned to CLMU, but this process will not require assistance from the selected Consultant. The Town envisions that development occurring along Woerner Avenue within the PUD will conform to the CLMU form-based code; proposed developments will likely result in either an amendment to the PUD or a rezoning to CLMU. As such, when developing the form-based code the selected Consultant should account for both sides of Woerner Avenue.

- 3. Does the town wish to have the consultant provide an outside legal review of the CLMU to ensure consistency with Indiana Code, or does the town wish to handle legal review internally?**

The Town will engage our own legal consultants to review the proposed form-based code. The Town expects the selected Consultant to make any necessary adjustments identified by our legal consultants as being required for compliance with other Indiana code.

- 4. To what extent will the stakeholders, property owners and residents be involved after the kick-off, but before the public hearings? Is there a need to build in additional touch points other than the three meetings with town staff identified within this process?**

See item 3a – Presentation of First Draft under *Refining the Form-Based Code*. This meeting will occur after the stakeholder-kick off meeting, and will be an opportunity for the Consultant to present progress and proposed changes to stakeholders and residents. Feedback and comments will be collected at this meeting, and shall be used to guide the remainder of the ordinance update. The code presented before the Plan Commission for review shall have given consideration to, and made changes based on, the feedback received at the presentation of the first draft.