



**Nibley City Planning
Commission
Agenda Item Report
March 17, 2022**

Agenda Item #1: TDR Study and Ordinance

Description

Workshop: Transfer of Development Rights Study and Ordinance

Department

City Planning

Recommendation

Discuss ongoing Study

Reviewed By

City Planner

Background

People + Place, LLC has been contracted to Study and develop a Transfer of Development Rights Ordinance. The Transfer of Development Rights (TDR) Ordinance will provide a mechanism to preserve open space in appropriate areas and focus new population growth in areas with supportive infrastructure. To inform the development of this ordinance, the consultant will conduct case study research of effective community TDR ordinances. Working closely with City Staff, Elected Officials and the Public, the consultant will conduct an appropriate market analysis to determine how to effectively incentivize the transfer of development rights between zones, craft an ordinance with appropriate transfer ratios and designate sending and receiving zones for the TDR ordinance. The Ordinance will be supportive of the Nibley City General Plan and The Parks, Trails, Open Space and Recreation Plan.

The purpose of this workshop is to familiarize the Planning Commission and City Council with the concept of Transfer of Development Rights and discuss its potential application in Nibley.

Agenda Item #2: Planning Commission Rules and Procedures

Description

Training and Discussion: Planning Commission Rules and Procedures

Department

City Planning

Recommendation

Participate in training and discuss its application

Reviewed By

City Planner, City Recorder

Background

Planning Commission Rules and Procedures provide a framework for appropriately conducting meetings. Cheryl Bodily, City Recorder, will lead a training and discussion on adopted rules and procedures of the Planning Commission. The Commission may then discuss its application.