

# Advancing Equity in Rezoning – Commitments List

Responsible Agency	City-Enforced Commitments to Advance Equity at Time of Rezoning	Vision Element/Equity Concept(s) Addressed	Agency Contacts
DPR	Commit to provide privately owned publicly accessible open space features or amenities in response to community desires or service gaps such as playgrounds or recreational areas on site.	Access to Opportunity	Owen Wells, Stacie West
DPR	Commit to provide privately owned publicly accessible open space above and beyond the 10% requirement for sites 5 acres and larger (higher quantity) on site.	Access to Opportunity	Owen Wells, Stacie West
DPR	Commit to provide on-site, privately owned, publicly accessible open space for sites less than 5 acres in size on site.	Access to Opportunity	Owen Wells, Stacie West
DOTI	Commit to choose 100% subsidized transit passes and one parking strategy (parking fees, parking cash-out, or unbundled parking as their required TDM strategies.	Access to Opportunity	Nathan Pope
DOTI	For larger sites, commit to choose shuttle bus service and one parking strategy (parking fees, parking cash-out, or unbundled parking) as part of their required TDM strategies .	Access to Opportunity	Nathan Pope
CPD-DS	Commit to mitigating heat island effect through cool roofs and materials for buildings under 25,000 GFA	Environmentally Resilient	Christy Collins, Stephen Sanderson
NEST	Commit to provide below-market commercial space for small businesses, nonprofits etc.	Vulnerability to Displacement, Jobs Diversity	Elvis Rubio, Kelsey Clark
NEST	Commit to provide community-serving uses such as childcare facilities, incubator spaces, arts and culture, fresh food etc.	Vulnerability to Displacement, Jobs Diversity	Elvis Rubio, Kelsey Clark
HOST	Commit to dedicate more than 30% of Income Restricted Units to the prioritization program.	Housing Diversity	Jon Colarelli, Andrew Johnston

## Private Commitments (not City-Enforced) to Advance Equity at Time of Rezoning

N/A	Custom commitments developed through engagement and enforced through a Good Neighbor Agreement or Community Benefits Agreement	Access to Opportunity, Vulnerability to Displacement, Housing Diversity, Jobs Diversity	N/A
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## Rezoning Process Steps

Pre-Application Meeting  
(timeframe varies as needed)

Application Review (3 weeks or more as needed)

Review & Adoption Process  
(3-5 months) at Planning Board, LUTI & City Council

Post-Adoption (ongoing)

## CPD Role

- Notify partner agencies of “Enhanced Equity” pre-application submittal
- Begin exploring possible relevant commitments
- Develop draft or template agreement

- Support any needed coordination between partner agency and applicant
- Support applicant in any community meetings.
- Support development of “agreement in principle”
- Review application materials and guide through process

- Prepare Staff Report and Presentations
- Present proposed rezoning to Planning Board, LUTI, City Council
- Support applicants, community stakeholders through adoption process

- Administer subsequent site plan review and other approvals for project
- Monitor agreement outcomes and efficacy over time, update process or steps as necessary

## Partner Agency Role

- Review relevant rezoning pre-applications sent by CPD
- Assist CPD pre-application Planner in identifying commitments your agency can advance
- Attend pre-application meeting with CPD planner
- Support confirmation of commitments at MDAT, DRC or other interagency working group as needed

- Attend community meetings to present relevant commitments your agency can enforce
- Review relevant commitments chosen by applicant and determine if they are sufficient/add comments
- Confirm execution, administration, and monitoring responsibilities.
- Work with CPD planner to develop “agreement in principle”

- Attend Planning Board and be prepared to answer questions related to commitment administration
- Work with CAO to execute agreement (ideally before LUTI committee)
- Attend City Council to answer questions related to your agency’s commitment(s)

- Administer commitments through SDPs and other actions at the site development stage
- Monitor over time and ensure commitments are carried out