

PROCESS COMPARISONS

Community	Area Covered	Review Process
Evanston, IL	West Evanston, portion of a street corridor	<ul style="list-style-type: none"> • Administrative Review • Public Benefits Bonuses, and developments over 110 feet high or an FAR at 3.0 or more reviewed by Plan Commission.
Leesburg, VA	Crescent District; Historic Downtown	<ul style="list-style-type: none"> • Administrative approval by Zoning Administrator • ZA approves “Administrative Modifications” (build to line adjustments, street centerlines) • Planning Commission approves modifications to Site Requirements (parking, landscaping, building types and materials)
New Albany, OH	Urban Center Code; Village Center	<ul style="list-style-type: none"> • Administrative approvals except as noted below • ARB hears “waivers” (except Street and Network Standards that requires BZA approval) • ARB hears appeals from staff decisions • ARB may also permit additional building types • Allows existing PUDs to continue unless silent on code provisions
Springfield, OH	Downtown Springfield	<ul style="list-style-type: none"> • Unclear
Birmingham, MI	Triangle Overlay District	<ul style="list-style-type: none"> • Administrative approval for existing uses and buildings • Planning Board reviews expansions to existing uses and buildings • New construction is subject to Site Plan Review by Planning Board
Dublin, OH	Bridge Street Corridor	<ul style="list-style-type: none"> • Administrative Review Team approval for projects meeting requirements, or projects requiring Administrative Departures • PZC approval for BSC Residential; ARB approval for Historic Districts • ART may forward Development Plan for approval if development impact warrants