

1 **..Title**

2 **Workforce Housing Development Planning in the City of Annapolis** - For the purpose of  
3 emphasizing the important role the “Annapolis Ahead 2040 Comprehensive Plan” can and will  
4 play in identifying, planning, and furthering our workforce housing goals; ensuring an equitable  
5 distribution of such housing, factoring in nearby County zoning; ensuring City Council and  
6 public input; postponing significant zoning changes and decisions until the Plan is completed;  
7 setting dates for drafts of the Plan; and generally dealing with City housing development.

8 **..Body**

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10 **CITY COUNCIL OF THE**  
11 **City of Annapolis**

12  
13 **Resolution 1-23**

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15 **Introduced by: Alderman Savidge**

16 **Co-sponsored by: Alderman Arnett, Alderwoman Pindell-Charles, Alderwoman O’Neill,**  
17 **Alderwoman Finlayson**

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20 **A RESOLUTION** concerning

21  
22 **Workforce Housing Development Planning**  
23 **in the City of Annapolis**

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25  
26 **FOR** For the purpose of emphasizing the important role the “Annapolis Ahead 2040  
27 Comprehensive Plan” can and will play in identifying, planning, and furthering  
28 our workforce housing goals; ensuring an equitable distribution of such housing,  
29 factoring in nearby County zoning; ensuring City Council and public input;  
30 postponing significant zoning changes and decisions until the Plan is completed;  
31 setting dates for drafts of the Plan; and generally dealing with City housing  
32 development.

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34 **WHEREAS,** Our desire is for One Annapolis with diverse populations, multiple income levels,  
35 and rich history, where we can all live in unity together to build a more  
36 prosperous and inclusive City for all; and

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38 **WHEREAS,** The national cost of living continues to outpace income growth; and

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40 **WHEREAS,** Our teachers, fire-fighters, police officers, reporters, public employees, and other  
41 workers in our City need housing they can easily afford to live in the City where  
42 they work; and

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44 **WHEREAS,** The Annapolis Five-Year Consolidated Housing and Community Development  
45 Plan (CHCDP) found that “The median income in Annapolis has not increased at  
46 a rate greater than the rate of inflation”; and

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2 **WHEREAS,** The City of Annapolis is in the process of looking for new solutions as it revises  
3 the City's end-of-decade comprehensive building, zoning, and economic growth  
4 that constitutes the guide for future development; and  
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6 **WHEREAS,** The Comprehensive Planning process shall include a robust and inclusive  
7 discussion with all communities and their representatives to develop and plan a  
8 shared vision for Annapolis; and  
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10 **WHEREAS,** We need to ensure equitable distribution of housing options throughout the City  
11 and surrounding jurisdictions to prevent concentrating or oversaturating one part of  
12 our City with a certain housing type, to ensure our diverse workforce can live  
13 throughout the City; and  
14

15 **WHEREAS,** We also need to ensure that infrastructure impacts are not concentrated around  
16 certain parts of our City or around certain development types, to ensure that all  
17 residents have adequate infrastructure and that the Comprehensive Planning  
18 Process, along with our Adequate Public Facilities code, allows us to equitably plan  
19 infrastructure needs while also maintaining environmental and social justice; and  
20

21 **WHEREAS,** Significant changes to our zoning are comprehensive in nature and would benefit  
22 from being part of the democratic and public planning process, including efforts to  
23 achieve community consensus to ensure a successful vision that is an integral and  
24 inherent component of developing the Annapolis Ahead 2040 Comprehensive Plan;  
25 and  
26

27 **NOW, THEREFORE, BE IT RESOLVED BY THE ANNAPOLIS CITY COUNCIL**  
28 that a work session or series of work sessions be held with the City Council and the Department  
29 of Planning and Zoning by this Spring to discuss workforce housing goals, targets, and priorities  
30 before the completion of the Annapolis Ahead 2040 Comprehensive Plan;  
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32 **AND BE IT FURTHER RESOLVED,** those City Council priorities and goals resulting from the  
33 work session(s) be incorporated into the 2040 Comprehensive Plan;  
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35 **AND BE IT FURTHER RESOLVED** that the Annapolis Ahead 2040 Comprehensive Plan  
36 includes specific policy recommendations and zoning changes for meeting our workforce housing  
37 goals in Annapolis and recommends how to ensure equitable distribution across the City;  
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39 **AND BE IT FURTHER RESOLVED** that the Annapolis Ahead 2040 Comprehensive Plan  
40 include policy recommendations that ensure recommended zoning or density increases incorporate  
41 and recognize adequate public facilities (police, fire, school, traffic, stormwater, recreation, etc.)  
42 requirements;  
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44 **AND BE IT FURTHER RESOLVED** that the Annapolis Planning Commission, the Annapolis  
45 Department of Planning and Zoning, and the Annapolis Ahead 2040 Comprehensive Plan shall  
46 acknowledge and reflect the impact on the City of Anne Arundel County's zoning and housing

1 that's been constructed, or is in planning, within a three-mile radius of the City/County  
2 jurisdictional boundary;

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4 **AND BE IT FURTHER RESOLVED** that a draft of the Annapolis Ahead 2040 Comprehensive  
5 Plan be submitted to the Council and public by the end of May, with a final draft provided to the  
6 Council by the end of July;

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8 **AND BE IT FURTHER RESOLVED** that the Annapolis Planning Commission and Department  
9 of Planning and Zoning consider the totality of, and the specific guiding ideas of preserving and  
10 enhancing community character while maintaining a vibrant economy, promoting a "Green"  
11 Annapolis (the three guiding principles to the 2009 plan) when determining whether legislation or  
12 developments comply with the currently active comprehensive plan (2009), and look at these  
13 collectively when making such an evaluation of compliance;

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15 **AND BE IT FURTHER RESOLVED** that, following the example of the 2009 Comprehensive  
16 Plan adoption process, a Citizens Advisory Committee be formed to hold public hearings to review  
17 and receive public comment on the draft plan;

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19 **AND, BE IT FINALLY RESOLVED** that any significant changes -- be it actual or de facto --  
20 to the City's zoning districts be postponed until the Annapolis Ahead 2040 Comprehensive Plan is  
21 completed.

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