




**Proposed Final Development Plan
for PD #88 at
2775 Three Oaks Lane
in Oakley**

Public Staff Conference
May 28, 2026

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WELCOME AND HOUSEKEEPING

- 1. Welcome & Housekeeping**
- 2. Brief Presentation and Summary**
- 3. Question & Answer**
 - Please save all questions/comments until Q&A.
 - Please remain *muted*.
 - Please use **“raise hand”** function in Zoom if you would like to provide comments/questions (unless it has been answered already).
 - Use the chat bar for tech-related issues or questions only.
 - ***Please be respectful*** of everyone’s time and opinions.



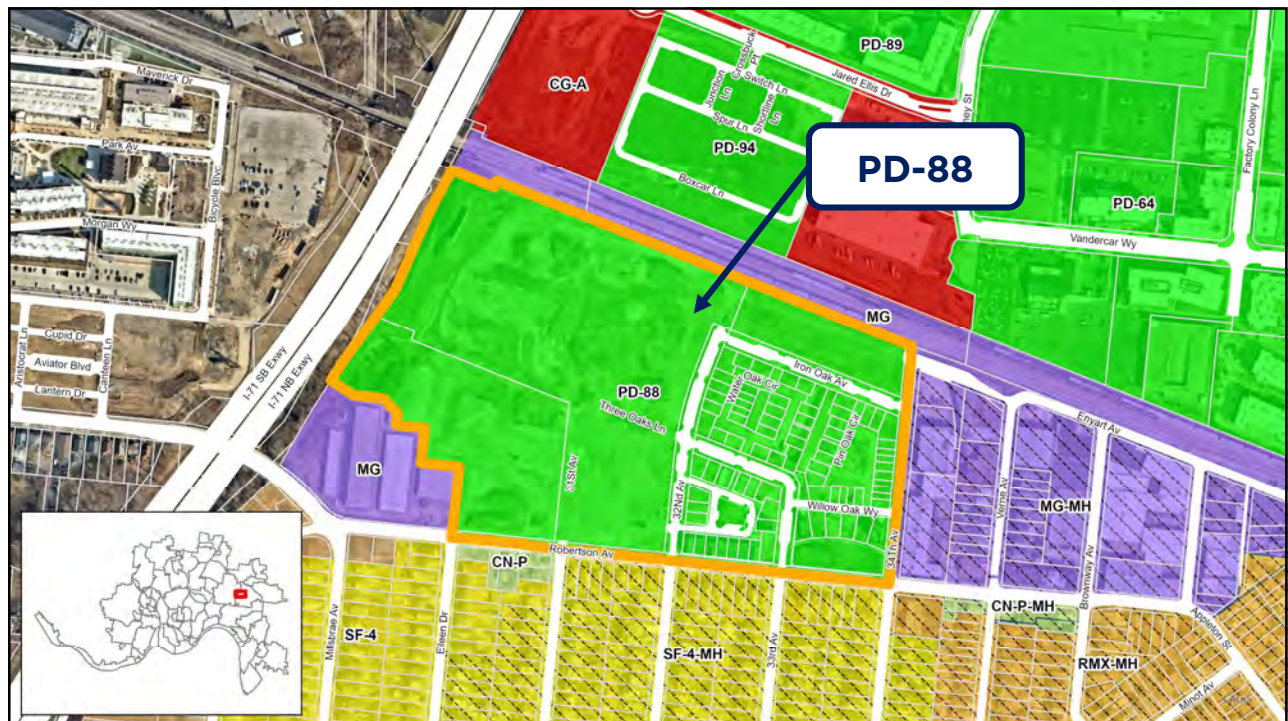
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PURPOSE OF PUBLIC STAFF CONFERENCE

This is a public meeting to discuss the proposed final development plan to allow for staff to obtain feedback about the project.

- City staff is here to facilitate the meeting and answer any process related questions.
- The applicant team is here to answer any project related questions.
- **No decisions are made at this meeting.**

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PLANNED DEVELOPMENTS

What is a Planned Development?

A zoning district that allows for **greater flexibility** in design but comes with **additional oversight** and approvals

What is a Final Development Plan?

A **detailed plan** approved by the City Planning Commission that the **developer of the PD must abide by**

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PLANNED DEVELOPMENT (PD) PROCESS

STAGE 1

PD Concept Plan and Development Program Statement

- Uses, setbacks, heights
- *City Planning Commission*
- *City Council*

PREVIOUSLY APPROVED



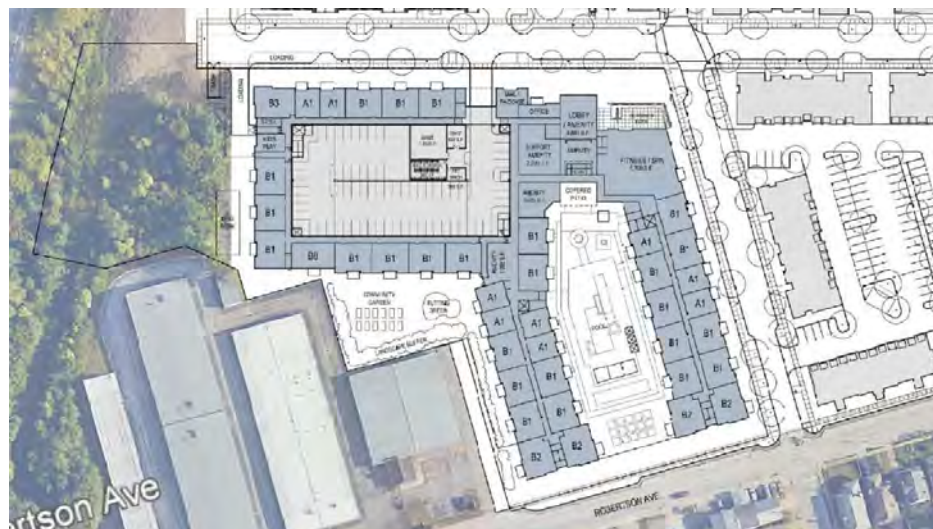
STAGE 2

PD Final Development Plan

- Design, detailed plans
- *City Planning Commission*

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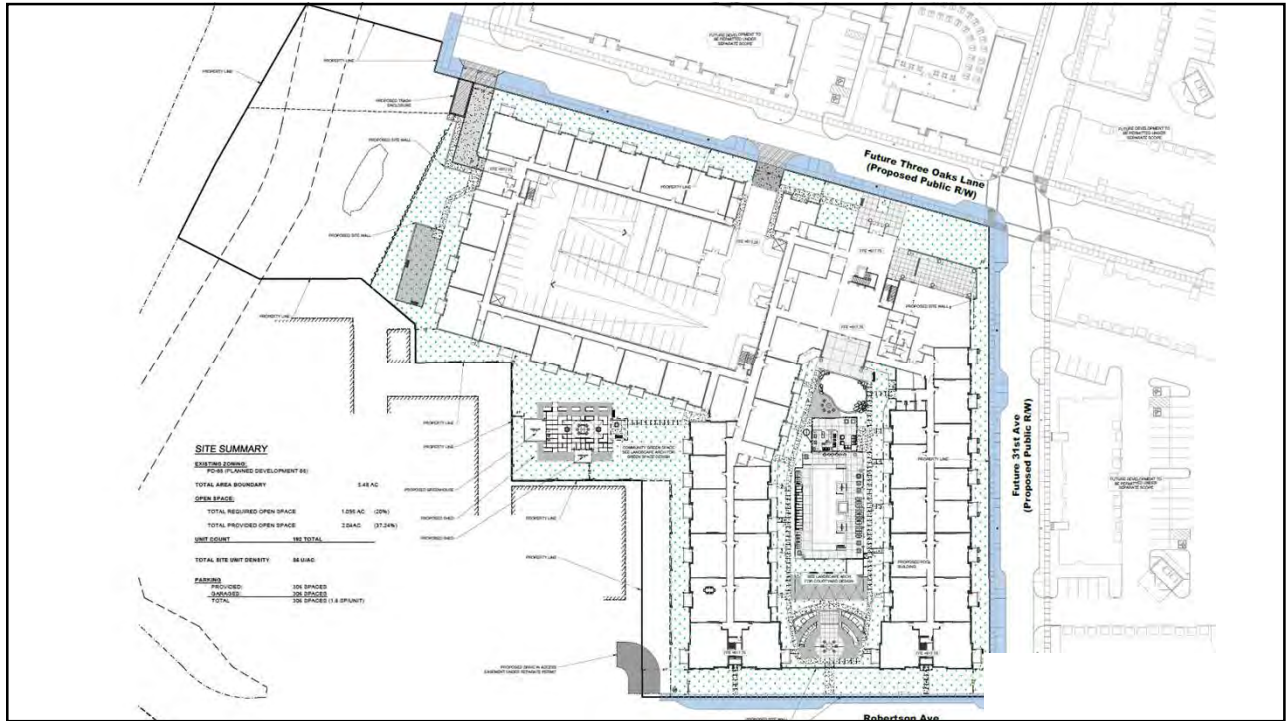
APPROVED CONCEPT PLAN (2020 & 2025)



Set Development Parameters

- Potential uses
- Maximum square footage per use
- Setbacks
- Maximum building height

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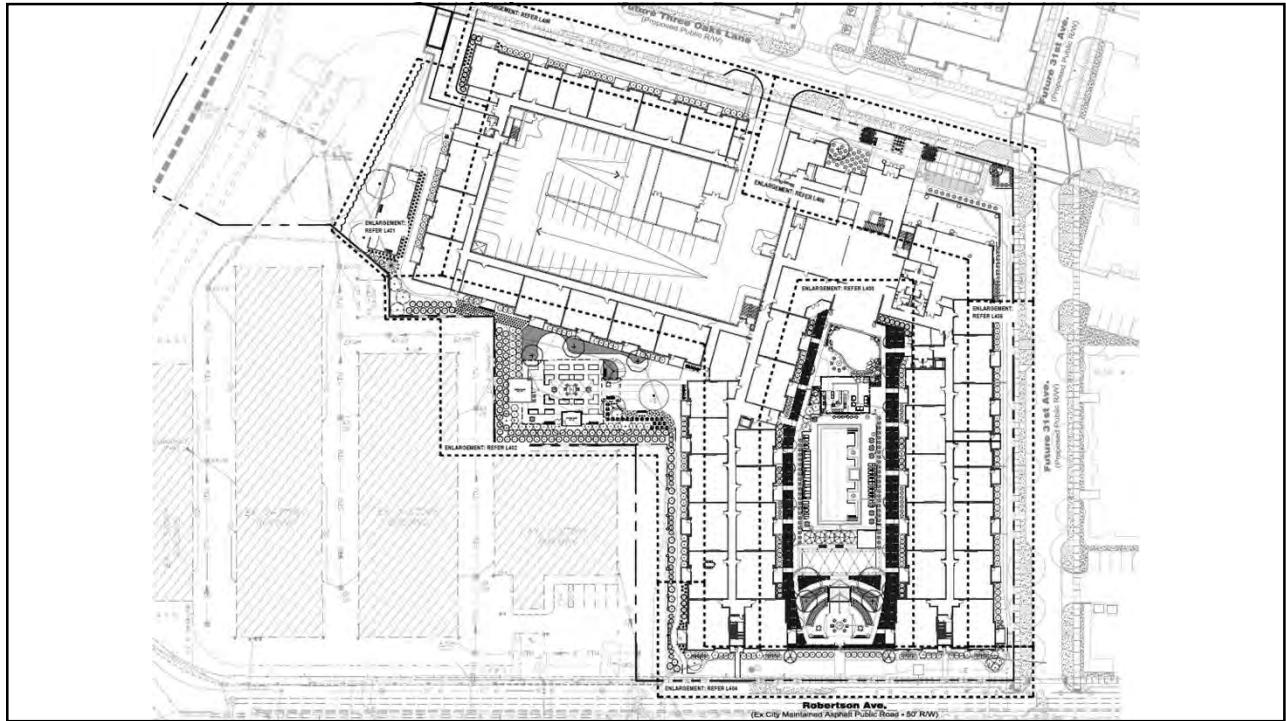


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CONSISTENCY WITH CONCEPT PLAN

| | Approved Concept Plan | Final Development Plan |
|---------------------------------|-----------------------|------------------------|
| Square Footage | 428,000 | 428,000 |
| Unit Count | 150-200 | 192 |
| Stories | 1 - 5 | 4 |
| Vehicular Parking Spaces | 306 | 306 |

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PROCESS TIMELINE

- **Public Staff Conference:**
 - *May 28, 2026*
- **City Planning Commission**
 - *June 5, 2026*

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Q&A

- Use **“raise hand”** function if you would like to speak and provide comments/questions.
- If you’re just hear to listen, no problem at all!
 - PPT will be posted to website.
 - Correspondence received will be included in staff report at the time of the future public hearing.
- Do not use the chat bar for project-related questions (tech issues only).

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CONTACT

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[www.cincinnati-oh.gov/
planning/projects/active](http://www.cincinnati-oh.gov/planning/projects/active)

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