

- **Feb 8, 2018** – MODOT project, City streetscape enhancements and Notice of Workshops. Flyer mailed and distributed to businesses noticing 3 Open Houses:
 - **Feb 20th**
 - **Feb 21st**
 - **Feb 22nd**
- **Feb 28, 2018** – Assigned Appointments to discuss project and access management in Small Groups
- Flyer mailed and distributed to businesses noticing **May 17th** Open House
- **April 2018**—The City of Brentwood adopted its most recent comprehensive plan entitled “Brentwood 20/20 A Vision for the Future” focusing on the area and its future development direction.
 - Manchester Road Corridor was 1 of 3 special Subareas focused on in the comp plan
 - Public Workshops and Noticing through extensive planning process that essentially began in 2015.
- **May 2018** - the 353 released the “Ch.353 Development Plan Manchester Road Flood Mitigation Area”



- Notices of this posted on **May 8, 2018**
- A Chapter 353 Development Plan positing comprehensive and coordinated redevelopment across the Manchester corridor was adopted by the Redevelopment Corporation (**May 22, 2018**) and the Board of Aldermen. (**June 18, 2018**).
- **July 3, 2018**
 - Letter sent to Property Owners Dated **July 3, 2018** – Long-Range Planning and Public Engagement for a portion of Manchester Road Sub-Area as described in the City’s Comprehensive Plan; Temporary Moratorium.

Manchester Road Notice Timeline

- **July 3, 2018** - Notice provided of consideration of Moratorium by P&Z on July 11th and BOA on July 16th - Ordinance Imposing a Moratorium of up to Six (6) Months on Development or Change of Use of Property Located within the Manchester Road Sub-Area Plan to Allow Sufficient Time for a Proper Land Use Study, Effective Community Engagement, Comprehensive Plan Update if Necessary, and Consideration of any Appropriate Zoning Text Amendment or other Actions.
 - July 16, 2018 –Moratorium was Adopted by Board of Aldermen
- **August 2018** – Planning and Zoning Commission – Manchester Road Planning Advisory Committee (MPAC) – During the moratorium period for the Manchester Road Redevelopment Area, staff worked with PGAV to establish Manchester Road Planning Advisory Committee (MPAC) who will work on the land use study and zoning revisions with the 353 Redevelopment Corporation and the Board of Aldermen. Manchester Planning Advisory Committee meetings were posted and held:
 - August 29th
 - October 8th
 - November 11th
- **December 20 2018** – Notices provided of consideration of extension of Moratorium by Board of Aldermen on January 7th
- **January 2019** - Brentwood supplemented the comprehensive plan with “The Manchester Road Corridor” supplement.
 - One of the tasks from this supplement was for PGAV to determine if the ongoing decline in property conditions on Manchester Road would meet “blighted conditions.”
 - Another task was for PGAV to prepare a Development Plan as defined by Ch. 353.
 - Moratorium Extension through (**January 7, 2019**).
 - An Ordinance Extending Through (**April 1, 2019**), A Moratorium On Development Or Change Of Use Of Property Located Within The Eastern Portion Of The Manchester Road Sub-Area Plan (“Study Area”) To Allow Sufficient Time For A Proper Land Use Study, Effective Community Engagement, Comprehensive Plan Update If Necessary, And Consideration Of Any Appropriate Zoning Text Amendments Or Other Actions.
 - Draft Manchester Corridor Development Plan Comprehensive Plan Amendment.
 - Draft “MC” Manchester Corridor Commercial District.
 - Rezoning of Manchester Corridor to the MC Zoning District.

Manchester Road Notice Timeline

- **Jan 11, 2019** – Notice provided Moratorium was Extended by Board and Notice provided for Jan 30th.
- **Jan 28, 2019** – Notice provided to property owners within 300' for Feb 13th P&Z meeting to discuss Comp Plan Amendment, new "MC" District and rezoning of property.
- **Feb 13, 2019** – Planning and Zoning Commission meeting to discuss Comp Plan Amendment, new "MC" District and rezoning of property.
- **Feb 14, 2019** - Notice provided to property owners and within 300' for **Mar 4th BOA meeting** to discuss Comp Plan Amendment, new "MC" District and rezoning of property.
 - **March 4, 2019** Board of Aldermen meeting discuss Comp Plan Amendment, new "MC" District and rezoning of property.
- The Brentwood Board of Aldermen approved the establishment of the "MC" Manchester Corridor Commercial Zoning District on **April 1, 2019**.
- **April 2, 2019** - Brentwood residents approved Economic Development Sales Tax to fund Brentwood Bound.
- MODOT met with property owners to acquire easements-permanent and temporary-to facility installation of new sidewalks.
 - NOTICE to owners
 - City provided a draft letter of support for those to send to East West Gateway.
- **April 19, 2019** - Letter to Adjoining Municipalities regarding Notification from the City of Brentwood regarding plans for the Manchester Road Sub-Area as described in the City of Brentwood's Comprehensive Plan including Flood Mitigation Plans for a portion of the Deer Creek Watershed
- Request for Proposal (RFP) for redevelopment of Manchester Road Corridor was originally issued on **August 24, 2020** and closed on **November 6, 2020**. The revised RFP was then reissued on **January 11, 2021 and then Closed on May 31, 2022**), allowing for a two-step process that involved less initial cost for submission. On page 2 of the RFP, in addition to noting the "master developer" scenario, the City promoted the idea that to ensure property acquisition for redevelopment, *"Through the power of eminent domain granted to the City via Chapter 353, the Redevelopment Corporation has the ability to acquire all property within the boundaries delineated on Exhibit 1."*