



Project Kickoff

December 2022

About the Project

Cobb County has kicked off the Unified Development Code (UDC) project, a two year-effort to update the county's land development regulations which guide how development occurs in the community. The goal of the UDC project is to produce a document that encourages and enables development and redevelopment in identified centers while preserving the unique character of the County's more rural areas, protects existing suburban neighborhoods, conserves natural and historic resources, supports economic development, and provides opportunity for a variety of housing types.

The project is being managed by the Community Development Department, with support from a consultant team led by Clarion Associates, a national land-use firm.

Cobb County's Existing Development Regulations

Cobb County's development regulations were adopted in the 1970s to guide land use and development for a county of approximately 200,000 residents. Over the span of nearly 50 years, the regulations have been updated on an as-needed basis through a piecemeal approach, along with the Cobb County Development Standards.

The UDC project provides an opportunity for Cobb County to refresh and restructure its development regulations, incorporating features of modern codes such as illustrations and an easy-to-understand structure, providing standards for new uses that were not contemplated, and ensuring that the right regulations are in place to support the goals and policies of the County's recently updated comprehensive plan.

Public Engagement

Community engagement is an important component of the UDC project. There will be multiple opportunities to participate in the development of the new UDC. We invite you to visit our website for up-to-date information on upcoming public events and comment opportunities, and to fill out the project kickoff questionnaire.

Visit the website
CobbCountyUDC.com



Fill out the questionnaire
www.surveymonkey.com/r/cobbUDCkickoff

Open until December 31!



Project Timeline

The project is anticipated to take about two years. A detailed timeline is provided below.

FALL 22 - WINTER 23

Project Initiation and Orientation PHASE 1

Review the current development regulations; set up and launch a project website; and interview stakeholders. Hold kickoff meetings and public forums to provide information about the project and learn about community members' goals for the UDC project.

SPRING 23 - SPRING 24

Draft UDC PHASE 3

Prepare drafts of UDC in three separate installments. After each installment, hold meetings with focus groups and elected officials and gather community input. After final installment, hold public forums.

SUMMER 24 - FALL 24

Public Hearing Draft of UDC PHASE 5

Make revisions to draft UDC based on community input and results of UDC testing. Prepare public hearing draft of UDC that is ready for adoption process.

WINTER 23 - SPRING 23

PHASE 2 Code Assessment

Evaluate the current development regulations and prepare code assessment that identifies what works and does not work in the current regulations, and changes needed to support policy goals. Includes an annotated outline of the proposed UDC. Conduct meetings and public forums to gather community input.

SPRING 24 - SUMMER 24

PHASE 4 Testing of Draft UDC

Test proposed UDC by comparing development allowed under current regulations with development allowed under UDC.