

Joint Community Development Authority, Planning Commission, and Village Board

November 9, 2022

CDA Members Present: Dan Kolk, Kristin Ellis, Stephanie Brassington, Ken Brost, TJ Jerke, Austen Conrad

PC Members Present: Carolyn Clow, Stephanie Brassington, Peter Bloechl-Anderson, Kathleen Pakes, Scot Peters

PC Member Absent: Chis Reynolds

VB Members Present: Carolyn Clow, Stephanie Brassington, Mike Flaherty, Carrie Nelson (7:01 PM), TJ Jerke, Hilary Brandt

VB Member Absent: Ed Wreh

Staff Present: Andrew Bremer, Kong Thao

1. CALL TO ORDER

Clow called the meeting to order at 7:00 pm.

2. PUBLIC APPEARANCES

None.

3. APPROVAL OF MINUTES

- a. Clow motioned to approve the minutes of September 20, 2022 joint Plan Commission and Community Development Authority meeting. Motion was seconded by Brost. Motion carried 10-0.
- b. Brassington motioned to approve the minutes of the October 12, 2022 CDA Meeting. Motion seconded by Jerke. Motioned carried 6-0.

4. BUSINESS.

- a. Discussion regarding East Side Neighborhood Plan update.

Bremer provided introduction for the agenda item and Steve Tremlett, MSA Professional Services, the project manager on the East Side Neighborhood Plan. Tremlett provided an overview of the past actions and milestones in the plan development to date. Continuing,

Tremlett began the discussion with the first topic on the review of the draft goals and policies included in the neighborhood plan. The commission and committee members provided feedback and questions throughout the discussion. The current topic also included discussion on the future land use policies for each land use classification including proposed housing mix/diversity within a neighborhood, housing types which include “missing middle housing”, affordable housing and neighborhood density. Tremlett continued the discussion to include commercial space options, workplace connections, definition for flex uses, industrial, retail, connectivity of infrastructure to support bike and pedestrian spaces. Bremer supported the discussion by adding to the applicability of the discussed concepts as they relate to the Village. Bremer also provided feedback on the Village’s Code of Ordinance and planning practices for commission and committee members.

Tremlett began the next topic on the future land use concept map by providing details on each proposed land use category. The categories included intensity use per acre, recommended housing/building types for that category relating to varying density, and mixed use. Ongoing discussion by commission and committee members covered natural amenities such as trail systems and environmental corridors. Consideration for industrial park space and alternative zoning uses were discussed by Tremlett. The commission and committee talked on the feasibility of development and utility connections.

The final topic covered by Tremlett were the cross-sections for proposed roadways. The topic included varying types of right-of-way widths and their uses. Tremlett identified variables in this topic include proposed terrace space and if they were adequate for trees and snow storage; bike and pedestrian infrastructure and if there were proper buffers installed; medians to regulate traffic speed; the number of lanes which included turn lanes and street side parking. The commission and committee were overall concerned with public safety and sustainable methods to reduce impervious surfaces.

Tremlett concluded the discussion with the timeline for the East Side Neighborhood Plan, highlighting the upcoming Public Open House meeting on November 29th, from 6:00PM-8:00PM.

5. SCHEDULE NEXT MEETING DATE.

- a. Thursday November 10, 2022, at 6:00 p.m. – Village Board
- b. Tuesday November 15, 2022, at 7:00 p.m. – Plan Commission
- c. Wednesday December 14, 2022, at 7:00 p.m. - CDA

6. ADJOURNMENT.

Brost moved to adjourn the joint Community Development Authority, Plan Commission, and Village Board meeting. Jerke seconded the motion. Motion carried by unanimous consent. Meeting adjourned at 9:17 p.m.

