



**AGENDA ITEM EXECUTIVE SUMMARY**

Agenda Item number: 4c

Title:

Announcement of Downtown Comprehensive Plan Open House; Wednesday, April 24, 2019, 6:00 pm to 8:00 pm.

Presenter:

Russell Colby

Meeting: Planning & Development Committee

Date: April 8, 2019

Proposed Cost: N/A

Budgeted Amount: N/A

Not Budgeted:

**Executive Summary** (if not budgeted please explain):

An Open House will be held to gather community input for the Downtown Comprehensive Plan Amendment, which is focused on the blocks north of Main Street and south of the old railroad bridge, including the Police Facility site.

The Open House will be held on Wednesday, April 24, 2019, 6:00 pm to 8:00 pm. in the Council Chambers. All are welcome to attend at any time during the open house. No formal presentation is planned. Attached is an announcement that appeared in the Den. The City will be publicizing the event over the next two weeks.

Attendees will have the opportunity to participate in interactive activities that will help the Plan Commission gauge preferences for the future of this portion of downtown. City staff will be there to provide background information regarding the study area and answer questions.

**Background on the Comprehensive Plan update:**

The City is updating the Downtown Sub Area Plan of the 2013 Comprehensive Plan, specifically the "Catalyst Sites" map that identifies sites in the downtown area for potential redevelopment. The plan defines Catalyst Sites as *Underutilized properties where redevelopment could have a catalytic impact on the surrounding area.* The plan update will focus on underutilized sites north of Main Street. The scope of the update is anticipated to include:

- *North of Main Street:*
  - Create a vision for riverfront parcels and adjacent blocks between 2nd Avenue and 4th Street.
  - Identify development opportunities in response to the 2015 Fox River Corridor Plan and the Economic Impact Analysis of the River Park plan.
  - Identify future uses for the current Police Station and surrounding City-owned property.
- *South of Main Street:*
  - Reflect progress on the First Street Redevelopment Project and other development activity that has occurred in downtown in since 2013.
  - Review and reassess underutilized/ infill development parcels identified as Catalyst Sites in 2013.

**Attachments** (please list):

Open House Announcement

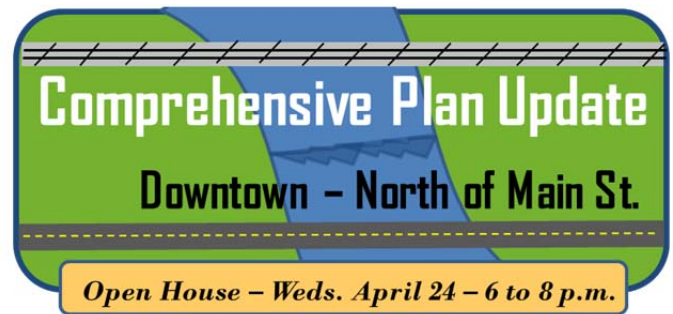
**Recommendation**

No action required- for information only.

## Help Shape Downtown Projects

### *We Want Your Feedback*

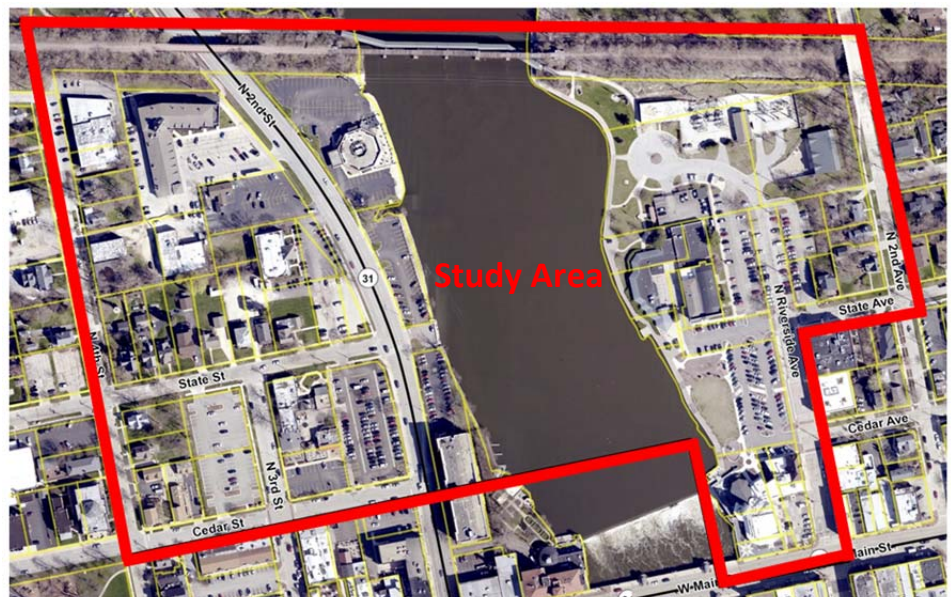
Over the next few years, there may be development opportunities coming to the area north of Main Street and south of the old railroad bridge within our Downtown. On the east side, the Police Department will be leaving their current facility. Meanwhile, discussions are ongoing about the potential for pedestrian and recreational enhancement to the riverfront in this area.



### **We're updating our Comprehensive Plan**

In light of these changes, the City plans to update the vision laid out in the Downtown section of the 2013 Comprehensive Plan, which serves as the City's long-range guide for development. The update will be specific to a focus area north of Main Street, between 2nd Avenue on the east and 4th Street on the west.

This summer, plan updates will be drafted and recommended by the Plan Commission, and then forwarded for consideration by the City Council Planning & Development Committee. Before the Plan Commission begins discussions, the City is looking for input from the community on their vision for the area.



### **Come to the Open House**

We are holding an Open House on Wednesday, April 24, from 6 to 8 pm in the Council Chambers at the Municipal Building, 2 E. Main St. Come to the Open House to learn more and give us your feedback. Participate in interactive activities that will help the Plan Commission gauge preferences for the future of this portion of downtown. City staff will be there to provide background information regarding the study area and answer questions.

For more information, contact the Community & Economic Development Department at (630) 377-4443 or visit the project website: <https://www.stcharlesil.gov/projects/downtown-comprehensive-plan-update>