



CITY COUNCIL AGENDA ITEM

To: Mayor Graham and City Council
From: Ted Shekell, Planning Director
Walter Denton, City Administrator
Date: August 21, 2006
Subject: Ordinance No. _____: An Ordinance Repealing the 2001 O'Fallon Comprehensive Plan and Adopting the 2006 O'Fallon Comprehensive Plan. – **Second Reading**

List of committees that have reviewed: The Committee reviewed the 2006 Comprehensive Plan at their August 14, 2006 meeting. The Committee unanimously recommended moving the document through to 2nd Reading by City Council, at which time motions may be made to address policy-related comments received by staff.

Update: There were several issues discussed at the August 14, 2006 Community Development Committee meeting. Several items were discussed among Committee members. Alderman suggested that a study is needed to compare the railroad overpass alternatives; as part of that the '99 Woolpert traffic study is out of date and another one needs to be done. Aldermen Drolet suggested that Objective 7 Policy 4 include language that encourages connectivity between and within residential subdivisions, and precludes single access points. Specifically, all subdivisions with streets greater than 800 feet long should be required to add a connection to adjacent subdivisions or provide a second access point. The Committee did not vote on this amendment at the meeting. There was agreement that inter-connectivity is important, however, there was no consensus for or against the specific motion proposed by Alderman Drolet.

The final suggestion was to distribute the list of comments staff has received to the aldermen, and indicate which comments are policy issues and which are points of clarification. Aldermen would also like to see an outline of changes made to the Plan based on comments received. These policy issues could then be discussed in more detail at the Council level and voted on individually, if desired.

Attached is a list of policy-related comments received by staff. These issues may be discussed at the City Council meeting on August 21, 2006, at which time motions may be recommended to amend the Draft Comprehensive Plan. Minor comments made were incorporated by staff, including points of clarification, grammar changes, and sentence re-wordings.

Aside from a few "clean-up" items that will need to be changed, staff believes this draft is in substantially its final form. It should be noted that this plan will also incorporate by reference several other existing, related plans, such as the 2001 Environmental/Landscape Framework Plan, the Bicycle and Park Master Plans, the Northwest Quadrant Traffic Study, and the latest water, sanitary sewer, and storm sewer capital facility plans. There will be opportunities for Council members to propose additional revisions prior to Second Reading.

Legal Considerations, if any: None

Budget Impact: None.

Staff recommendation: Staff recommends approving the City of O'Fallon 2006 Comprehensive Plan.