

MINUTES OF
Advisory Plan Commission Hearing #2023-01
Thursday February 9th, 2023
6:30 PM

I. Call to order:

The Members of the Advisory Plan Commission met on Thursday February 9th, 2023 in Council Chambers at City Hall. Advisory Plan Commission President, Stan Haines called the meeting to order at 6:30 PM. He asked Kevin to proceed with the roll call.

II. Roll Call:

Present: Plan Commission Members: Stan Haines, Deana Rule, Jeff Rayburn, Jason Arnold, and Kevin Cochran

Absent: Cliff Wood, Pat Fox, Ryan Musch, Mike Davis, and Attorney Jacob Ahler

Guests: Jessica Call, Bob Schenk, and Natalie Kroger

III. Election of Officers:

Stan Haines asked to entertain a motion for Election of Officers. Jeff Rayburn made a motion to retain as is, second by Jason Arnold. Stan Haines confirmed he remains President, Cliff Wood remains Vice-President, and Pat Fox remains Secretary. Stan Haines said all in favor say Aye. All said Aye.

IV. Review and Approval of Past Minutes:

Stan Haines presented the minutes from the last Advisory Plan Commission meeting held on Thursday February 10th, 2022; Adopt the Order to approving the Declaratory Resolution to enlarge Lintner Park TIF Area.

Motion Passed

V. Old Business: None

VI. New Business:

Natalie Kroger, associate planner at Structurepoint, explained where they were at with the Comprehensive Plan for the City of Rensselaer. Structurepoint has been working endlessly for over 11 months, and the goal is to have their plan approved by March 2023. Natalie explained that the Public Engagement Strategy has consisted of 2 open houses, a virtual open house for those who were not able to physically attend, 2 surveys, a booth at the Jasper County Fair, 4 Review Team meetings, and 15 Stakeholder meetings. Both online surveys combined have resulted in over 330 responses (and counting, since the second survey is still open) from our community. Some of the top responses were regarding the Saint Joe Annexation, the need for workforce skills and trades training, affordable housing, the lack of youth program availability, and the need for social work support.

Structurepoint has been working closely with OCRA (Office of Community & Rural Affairs) with the Comprehensive Plan. The OCRA categories implemented into the plan are placemaking, land use, transportation, hazard mitigation, broadband, housing, and agriculture. The 6 goals Structurepoint perceives the City of Rensselaer achieving are housing, neighborhood identity, transportation, growing local businesses, revamping downtown, landscaping, and improvement of parks or other recreations.

Natalie Kroger showed the Future Land Use Plan for our city. The map showed State Road 114 to Interstate 65 aimed for businesses growth and the possible future annexation of Saint Joe being proposed for residential growth. Natalie said the Plan Strategies are high priority with short-term actions; being 5 years at most. The overall projected Comprehensive Plan is intended for 20-30 years; however, Natalie advised that the City of Rensselaer should review the plan annually to make sure ordinances and regulations align with the current plan.

Stain Haines stated he was not surprised that Saint Joe was the number one topic of interest from the community. He asked Kevin Cochran if there was any update available on Saint Joe, Kevin's response was, "There is more to come"; as there is a Council Meeting the following Monday. Jason Arnold praised the plan, but said the execution part of the Comprehensive Plan is uncertain. He stated that the need to stay aggressive and follow through with the plan is vital. Natalie responded that they have looked into PUD, as this would result in needing the board's approval.

VII. Adjournment:

Stan Haines adjourned the meeting with a motion by Jeff Rayburn, second by Deana Rule.

Motion Carried

Meeting was adjourned at 7:00 PM.

***Next Meeting:** TBD