

## MEETING NOTES

**DATE:** March 9, 2022

**RE:** Joint Hobart City Council/Plan Commission Meeting

### Members in attendance:

#### City Council:

Mr. Kopil (via Zoom)  
Mr. Huddleston  
Mr. Maggio  
Mr. Vinzant  
Mr. Wells  
Mr. Claussen  
Mr. Waldrop (via Zoom)

#### Plan Commission:

Ms. Galka  
Mr. Brooks  
Mr. Allen (via Zoom)  
Mr. Emig  
Mr. Spain (via Zoom)  
Mr. Lain  
Mr. Gralik  
Absent: Mr. Chhutani

#### Other members in attendance:

Mayor Snedecor  
Clerk-Treasurer Longer (via Zoom)  
Attorney McCarthy (via Zoom)  
Mr. Pietrzak, City Planner

The following meeting notes summarize the joint City Council/Plan Commission meeting regarding Hobart's comprehensive plan held in the City Hall Council Chambers at 5:00 PM, March 9, 2022. The Lakota Group/Vetter Consulting/Kimley-Horn team presented an update on the comprehensive plan process and activities in progress or completed to date. The overview included:

- Introductions to the team, which includes urban planners, traffic engineers/planners, market/demographic experts, landscape architects, and zoning/development code consultants
- General three-phase approach with timeline target of end of January/February 2023
- Community engagement strategy, include in person and digital activities
- Highlighted focus areas of the plan, including corridors, natural resources, housing needs assessment, and downtown
- Project brand and plan for social media and digital outreach

- Other projects/plans to be considered in the comprehensive plan process
- Initial mapping completed to date
- Initial demographic information

After the presentation, the team answered questions and led a discussion. Key discussion topics included:

- Ensuring that the comprehensive plan takes into account recently completed plans, such as the Thoroughfare Plan, but allowing for minor modifications based on potential outcomes
- Reviewing the City's financial plan as a consideration in relation to funding projects or initiatives
- Balancing growth and development with the natural systems (both public open spaces and managed lands) within the City
- Providing a clear future land use map that gives City leaders a guide to follow
- Providing recommendations to potential zoning and development code modifications that the City should consider in order to meet the vision
- Developing multiple concepts or solutions to improving corridors and properties that detract from the character of the City using a "min-mid-max" approach
- Engaging youth and a broad spectrum of residents at multiple times during the year; outreach to major employers, the school districts, restaurants and businesses (through QR codes) as potential communication methods
- Ensuring balanced input by listening to a range of stakeholders, not just the "loudest voices"
- Considering trends that resulted from the pandemic, either through engagement of people beyond the City's boundaries or through demographic information
- Providing market-based, realistic concepts for key sites and corridors
- Understand and recognize the different composition of the City's neighborhoods in terms of demographics, businesses, and infrastructure
- Thinking about ways to make the final comprehensive plan more accessible to the public, such as a digital format and/or an executive summary

To conclude the meeting, each City leader provided a key area of focus they would like the plan to address, which included:

- Recreation, particularly for youth sports
- Downtown and the lakefront
- Key corridors
- Development
- Better connection to the northwest side of the City
- Residential development
- Visionary land use and zoning