



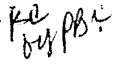


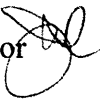
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November 24, 2010

**Memorandum**

TO: Mayor Hutchinson and City Council members

TH: Darin Atteberry, City Manager   
Diane Jones, Deputy City Manager   
Karen Cumbo, Planning, Development, and Transportation Interim Director 

FM: Joe Frank, Advance Planning Director 

RE: Work Session Summary, November 23 – Plan Fort Collins Phase 3 - Overview of Draft *City Plan* and *Transportation Master Plan* documents and Next Steps in the Planning Process

**Work Session Participants:**

Diane Jones, Deputy City Manager  
Karen Cumbo, Interim Director of Planning, Development and Transportation  
Joe Frank, Advance Planning Department Director  
Kathleen Bracke, Transportation Planning Director  
Ben Herman, Clarion Associates  
Jeremy Klop, Fehr and Peers

**Direction Sought/Questions to be Answered:**

The Plan Fort Collins Project Management Team attended the November 23, 2010, Council Work Session seeking input and direction from the City Council on the following:

1. Does City Council have any questions or comments on the overview of the Draft Plan documents?
2. Does Council have any questions or comments on the next steps in the planning process over the next few months leading to the scheduled Council adoption on February 15, 2011?

**Council's Discussion/Direction:**

The following list the major comments and concerns expressed by the City Council. Very detailed Council comments, while not necessarily captured in this summary, were recorded by staff and will be used in the review and revisions to the Draft Plan documents.

## Update to *City Plan*

- Economic Health – Economic stability: would like to see the plan foster a diverse revenue base so future sale tax initiatives (such as 2-b) will not be necessary in 10 years. Future Council’s will need to deal with this issue, for instance forming a transportation utility.
- Economic Health – Some policies seem to be in the wrong sub-section. For example, increasing sales tax revenues should be in Fiscal Stability, not under Economy.
- Stormwater - Council had questions about why the stormwater was so important that it has its own appendix. Will there be appendices for the other utilities? Do the policies fully reflect “Utilities for the 21<sup>st</sup> Century” discussions?
- Catalyst Projects – Council would like to see the larger list of projects and questions why the three project areas were selected. Mason Corridor should be one of the Catalyst Project Areas.
- Neighborhood Schools – Need a discussion with Poudre School District Board to consider impacts of school closures on neighborhoods and suggested that the meeting take place in a dinner setting versus formal work session. Schools are a critical component to the fabric of a neighborhood. Closures will have economic impacts, transportation impacts, etc.
- Affordable Housing – Need more emphasis on increasing resources to meet demand, not just to “maintain” existing programs. Perhaps policy should state to “maintain and adjust to the changing needs” for affordable housing.
- Qualifiers – These should be consistent throughout the document, or eliminated. City policies should be strong statements.
- Document Photos – Photos should be Fort Collins examples, or identified as being “not Fort Collins” where appropriate.
- Trails – The functional uses of trails need to be better defined. Some trails should be more for recreational purposes than commuting purposes. Different trails will have different major purposes, e.g., Mason Trail (commuting) vs. Poudre Trail (recreation).
- Water Quality – Do the policies relate to just drinking water, or do they include the water in the Poudre River too?
- Growth Management Area (GMA) Boundary – What is meant by “well defined boundary”? Is “feathering” at the edges still a valid concept?

- GMA Expansions – Are the Foothills Campus and Wildflower absolute expansions, or something to examine? Need information as to how the boundaries were selected for the GMA expansion of the Foothills Campus area.
- Neighborhood Compatibility – Does assuring neighborhood compatibility include height?
- Monitoring and Indicators – Need to have a better system in place in the future that is reviewed on a scheduled basis. How do these feed into performance measures of the plan's success?
- Energy – Need better policies that look forward with the partnership with Platte River Power Authority.
- Systems Approach: Connected Topics Tables – Very helpful to find the interrelationships between other sections.
- Action Plan – Well done with the different categories e.g. concurrent, 1-2 years, and 3 plus years.

#### **Update to the *Transportation Master Plan***

- Enhanced Travel Corridor (West Elizabeth Street) – Need to have opportunities to talk with CSU about this corridor. What is cost estimate?
- Corbett Drive/Master Street Plan – Need to make a final decision on connectivity. Need to know history of promises. Staff will bring information to the December 14 Council work session.
- Traffic Calming – How is it working citywide? Data seems to be inconclusive as to the effects of speed bumps. Would like a two-page memorandum on speed bumps and other traffic calming strategies.
- Street widths – Are often too large, for example, East Stuart and the Shields/Harmony intersection. Impacts are speeding and unfriendly to pedestrians. We should not be making the same mistakes over and over again.
- Railroad Crossings/Noise – Need policies to address these issues. What is the status of improving crossings?
- Pedestrian Plan Map – Needs to be updated, in particular, to reflect more improvements south of Harmony.
- Intersections – Interest expressed about the differences in safety between standard designs and roundabouts. Seems the City has too many types of crossings, need to be reduced in number.

- Pedestrian Crossings – Need to accommodate aging, less mobile population.
- Sidewalks – Sidewalk designs appear to be different in different parts of the city. Are there policies dealing with the quality of the surface of sidewalks?

**Next Step:**

The next step in the Plan Fort Collins planning process for the City Council will be the December 14, 2010, Work Session. At the work session, the Project Management Team will be looking for Council comments on:

1. The Draft Plan documents, with Council identification of topics to be discussed in detail at future work sessions.
2. A focused discussion on Action Plan items, especially the concurrent and immediate actions and strategies (e.g., Code changes) that will be adopted at the same time the Council adopts the updates to *City Plan* and the *Transportation Master Plan* in February 2011.
3. An update on the Catalyst Projects.
4. An update of the Sustainability/monitoring section.
5. Corbett Drive/Master Street Plan discussion.



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## MEMORANDUM

DT: November 24, 2010

TO: Mayor and City Council Members

TH: Darin Atteberry, City Manager  
Diane Jones, Deputy City Manager  
Karen Cumbo, Interim PDT Director

FM: Joe Frank, Advance Planning Director  
Megan Bolin, City Planner

RE: November 23 City Council Work Session Summary –  
East and West Side Neighborhoods Design Standards Study

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Councilmembers present: Mayor Hutchinson, Mayor Pro Tem Ohlson, Wade Troxell, Aislinn Kottwitz, David Roy, Ben Manvel.

Staff present: Karen Cumbo, Joe Frank, Megan Bolin, Clark Mapes, Peter Barnes.

### GENERAL DIRECTION SOUGHT AND SPECIFIC QUESTIONS TO BE ANSWERED:

1. Which, if any, options to address the compatibility of new houses and additions in the East and West Side Neighborhoods should staff prepare for Council action?
2. Does Council support the proposed schedule?

The options include the following:

1. No change.
2. Design Assistance Program.
3. Voluntary design review.
4. Average-plus concept for zoning size limits.
5. Design standards in zoning regulations.

Summary of discussion:

- Council directed staff to bring forward options 2, 3, and 4.

- Council also requested that staff investigate what it would take to conduct an economic impact analysis of Option 4, to characterize the likely effects. Darin will then discuss the scope and costs of such an effort with the Leadership Team, to determine whether and how to proceed under the current schedule for Council action on January 4, 2011.
- Council requested that staff electronically send the chart with its corresponding photos to Councilmembers.
- A Councilmember requested a similar chart showing the effects of Option 4 on additions to existing houses, rather than new houses, to evaluate whether those projects would have been allowed.
- A Councilmember invited staff to consider whether the current floor area ratios are appropriate to retain as the caps on total floor area.
- Staff will investigate the question of a house being allowed to be rebuilt after a fire, under Option 4.
- Other Council discussion included pros, cons, and perspectives on the various options, questions about solar access and shading, and ideas regarding neighborhood involvement.