

MINUTES OF THE OTTAWA PLAN COMMISSION MEETING February 28, 2022

Chairman Brent Barron called the meeting to order at 6:00 PM in the Ottawa City Council Chambers.

ROLL CALL - Present: Barron, McConville, Stone, Burns, Mangold, Volker. Absent: Ruiz, Sesto, Hughes. Others: City Planner Doug Carroll, Michael Hoffman of Teska and Associates.

MINUTES

McConville made the motion to approve the minutes from the January 24, 2022 meeting.

Seconded by Burns.

Ayes: Barron, McConville, Stone, Burns, Mangold, Volker.

Nays: None

Motion Carried.

Stone made the motion to approve the minutes from the February 7, 2022 meeting. Seconded by Mangold.

Ayes: Barron, McConville, Stone, Burns, Mangold, Volker.

Nays: None

OLD BUSINESS

1. *Continued public hearing to consider the updated Comprehensive Plan.*

Barron opened the public hearing. Michael Hoffman of Teska and Associates appeared before the Plan Commission. Hoffman highlighted changes made to the draft comprehensive plan based on discussion from the previous meeting. Hoffman presented his list of corrections from the meeting: (1.) Take Crystal Metals out. (2.) Highlight Chicago to Peoria Amtrak possibility. (3.) Note waterfront area is a brownfield site. (4.) Highlight some of the benefits of 2016 riverfront plan. (5.) Take out dollar comparison between 2016 plan and proposed plan. (6.) Highlight Millenium Park comparison. (7.) Control access to riverfront event space. (8.) Show bridge coming over Illinois River on IL 71/I-80 sketch. (9.) Modify and add pictures and video link. (10.) Correct spelling of Jordan Block. (11.) Note location of buildings along river front is flexible. (12.) Added possible stop light locations on Norris Drive. (13.) Added discussion about New Market Tax Credits.

Stone asked about the Ottawa population on page 8, he noted the population has increased.

Stone also questioned the median age noted in the plan. Hoffman said he would verify.

Barron said he met with the Chamber of Commerce and there were a few slides that were numbered wrong. Hoffman will make the correction.

Volker asked about adding a map showing high speed internet. Hoffman said he could add that. Volker asked about the Fox River Trail and how that affects us. Hoffman said he worked on the plan in Kendall County and it stops at LaSalle County. Hoffman said he can add a reference to the trail and need for connection. Volker noted his support for buildings along a road near the riverfront instead of fronting on the park.

Barron asked about the switch yard being moved. Hoffman said he will add that to the plan. Jeff Hettrick with the Chamber of Commerce stated he has shared the plan with Chamber members and their focus will be on the river front and Jordan Block. He said it was well received with its members. He did note support for buildings along a road at the riverfront park instead of fronting the park. Some discussion ensued about the possible cost of moving utilities and floodplain. Hettrick noted it is important to be flexible.

Barron asked about Paul St. extending to Jones St. as it is depicted on the proposed plan. He noted he has received calls about it. Hoffman said the more important connection is Deleon St. to Paul St. and had no problem removing the depicted road north of Deleon St. The Plan Commission agreed.

Hettrick asked about Nell's Woodlands and turning movements. Barron asked Carroll how one will access the site. Carroll stated a road by Goose Creek Villas will be used to access the site. Hoffman summarized additional changes for the final copy: (1.) Add map about broadband. (2.) Add note about possible future connection to Fox River Trail. (3.) Will add a note about the proposed switch yard. (4.) Add future signalized intersection at Guion St. (5.) Change demographic information with reference to greater population in the 61350 zip code.

Being no further discussion, Stone made the motion to recommend approval of the 2022 Comprehensive Plan as amended tonight. Seconded by Mangold.

Ayes: Barron, McConville, Stone, Burns, Mangold, Volker.

Nays: None

Being no further business, Barron adjourned the meeting at 6:50 PM.

Respectfully submitted,
Douglas Carroll, AICP
Carroll Planning, LLC