



City Council Meeting Minutes
Public Hearing #2 – Comprehensive Plan
Monday, April 17, 2023 at 6:30 p.m.

In the library meeting room at Five Points, 360 N. Wilmor Road, Washington, Illinois

Call to Order Mayor Manier called the Public Hearing meeting to order at 6:48 p.m. with a quorum present.

Roll Call Present: Alderpersons Adams, Blundy, Brownfield, Butler, Dingedine, Schone, Stevens and Yoder

Also Present City Administrator Jim Snider, City Engineer Dennis Carr, Planning and Development Director Jon Oliphant, Public Works Director Brian Rittenhouse, Finance Director Joanie Baxter, Police Chief Mike McCoy, Deputy Police Chief Jeff Stevens, City Treasurer Abbey Strubhar, City Clerk Valeri Brod, and City Attorney Derek Schryer

Public Hearing: At 6:49 p.m. Mayor Manier opened the Public Hearing for the Comprehensive Plan. Mr. *Comprehensive Plan* Oliphant shared that the first reading ordinance is scheduled to take place on the Council agenda following this public hearing with the second reading to take place on May 1, 2023.

Mayor Manier opened the floor for public comments.

Brett Pudik from Washington Township thanked Mr. Oliphant and Zac Borders for their work on the Comprehensive Plan. He stated that he submitted questions online but has not received a response. Mr. Oliphant said they received something a few weeks ago but not lately. Mr. Pudik noted the importance of a Comprehensive Plan. He stated that Comprehensive Plans are 20-year plans and he feels they should be formed from previous plans. He stated that City expansion and annexations should mesh with Tazewell County. He pointed out Farm Creek and wooded ravines and stated that it is highly regarded by the Tri County Planning Commission and he would like Mr. Borders to take a look at it. Mr. Pudik stated that Comprehensive Plans can look far into the future, and it is important to know the difference between realistic vs. nonrealistic information. He gave the population reports from the 2010 and the 2020 census. He noted that the growth rate has leveled off. He stated that Strand did a build out based on the completion of the Comprehensive Plan. Mr. Pudik stated that if the Comprehensive Plan was developed with the full projected growth, the projected population would be 98,000 and using the growth rate, that is 800 years. Mr. Pudik stated that a Cummings Road extension goes out to nowheresville and the Guth Road extension will have a 90 to 100-foot drop. He stated the Cummings extension from ridge to ridge would be 4/10 of a mile and we will need bridges. He noted the expense of bridges. Mr. Pudik stated that putting something like that in the plan needs to be thought about. He stated that part of the Guth Road extension would travers over a landfill. Mr. Pudik also stated that the Comprehensive Plan is missing annex guidelines and properties. He noted the cost of fire, public safety, road maintenance and safety. Mr. Pudik shared concepts from the old Comprehensive Plan. He asked about how close utilities are to the parcels. Mr. Pudik stated that there is no mention of sewers and we have a 2,040% I&I problem. He also stated that we have to figure out sewer and sanitary problems.

Sam Miller from Schuck Road stated that the extension of Cummings Road goes through his property, and they wouldn't be interested in this idea. He noted the expenses for a road like that and shared that he is concerned about that part of the plan.

Allison Montgomery who lives outside of Washington stated that she is troubled that the Southeast corner of Main Street and the bypass just stops. She stated that what she learned is that this plan is important. She said that in the 90s, Council was looking at extending Freedom Parkway. She also stated that IDOT said we had to fund it ourselves before they gave \$7 million. Ms. Montgomery said **PUUATS** is a federal fund from other counties that get together to talk about the big picture. She asked why more than \$50,000 is put in the recreation trails but they can't put money into fixing people's yards. Ms. Montgomery also stated that we complain about Facebook, but people are tired of bad roads, watermain breaks and boil orders. She stated that we have to stop devaluing the farms, woods the ravines. She said she hasn't had anyone from her family in the schools, but they pay a crap ton of money into the school for the vacant farmland. Ms.

Montgomery stated that it is the Council's job to take care of the City and she loves big cities like New York and L.A., but we live in the mid-west and we need to stop funding projects and not fix infrastructure. She stated that this plan is heavy on bicycles and the top of the plan should be current residents. Ms. Montgomery told Council to stop putting pressure on us farmers to sell out. She stated that she wants her farm to be considered valued instead of left out. She said it is private property, we want to be farmers and she should be labeled like other farms in the 1.5-mile jurisdiction.

Mayor Manier opened the floor for comments from Council members.

Alderson Blundy said the Comprehensive Plan is aspirational and it's okay to dream. He said it will be revised over time, but elements have to be realistic. Mr. Blundy stated that as for the population growth, there is a timeline concerning the population growth that goes out 20 years.

Mr. Oliphant shared that when comparing the last 20 years, there was a lot of growth in the early 2000s which has curtailed considerably in the last ten years. He noted a lot of the feedback given was focused on growth within the city limits. Looking 20-25 years down the line, there could be interest to expand outside the City but it is more reasonable cost to expand within the City.

Alderson Blundy said when you look at priority maps, it points to Freedom Parkway and 223, but when you look at the land-use map, it looks more residential. He noted the rural reserve area and asked that when you start overlaying that area, did we put enough thought into what should be left alone. Alderson Blundy stated that when you look at the south and the floodplain maps, some of it doesn't make sense. He said he would like to see it cleaned up and focus on those areas. Alderson Blundy said we could add goals or Council ideas with the maps that would help justify it. He stated that it would be nice to know what they were thinking and noted the number system to help identify the roads.

Mr. Oliphant said Guth and Cummings Roads were on the 2001 plan so he can't speak to that. He stated that topography is not our friend but there has been interest in expanding the North/South roads. He also stated that they have been in the plan from 2001 and they have not been talked about yet. Mr. Oliphant noted that Tri County has an interest in roads like these.

Alderson Blundy stated that regarding parks, he wasn't sure if the City was going to get more involved with developers or they would recommend more to the park district. Mr. Oliphant stated that maybe they would amend code to encourage parks like LaHood Park for developments of that size and maintenance and ownership would still be the park district's.

Alderson Blundy said the goals are near, mid, or long-term but didn't define what that means.

Mr. Oliphant clarified that short-term is 0-5 years, mid-term is 5-15 or 20, and long-term is 20 years on out.

Alderson Blundy said he is concerned about the infrastructure like the water tower, and trunkline. He doesn't see anything about a study to consider the infrastructure. He noticed in the 2001 plan it discussed the I&I issues. Alderson Blundy stated that they need to have a goal to address the stormwater issues. Mr. Blundy stated that annexation polices would provide us a guide. He stated that there's a good policy in the old plan that can be incorporated. He also stated that as for bicycling, he is pro bicycling, but he is not sure that they have considered long-term maintenance of the recreation trails.

Alderson Schone asked if this would be part of capital improvement.

Administrator Snider verified that it would.

Alderson Butler noted that there is a first reading to adopt the Comprehensive Plan on the agenda. He asked if Mr. Border's portion is done.

Mr. Oliphant confirmed that it is.

Alderson Butler stated that they have had this in front of them for a good deal of time and doesn't understand how they could now incorporate this into the plan. He said there has to be some sort of a plan to have a transportation system and noted the need for another north/south road. He noted that this is just a guideline. Alderson Butler stated that the detail of this discussion doesn't allow them time to deal with that and attend to our daily infrastructure needs. He also stated that it looks like they are ready to move on and have this for reference but does not understand this discussion.

At 7:17 p.m. Mayor Manier closed the public hearing.

Adjournment At 7:18 p.m. Alderson Brownfield moved to adjourn; Alderson Stevens seconded. Motion carried unanimously by voice vote.

Valeri L. Brod, City Clerk