

**Land Use Committee Meeting
March 11, 2009
NIRPC Auditorium
Minutes**

Members & Visitors

Chuck Oberlie, John McDaniel, Tina Rongers, Sergio Mendoza, Jennifer Nebe, Charlotte Read, Joan Crist, Bob McCormick, George Malis, Beth Downes, Dale Engquist, Sandy O'Brien

NIRPC Staff

John Swanson, Gabrielle Biciunas, Bill Brown, Eman Ibrahim, Kathy Luther, Ryan Hicks, Mary Thorne, Steve Strains

Chairman Chuck Oberlie called the meeting to order at 10:10 a.m. On a motion by Sandy O'Brien and George Malis, the February 11 minutes were approved as read. Mayor Oberlie welcomed two new members to the Land Use Committee, Joan Crist and George Malis.

Marquette Vision Efforts Memorandum of Understanding

John Swanson gave an update on the second phase of the Marquette Plan which established a vision for the Lake Michigan shoreline, illustrating the various projects and their progress. The National Lake Shore and Regional Development Authority joint project, the Portage Lakefront Park and Riverwalk is in place. Five other projects are funded, four by the RDA. A consensus as to goals and responsibilities in moving the plan forward is illustrated in the Memorandum of Understanding. Tina Rongers described the memorandum of understanding between the Lake Michigan Coastal Program, Northwestern Indiana Regional Planning Commission and Regional Development Authority, and listed their respective responsibilities. An implementation coordinator will be selected. An advisory council will be established which will consist of various stakeholders including the three partnering entities, major industrial property owners, Indiana Dunes National Lakeshore, Northwest Indiana Forum, congressional representatives, members of the Shoreline Development Commission, Marina Development Commission, Save the Dunes Council and Interfaith Federation. Project criteria and investment funding opportunities were discussed. The memorandum is going out for signatures by all three entities. Motion was made by Bob McCormick and a second was made by Sergio Mendoza to recommend the memorandum to the NIRPC Board for adoption; motion carried unanimously.

Transportation for Livable Communities Program (TLC)

Eman discussed the proposed work program subcategory, Transportation for Livable Communities which was presented to the Committee last month. The program will support community-based redevelopment projects or transportation-land use linked projects that bring vitality to downtown areas, neighborhoods, commercial cores and

Land Use Committee Meeting
March 11, 2009
Minutes

transit corridors and would include streetscape improvements, transit center linkages, pedestrian linkages, station area plans, redevelopment of urban centers to support a transit facility, transit corridor plan. The program is linked to the Sensible Tools Handbook. Several other MPOs are using similar programs throughout the nation. The San Francisco Bay area MPO is using 15% for planning and 85% for capital for implementation. The San Diego MPO is doing a 20%-80% split. The Land Use Committee would review the criteria and eligibility requirements for projects. Gary is proposing a University Park Transit Center project with funding through CMAQ. It would replace shelters and have a transit center connection with Ivy Tech and IUN. Dyer is looking at a town center along with the proposed train station connection to Lowell. Programs for funding would include STP, CMAQ or TE dollars. This program would assist in integrating planning pieces like land use and transportation.

On a motion by David Ellis and a second by Charlotte Read, the committee agreed to recommend the program to the NIRPC board for approval.

Local and Regional Updates

Regional Land Use/NWI Zoning Map

Eman presented an updated zoning map which is 95% complete. Communities still missing include Beverly Shores, Dune Acres, Hebron, Kouts and other smaller communities. Gary was added. The town of Winfield is the only community which has mixed-use zoning. PUD zoning is only classified in Merrillville and Porter County. The Greenways-Blueways Plan area is illustrated on the map as well. The draft map will be sent to municipalities for review as it will be used in the Comprehensive Regional Plan. Municipal boundaries will be shown to assist municipalities in their plans. Further updates will include acreage, conservation areas including steep slope over 25% and soil data. Watershed identification needs to be digitized. Dale Engquist said Beverly Shores and Dune Acres zoning maps will probably show as residential but it is on federally protected land. Sergio Mendez said zoning is a legal tool and if the municipality identifies the status and it is a conservation area, the zoning map should be retrofitted.

Comprehensive Regional Plan

A policy for the Steering Committee for the plan was adopted by the NIRPC board. Mayor Oberlie defined the process as described in the policy. The outcomes of the policy committees will be the source of the recommended policies to the Steering Committee. Shawn Pettit will chair the next Land Use meeting. A detailed scope for continued work with the *AmericaSpeaks* consulting team for the remaining \$80,000 has been drafted. Further funding sources are being sought including the stimulus package. The next Steering Committee meeting is March 26 at 9:00 a.m. at NIRPC. Comments on environmental justice were received from Earl Jones at IUN and a meeting will convene tomorrow with him and others tomorrow. A draft vision

Land Use Committee Meeting
March 11, 2009
Minutes

statement has been created by that working group which included George Malus, Sandy O'Brien, Dale Engquist, and Sergio Mendez. Joan asked about public outreach efforts. Steve said *AmericaSpeaks* will give a smaller percentage of outreach assistance than that given for the December event. The NIRPC staff will take on the majority and is gearing the outreach plan according to NIRPC's Public Participation Plan through Belinda Petroskey. The public will be notified of meetings. Focus will now be on technical assistance from HNTB in creating scenarios and other products.

Community Updates

- A project has been funded through the RDA to put trail enhancements and better access to Wolf Lake as well as a new pavilion and splash pad.
- FHWA changed their policy on what they would allow for ownership control of trail property relating to Singing Sands and two other trails in Michigan City. There is now a draft exemption signed off by NIRPC, DNR and Michigan City that would allow the feds to utilize the pre-existing land use requirements for easements for building bike trails on public utility land. This should be implemented within 2 to 3 months.
- The Porter County Corridor Plan is online for review on their website, www.porterco.org. There is no county representation at today's meeting due to a flood issue meeting as well as an FTA audio conference for stimulus funding as well as the Indiana Road School. A desire for more small community presence at the land use meeting was expressed.

Announcements

- A query about adding inclusionary zoning and fair share policy for housing in the new comprehensive plan could be suggested to the Steering Committee for adoption by the NIRPC board as part of the smart growth principles.
- Indiana Illinois Sea Grant has a new smart growth protection of natural resources publication will be on the Planning with Power website.
- Save the Dunes will host a Landscaping for Water Quality Workshop at Bass Pro Shops on April 13. Register at www.savedunes.org/registration. Bob Thompson will speak on the Porter County Landscape Ordinance. Dr. Jeff Schloss at the University of New Hampshire is the principal instructor and Angela Sturdevent with IDNR will speak on vegetation as well.

The next Land Use Committee meeting will be Wednesday, May 13, 2009 at 10:00 a.m.

Mayor Oberlie adjourned the meeting at 11:35 a.m.

Respectfully submitted,
Mary Thorne
Planning Secretary
Northwestern Indiana Regional Planning Commission

