



General Plan Rewrite Update

City Council Workshop – February 24, 2026





Purpose

- Provide an overview of the project and process
- Outline project scope and schedule
- Review public and stakeholder engagement strategies
- Provide key milestones



What is the General Plan?

- Statutory requirement
- Establishes community vision and goals
- City's long-range policy document
- Guides future land use, growth, and development
- Foundation for zoning and capital investment planning



Project Overview

- Phase 1: Initiation
- Phase 2: Visioning
- Phase 3: Policy Development
- Phase 4: Draft the Plan
- Phase 5: Adoption and Ratification



Initiation – Current Phase

- Scope development
- Project schedule (on-going)
- Communication tools (refining)
- Community engagement framework
- Form Steering Committee and Focus Groups



Critical Groups

- City Council
- Planning Commission
- Community
- Focus Groups
- Steering Committee



Steering Committee

- Purpose and role
 - Led by the consultant
 - Technical advisory throughout the process
 - Document focused
- Comprised of Planning Commission, community subject experts, and senior staff
- Convenes four times throughout the project



Focus Groups

- Purpose and role
 - Provide stakeholder input on specific topics
 - Provide community-based perspective
 - Address specific General Plan elements, goals, and policies
- Ideal group members: residents, business owners, developers, and city leadership



Tentative Focus Areas

- Growth and Development
- Infill and Adaptive Reuse
- Connectivity
- Community Preservation/Revitalization
- Urban Design
- Arts and Culture
- Economic Vitality
- Public Facilities and Services
- Environmental Sustainability
- Military and Aviation



City Council Involvement

- Council Workshops
 - Review and provide feedback on draft General Plan
- Public hearings
 - Planning Commission (Recommendation)
 - City Council (Adoption)



Engagement

- Community Meetings
- Pop-up opportunities
- Community surveys
- Social media and digital outreach
- Stakeholder interviews
 - City Departments
 - City Council
 - Others



Tentative Milestone Schedule

- February/March:
 - Form Steering Committee and kickoff meeting (1 of 4)
 - Complete stakeholder interviews

- April/May:
 - Existing Conditions Report - Draft
 - Establish Focus Groups
 - Community meetings (1 of 3)
 - Steering Committee meeting (2 of 4)
 - Council and Planning Commission workshops (1 of 3)



Tentative Milestone Schedule

- June/July:
 - Existing Conditions Report - Final
 - Community meetings (2 of 3)
 - Council and Planning Commission workshops (2 of 3)
- August/September:
 - Administrative Draft of the General Plan
 - Steering Committee meeting (3 of 4)



Tentative Milestone Schedule

- October/November:
 - Council and Planning Commission workshops (3 of 3)
 - Community meetings (3 of 3)
 - Draft General Plan 60-day public review period
- December/January:
 - Draft General Plan - Final
 - Public hearings and adoption
- General Plan ratification will fall into the 2027 ballot cycle



Key Outcomes

- Updated community vision
- Clear land use framework
- Policies and goals for growth, infill, adaptive reuse, and redevelopment
- Implementation strategies
- Voter-approved General Plan



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