

Raquel,

Thank you for taking some time out of your day to speak with me last Thursday about the Comprehensive Plan project, and other projects occurring in the City. Based on our conversation, I wanted to provide the following status update for you to share with staff, the City Manager, and the Mayor and City Council.

As you recall, the initial kickoff meeting with the City Council was on September 19, 2023. The purpose of the presentation was to introduce RVi and the project team, have a “Comprehensive Planning 101” discussion, provide some very initial findings of our research on the City, and outline the Comprehensive Plan project parameters. Some of the feedback we received from the Mayor and Council at that time related to the City’s desire to annex properties, reviewing the land development code and comprehensive plan for conflicts along the south side of the City and the airport, doing an online survey, the importance of the City’s waterways, and overall coordination between the City and Orange County.

On November 21, 2023, we presented our findings of the Preliminary Assessment. The presentation was broad in discussing some of the findings of the assessment as it related to the City’s socioeconomics, available land, water quality, neighborhood character, and concluded with key recommendations. We also provided data from the Community Survey. The summary of that meeting was to continue our work into the draft Comprehensive Plan updates, and that the Council was going to have other workshops related to the survey results, annexation, and new development standards.

Lastly, on February 14, 2024, in conjunction with VHB, we held a community workshop at City Hall. Similar to the prior meetings, RVi provided a brief presentation to the roughly two dozen attendees about the Comprehensive Plan project and what it meant for the City. There were brief conversations with the attendees, however no significant feedback was provided. As a result, we continued forward with our draft amendments.

As of today, we have provided the recommended draft updates to the City and Stakeholder Group for the Conservation, Housing, Intergovernmental, and Recreation & Open Space Elements, for comment and feedback. The remaining elements, Future Land Use, Infrastructure, Transportation, and Capital Improvement, will be provided by mid-April. Our goal is to get to the Planning & Zoning Commission in May, and then have our transmittal hearing with the City Council in June. This schedule will allow us to finalize the project this calendar year, and likely early Fall 2024.

If the Mayor or Council would like review the Preliminary Assessment in additional detail, they can download the document at this link: <https://rviplanning.sharefile.com/d-s7e5220c1ce1a4a9587e60ac76ed9d53a> I’ve also attached the latest data from the community survey to this e-mail.

As we continue to move forward with the project, if you, the City Manager, or Mayor and City Council, would like RVi to be present at any upcoming meetings, please don’t

hesitate to ask. We are here to serve the City and its residents to the best of our ability. In addition, if the City wishes for RVi to lead other projects that are of interest or importance to the City, such as land development code updates or assisting in with annexation strategies, we would be happy to have those conversations.

Let me know if you have any additional questions or concerns.

Thanks,

Stephen Noto, AICP
Director of Planning