



**A JOINT WORKSHOP OF THE CITY COUNCIL
AND PLANNING COMMISSION
OCTOBER 7, 2020, 11:00AM
LIBRARY COMMUNITY ROOM
702 E. FRONT AVENUE**

AGENDA

NOTE: The City is utilizing Governor Little's Stage 4 Rebound Idaho guidance for its public meeting. As such, we are abiding by the social distancing standard of 6' within the physical meeting room. Therefore, we are still encouraging the public to participate electronically. While participating electronically the public comments will be taken during that section of the meeting by indicating a raised hand through the Zoom meeting application. Public comments will not be acknowledged during any other time in the meeting. Additionally, you may provide written public comments to the City Clerk at renata@cdaid.org any time prior to 4:00 p.m. the day of the meeting.

*The meeting will be aired on Zoom meeting network with the following options:
<https://zoom.us/j/99557814891> Password: 882617 or Dial: US: +1 346 248 7799 or +1 646 518 9805 or 877 853 5257 (Toll Free) or 888 475 4499 (Toll Free)*

A. CALL TO ORDER

- 1. Envision Coeur d'Alene** – The following topics will be discussed concerning the city's updated comprehensive planning efforts:
 - Summer public engagement results from the online survey
 - Focus Groups and Community Advisory Community input on the Policy Framework and land use mapping
 - Land use scenario results and recommended land use approach
 - Next steps

**PRESENTED BY: ALEX DUPEY, AICP
DIRECTOR OF PLANNING SERVICES AT MIG, INC.**

B. ADJOURNMENT

*This meeting is aired live on CDA TV Spectrum Cable Channel 1301
and on Facebook live through the City's Facebook page.*

NOTE: The City will make reasonable accommodations for anyone attending this meeting who require special assistance for hearing, physical or other impairments. Please contact the City Clerk at (208) 769-2231 at least 72 hours in advance of the meeting date and time.



Leadership Committee

October 7, 2020

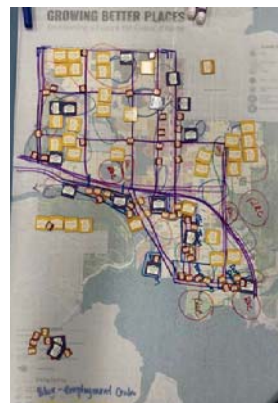
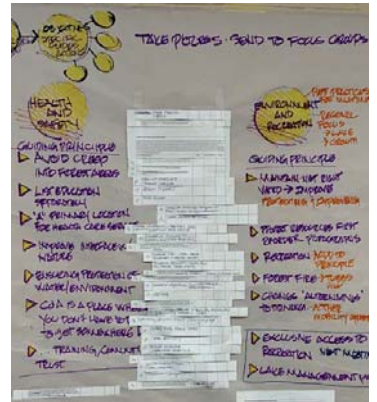
Agenda

- Summer public engagement results
- Focus Group and Community Advisory Community input
- Land use scenarios
- Preliminary Envision Coeur d'Alene recommendations
- Next steps

Project Process

September 2019	December 2019	January 2020	March 2020	July 2020	August 2020
<ul style="list-style-type: none"> Public Kickoff Land use, vision and goals 	<ul style="list-style-type: none"> Review and organize goals and objectives Develop potential growth/land use concepts 	Public Survey ~300 respondents <ul style="list-style-type: none"> Vision Principles, goals and objectives 	<ul style="list-style-type: none"> Refine principles Refine goals and objectives Identify potential actions 	Public Survey ~1,000 respondents <ul style="list-style-type: none"> Review and prioritize actions Review growth/land use concepts 	<ul style="list-style-type: none"> CAC: Review growth scenarios Focus Groups: Review and refine actions

September 2019	December 2019
<ul style="list-style-type: none"> Public Kickoff Land use, vision and goals 	<ul style="list-style-type: none"> Review and organize goals and objectives Develop potential growth/land use concepts



September 2019	December 2019	January 2020	March 2020	July 2020	August 2020
<ul style="list-style-type: none"> • Public Kickoff • Land use, vision and goals 	<ul style="list-style-type: none"> • Review and organize goals and objectives • Develop potential growth/land use concepts 	<p>Public Survey ~300 respondents</p> <ul style="list-style-type: none"> • Vision • Principles, goals and objectives 	<ul style="list-style-type: none"> • Refine principles • Refine goals and objectives • Identify potential actions 	<p>Public Survey ~1,000 respondents</p> <ul style="list-style-type: none"> • Review and prioritize actions • Review growth/land use concepts 	<ul style="list-style-type: none"> • CAC: Review growth scenarios • Focus Groups: Review and refine actions

Questions for the Leadership Committee

- Which land use scenario(s) is a good fit for Coeur d'Alene?
- Are there priority areas to focus on?
- What do you think are the highest priority/most critical actions to address in this plan?

Summer 2020: Community Priorities Survey

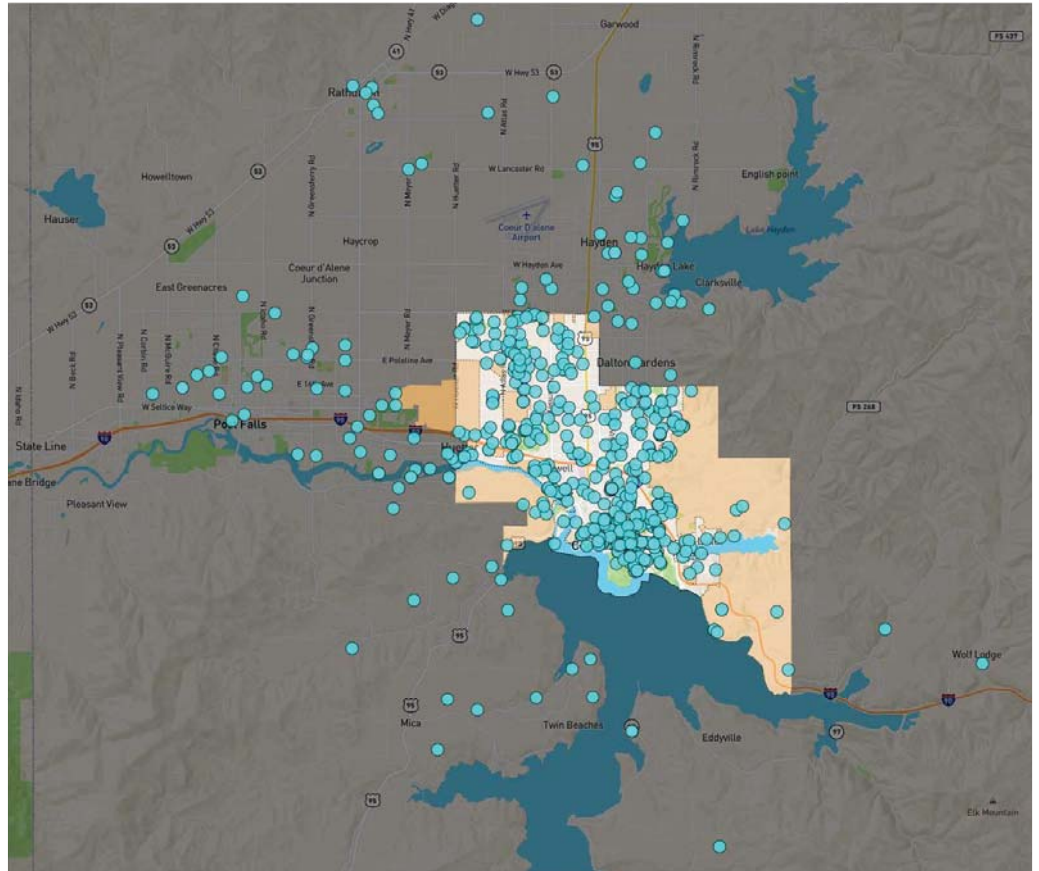
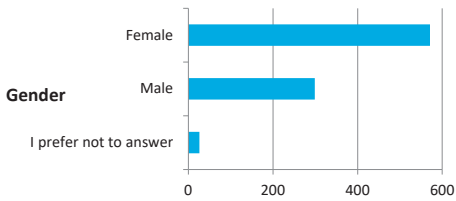
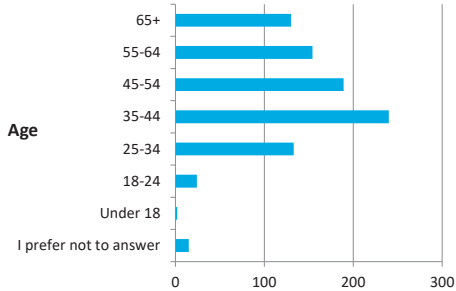
Survey Summary

- Approximately 1,000 survey responses
- Survey live for approximately one month
- Prioritization of proposed actions
- Identified potential new actions
- Reviewed scenarios and growth assumptions
- Identified where development should occur

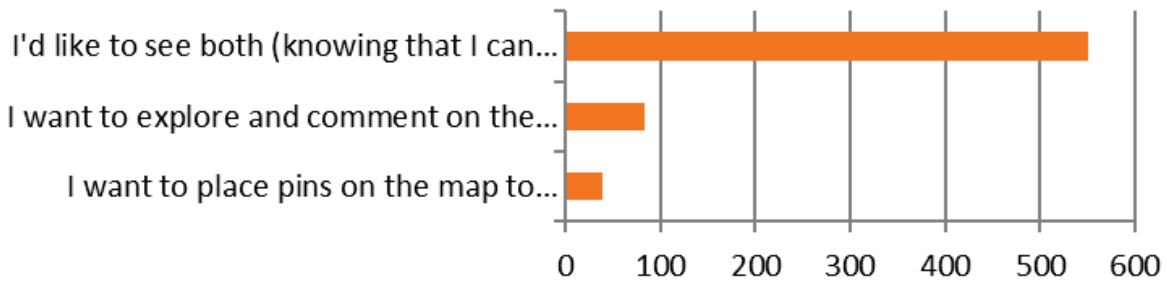
Respondents

613 Respondents indicated where they live

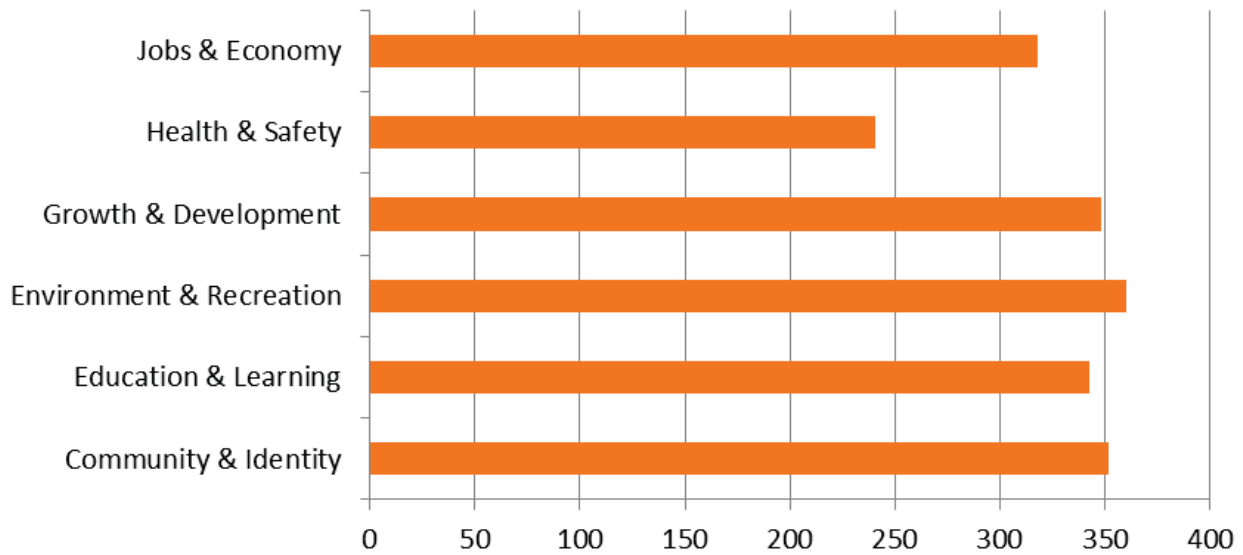
Most were inside the city limits



There are two main sections to this survey. Select which topic(s) you would like to provide feedback on. You must check one of the following answers.

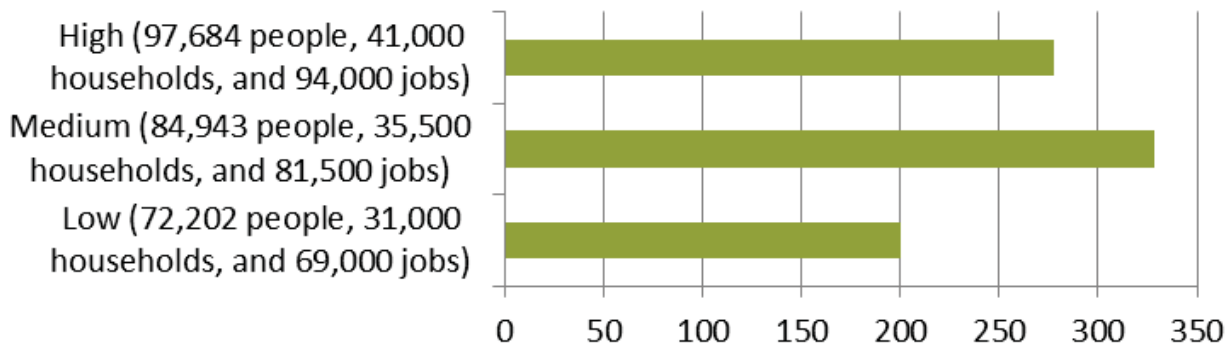


Check the focus areas you are interested in providing feedback about. Additional information about the goals and actions will be provided for the areas you check.

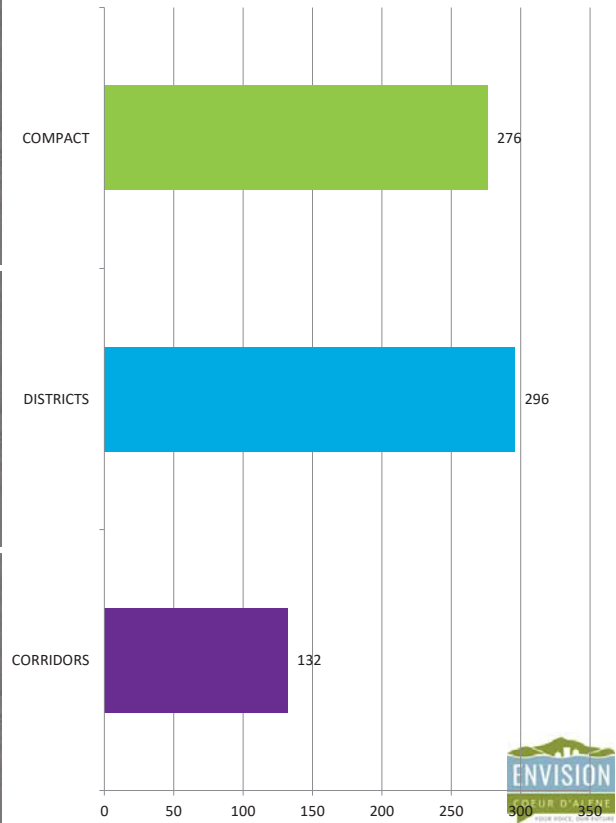
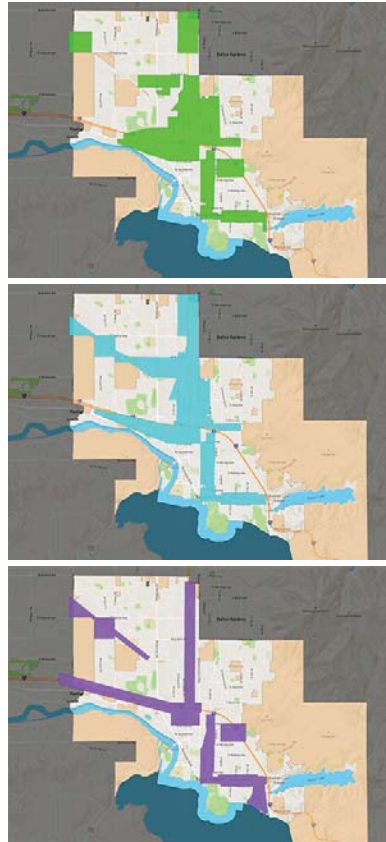


Growth/Land Use Concepts

Which of the following levels of growth do you want to plan for?

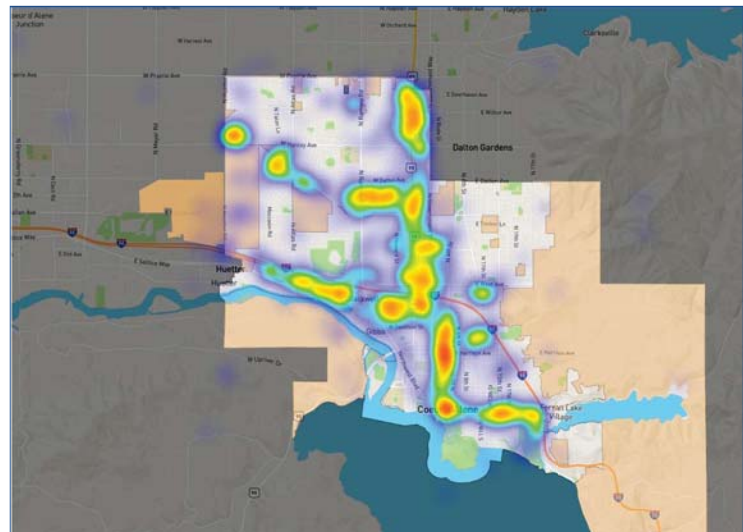


Growth Concepts



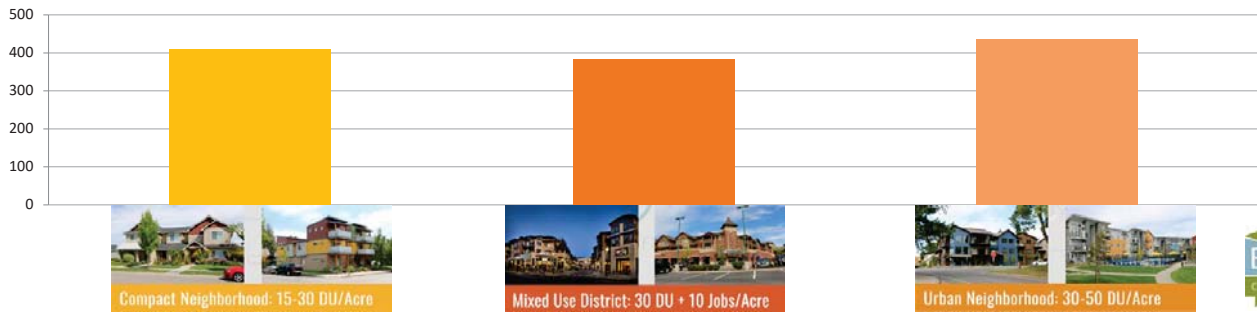
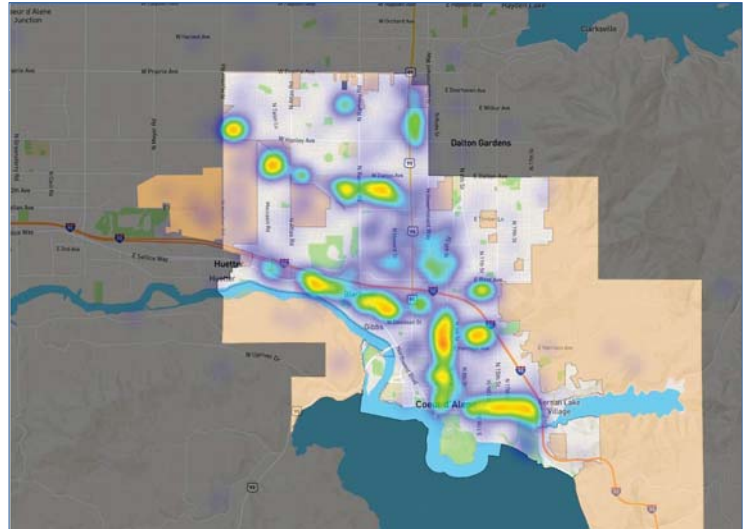
Combined: Jobs

- A total of 704 Respondents placed pins across the three concepts.
- These respondents placed 1503 pins indicating where job-supporting development should be located.
- The graph below indicates the preferred type of development indicated with each pin (multiple choices were allowed for each response)



Combined: Housing

- A total of 704 Respondents placed pins across the three concepts.
- These respondents placed 1083 pins indicating where housing development should be located.
- The graph below indicates the preferred type of development indicated with each pin (multiple choices were allowed for each response)



Contents

- Notes
- Project Area
- City Boundary
- Areas of Interest
- Redevelopable Parcels
- Zoning
- (Housing) High Density Points
- (Housing) Polygon - All Housing Types
- (Housing) Polygon - Compact
- (Housing) Polygon: Urban
- (Housing) Polygon: Mixed Use

Trust Center Legal
Contact Email Report Abuse

Notes (Features: 16, Selected: 0)

Notes

Seems like the residential uses would be pushed out over time, should look at creating mixed use activity centers in the area rather than converting everything to commercial. Nodal development to create Harrison had become a divider, this is an area that will see a lot more people living here in multi-family development (similar to new development on 4th St.)

Area is likely to develop south to north as downtown grows

City has approved several developments with commercial on the ground floor and residential above

CAC and Focus Group Input

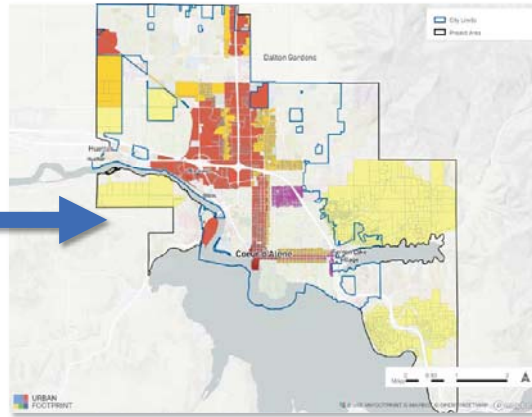
- **Focus Groups:** Reviewed public input and revised policy framework
 - Refined actions and objectives, as needed
- **Community Advisory Committee:** Reviewed public input on growth concepts
 - Discussed areas where input was the highest and potential growth/land use concepts

Developing Future Growth Scenarios

Translate Input Into Preliminary Scenarios



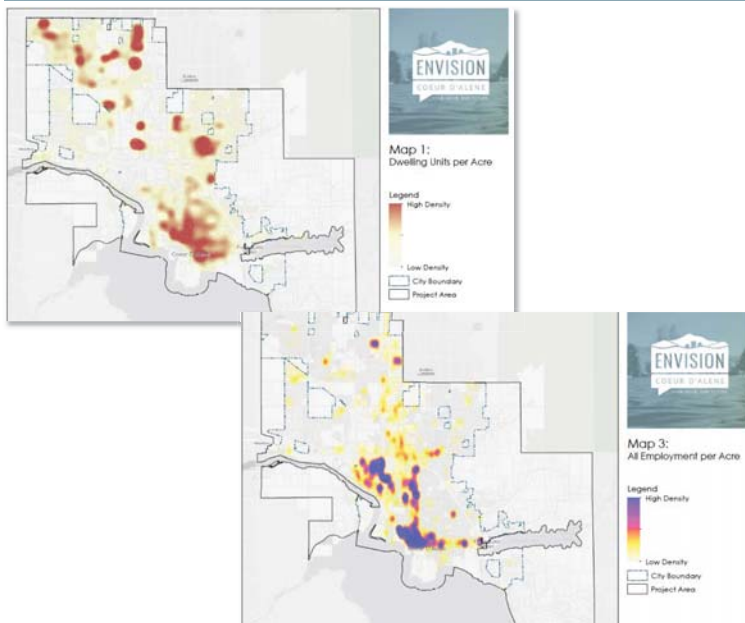
Planning concepts developed from Public Kickoff and CAC input



Scenarios to analyze based on planning concepts from the Public Kickoff

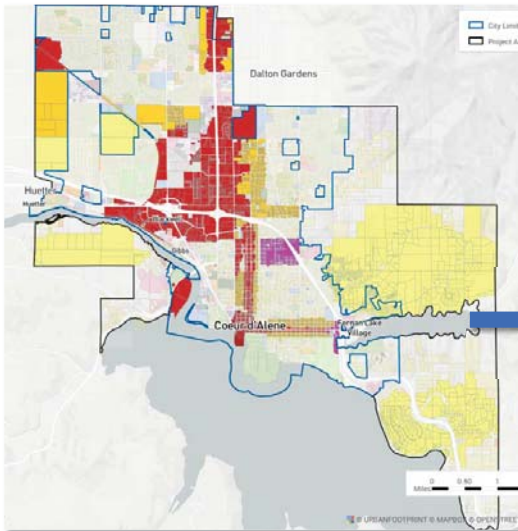
- Planning concepts translated to scenarios
- Custom Place Types were applied to all parcels within planning areas for three scenarios
- Existing single-family land uses assumed to stay the same as today

Identify Existing Concentrations of Development

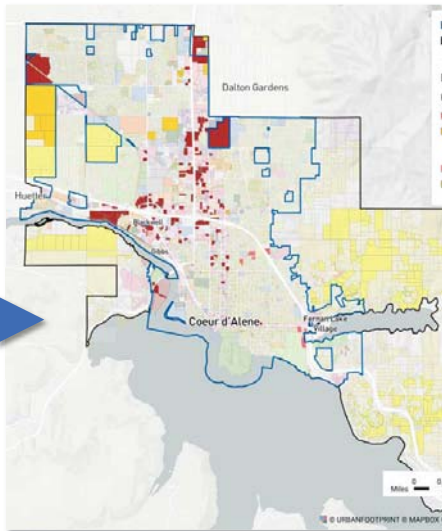


- Heat maps were generated to model current development patterns throughout Coeur d'Alene
- Maps visualize density of existing dwelling units, population, and employment statistics by acre to identify concentrated areas of development.

Apply Place Types/Scenarios to Vacant and Redevelopable Parcels



Adjusted Concept Scenario



Scenario assigned to developable and redevelopable parcels

- Identify parcels for redevelopment
- Vacant/redevelopable parcels were selected from the concept to model potential development capacity
- Most parcels are not assumed to see new development

Results

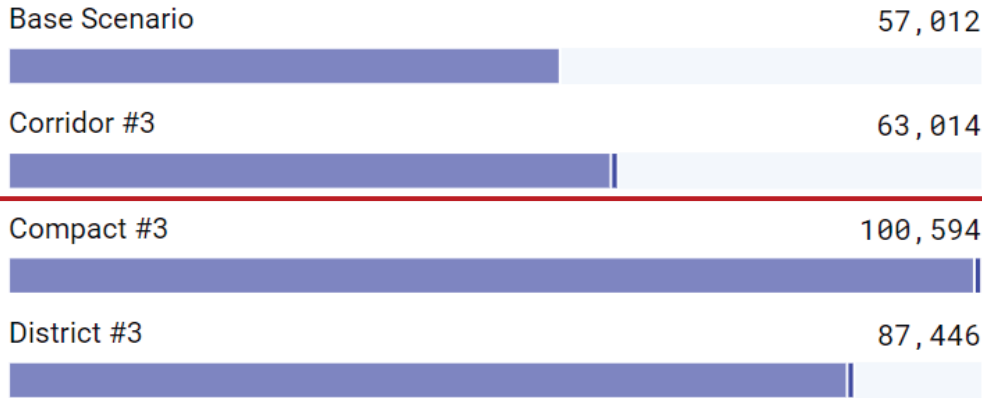
Within City Limits – Population

Population

KMPO 2040 Population Assumption: 84,943 people

Number of residents

■ Population

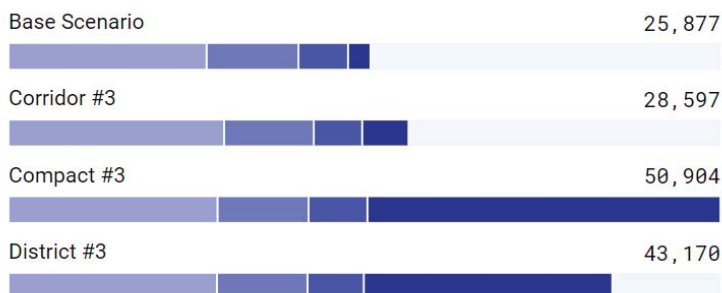


Within City Limits – Housing and Employment

Housing by Type

Number of dwelling units

■ Detached Single-Family, Large Lot
 ■ Detached Single-Family, Small Lot ■ Single-Family Attached
 ■ Multifamily



Jobs by Sector

Number of employees

■ Retail ■ Office ■ Public ■ Industrial ■ Agriculture/Extraction
 ■ Military



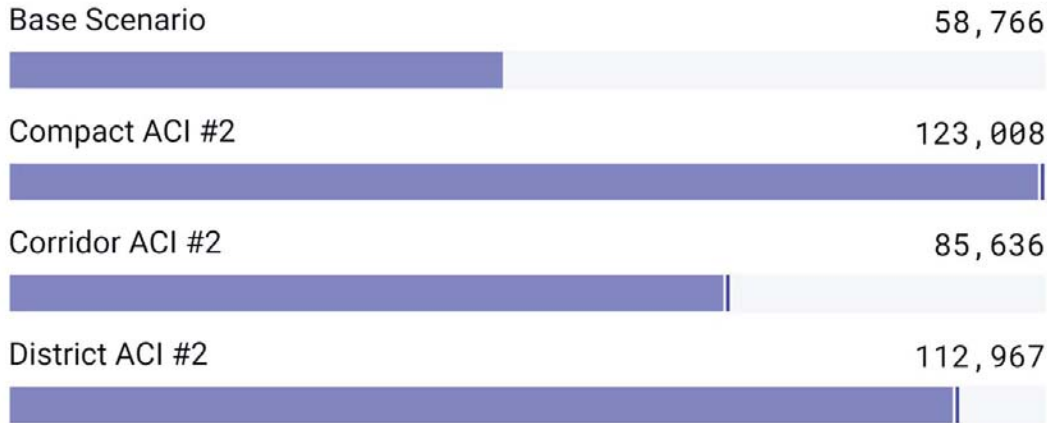
Within ACI – Population

Population

KMPO 2040 Population Assumption: 84,943 people

Number of residents

■ Population

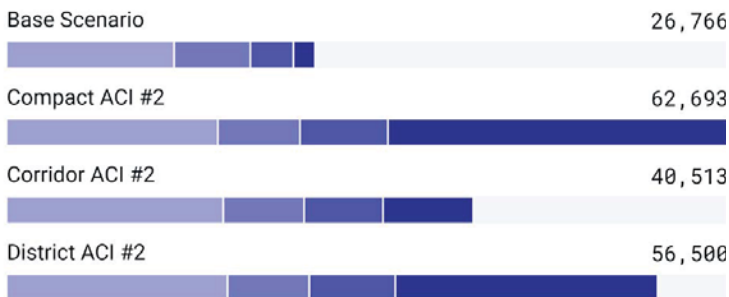


Within ACI– Housing and Employment

Housing by Type

Number of dwelling units

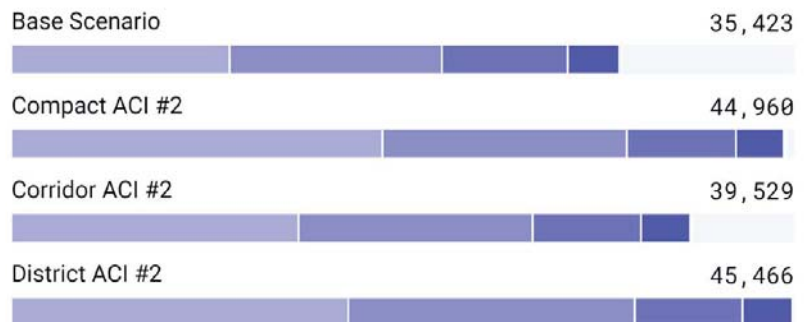
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Questions for the Leadership Committee

Which land use scenario(s) is a good fit for Coeur d'Alene?

- *Recommendation: Combine District and Compact scenario to develop draft land use map*

Are there priority areas to focus on?

- *Recommendation: Consider public engagement input and current special areas within existing Comprehensive Plan*

What do you think are the highest priority/most critical actions to address in this plan?

- *Recommendation: Convene members of existing Focus Groups, City and CDA 2030 to prioritize actions*

Next Steps

- Complete traffic analysis for scenarios (within ACI)
- Complete scenarios and traffic analysis for Lakeside Holdings property
- Develop Draft Envision Coeur d'Alene Plan
- Brief Leadership Committee survey to address equity and inclusion and housing definitions



ENVISION
COEUR D'ALENE
YOUR VOICE, OUR FUTURE.