



CITY OF CHELSEA

CHELSEA PLANNING COMMISSION NOTICE OF WORK SESSION

Notice is hereby given that the Chelsea City Planning Commission will hold a Work Session on **Tuesday, January 5, 2016 at 7:00 pm**, at the Chelsea Municipal Building (Council Chamber) located at 311 S. Main Street, Chelsea, Michigan.

The purpose of the meeting will be to:

1. Continue discussion of 5 year Comprehensive Plan revision with guidance from Planning Consultant Firm Carlisle Wortman.
2. Preparation for 1/20/16 Public Engagement Meeting

Persons requiring reasonable accommodations due to disabilities in order that the meeting is accessible to them are requested to notify the Chelsea Planning Commission of such disability no later than five (5) business days prior to the date of the meeting.

Larry Ledebur, Chair

PLANNING COMMISSION WORK SESSION MINUTES

January 5, 2016

CHELSEA MUNICIPAL BUILDING COUNCIL CHAMBERS
311 S. MAIN STREET, CHELSEA, MICHIGAN

NAMES OF THOSE PRESENT: Erik Larsen, Peter Shaw, Sarah Haselschwardt, George Olsen, Larry Ledebur, Steven Parker, Robert Dean, Marcia White, Cary Church (arrived at 7:20pm)

MEMBERS ABSENT: None

MEMBERS VACANT: None

OTHERS PRESENT: Christine Linfield, Cheri Albertson, and Paul Montagno (Carlisle Wortman).

Meeting started at 7:00pm

Item #1: Preparation for 1/20/16 Public Engagement Meeting (Comprehensive Plan Update)

Paul from Carlisle Wortman reviewed the plan for the Public Engagement Meeting to be held on January 20th, 2016 at the Library Meeting Room from 6:30-8:30pm. He explained each workstation and commissioners roles at the meeting as facilitators at each station.

Commissioners should arrive at 6:00pm for set-up.

Commissioners asked to forward any images they would like to have included in any Workstation be sent by January 13th to Christine Linfield. She will forward to Paul for inclusion in the materials for the meeting.

Item #2: Misc.

Cheri Albertson asked that any data from the Public Meeting be made available to City Council for their retreat on February 19th. She is looking especially for the Sustainability Section input from the community.

Item #3: Next Meeting

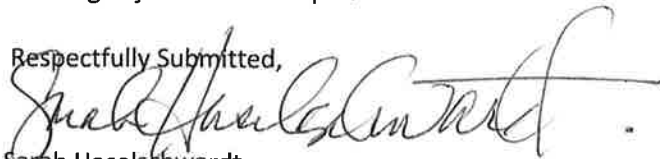
Public Meeting on the Comprehensive Plan January 20, 2016

Regular Meeting will be held at 7pm on Thursday, January 21st.

Commissioners were asked to let Christine know if they are unavailable for the meeting on the 21st.

Meeting adjourned at 8:40pm.

Respectfully Submitted,



Sarah Haselschwardt

Planning Commission Secretary



Carlisle/Wortman Associates, Inc.
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Ann Arbor, MI 48104
(734) 662 - 2200
(734) 662-1935 Fax

MEMORANDUM

TO: City of Chelsea Planning Commission
FROM: John Enos and Paul Montagno
DATE: December 22, 2015
RE: Master Plan Public meeting

Our first public engagement meeting has been scheduled for January 20, 2016 from 6:00 to 8:00 at the Chelsea District Library. While we have been getting some activity on the MiCommunity remarks input tool, this meeting is intended to provide another opportunity for the public to provide input into the development of the Master Plan. This meeting is also a chance to make people aware of the process and hopefully generate more activity on MiCommunity remarks.

The last time we were together we discussed each of the key topics that will ultimately be components of the Master Plan. Each of you agreed to be the "champion" of one of those topics. We have developed a station or activity for each of these topics designed to both introduce the topic and provide some education about the topic to the participants, as well as garner input from them. The input we gather from the participants will be coupled with input from MiCommunity remarks, as well as the background studies we are doing of the community.

Included in your packets are instruction sheets about each of the topic stations, and the mocked up station boards. These may be refined slightly before the meeting. At your next working session we will discuss how we intend for each of these stations to be run and your roll in facilitating the activity at the meeting.

We look forward to our next discussion.



CARLISLE/WORTMAN ASSOC., INC.

John L. Enos, AICP
Principal



CARLISLE/WORTMAN ASSOC., INC.

Paul Montagno, AICP
Planner



Open House

City of Chelsea Master Plan

What Chelsea would you like to see?

*Share
your
ideas!*

The City of Chelsea has undertaken an update to the community Master Plan. The Master Plan is both a community's vision for the future and the guide for getting there. The plan should reflect the values of the community. The following are prompts for the topics that will help formulate chapters in the master plan update.

We want to hear from you! Join us at the Open House or map your comments online at MiCommunity Remarks.

Open House

Date: Wed. January 20, 2016

Location: Chelsea District Library
221 S. Main St.

Time: 6:30 - 8:30 PM

Other ways to get involved

Check out MiCommunity Remarks:
www.micommunityremarks.com/Chelsea/

Visit the Master Plan home page:
www.city-chelsea.org

To sign up for Master Plan updates or for
general Master Plan questions contact:
Christine Linfield (734) 475-1771 ex. 210
clinfield@city-chelsea.org

Key Themes



Transportation



Land Use



Age-friendly



Healthy Communities



Sustainability



Heritage and Culture



Recreation and Entertainment



Economic Development

Visit MiCommunity Remarks: <http://www.micommunityremarks.com/Chelsea/>



City of Chelsea Master Plan

What Chelsea would you like to see?

Welcome

The City of Chelsea has undertaken an update to the community Master Plan. The Master Plan is both a community's vision for the future and the guide for getting there. The plan should reflect the values of the community.

Here are the Master Plan Public Workshop stations:

STATION 1: Land Use

Help us define the preferred character and land use patterns for each Opportunity Site.

STATION 2: Transportation

Identify areas on the map where you believe there is a missing connection or facility.

STATION 3: Age Friendly

What makes a community Age-Friendly for kids, young adults, adults, and seniors?

STATION 4: Healthy Communities

What should Chelsea prioritize when it comes to Healthy Community Design?

STATION 5: Sustainability

What should Chelsea prioritize when it comes to Sustainability?

STATION 6: Heritage and Culture

Tell us about the people, places, and things that make you feel connected to Chelsea.

STATION 7: Recreation and Entertainment

Tell us what you like to do for fun in Chelsea and the surrounding region.

STATION 8: Economic Development

Where should new development go? What would you like to see?

Please feel free to visit them in any order! Thank you for sharing your ideas!



STATION 1: Land Use



Where are the redevelopment opportunities in Chelsea? What kinds of uses would you like to see and where?

Land use has to do with anything from housing to hardware stores, from the place where you work to the place where you take your kids to play. The land use policies that come out of the master plan will help determine if there should be a building on a piece of land, what that building should look like, and what type of activity can take place there.

Directions:

The City has identified ten Opportunity Sites. Use the example pictures to illustrate the preferred character and land use patterns for each of the areas. Chose a picture that illustrates your preference and place it in the box that corresponds with the location on the map.

Materials:

Station Board

Opportunity Site Boards

Image preference photos (includes a range of land uses, development intensity, building type, and architectural style)



City of Chelsea Master Plan

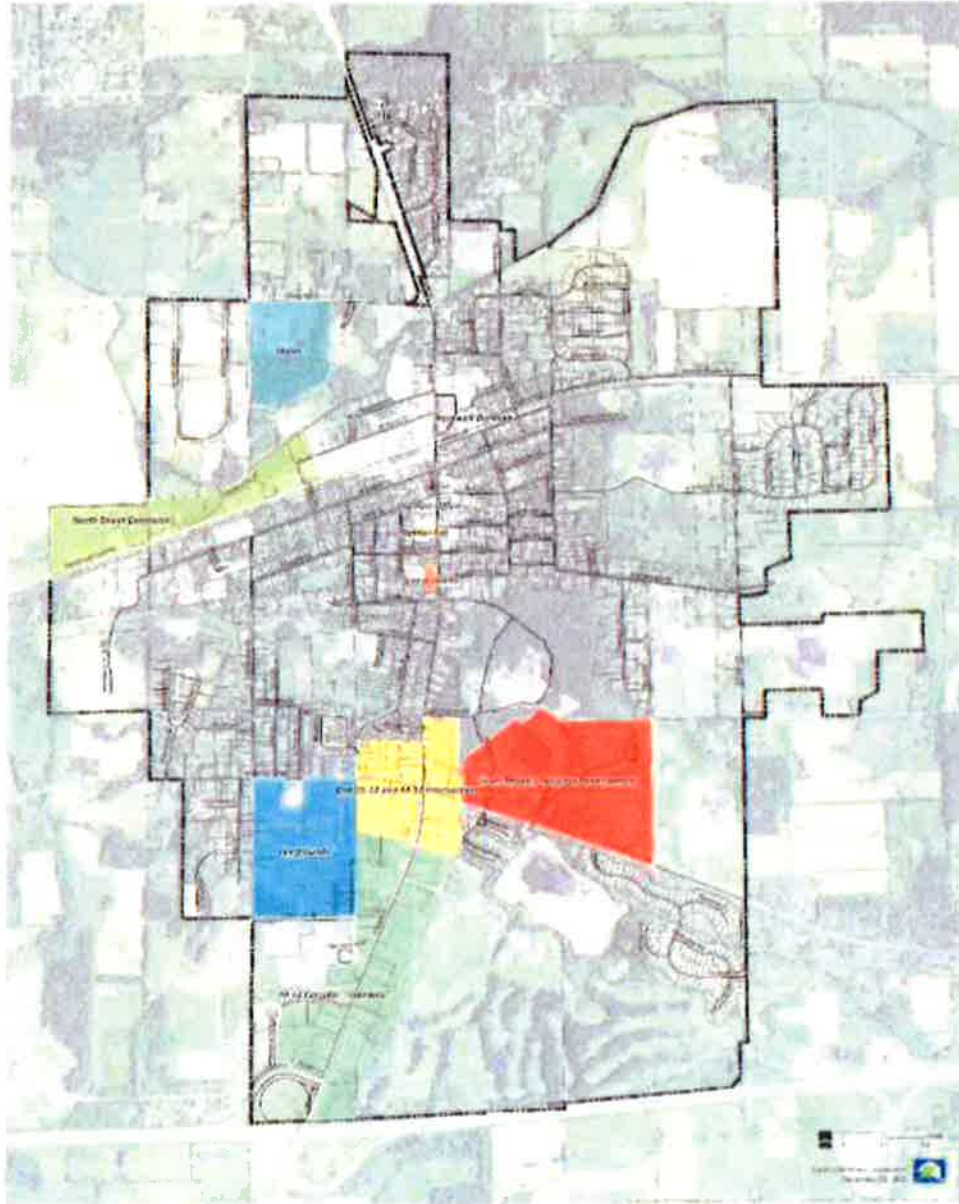
What Chelsea would you like to see?



Land Use



STATION 1: Help us define the preferred character and land use patterns for each Opportunity Site.



- | | |
|----------------------|----------------------------------|
| Opportunity Site | Old City (2.2 and 3.2) Extension |
| Waterfront | Opportunity Site |
| Waterfront Extension | Waterfront Extension |
| Waterfront Extension | |
| Waterfront Extension | |



STATION 2: Transportation



Where in the City of Chelsea would you like to see improved transportation facilities or where are transportation facilities missing. Are there element that exist in Chelsea that you like and would like to see more of?

Transportation relates to anything involving getting around the city. If you walk on it, ride on it, or ride in it; and it is designed to get you from here to there, it is related to transportation.

Directions:

We've identified four types of transportation connections: vehicle, bicycle, pedestrian, and bus. Use the five (5) large maps to identify missing connections throughout the city. "Missing connections" may include nonexistent, unsafe, or inconvenient facilities. Use the corresponding colored markers to indicate which type of connection is missing. Use sticky notes to make recommendations regarding the types of facilities and treatments that may be used to solve these missing connection.

Materials:

Yellow marker (vehicle)

Red marker (Bicycles)

Green marker (Pedestrians)

Blue marker (Bus)

Sticky notes

Station Board

Large maps



City of Chelsea Master Plan

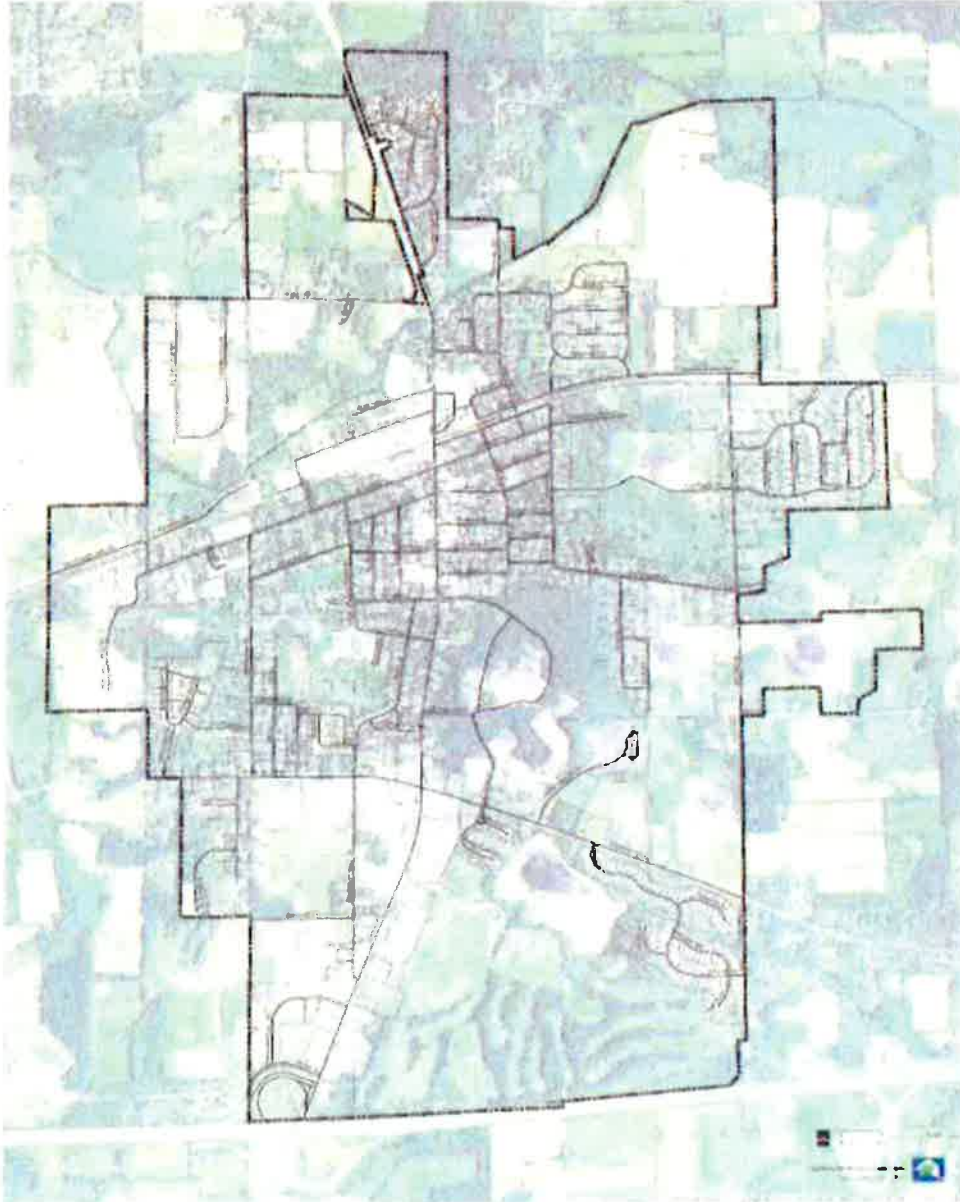
What Chelsea would you like to see?



Transportation



STATION 2: Identify areas on the map where you believe there is a missing connection.





STATION 3: Age Friendly



What aspects of Chelsea are important to people of different ages? What do they like to do? Where do they want to and need to go? Is it easy and safe for people of all ages to get there?

This is a new policy consideration that Chelsea would like to incorporate into the future planning of the community. This topic relates to both young and old and everyone in between.

Directions:

We've identified four age groups for this activity: kids, young adults, adults, and seniors. Pick the age group that best fits you or vote for all four.

Using the color dots to vote, tell us what is most important for folks in your age group. Please limit your voting to three dots per age group.

If there is something missing from the list please add it in the space provided.

Materials:

Red dots (kids)

Green dots (young adults)

Yellow dots (adults)

Blue dots (seniors)

Station Board



City of Chelsea Master Plan

What Chelsea would you like to see?



Age Friendly



STATION 3: What makes a community Age-Friendly for kids, young adults, adults, and seniors?

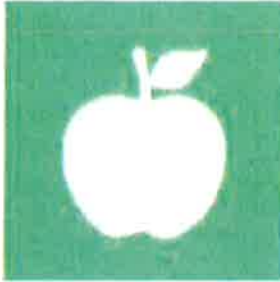
PLACES AND FEATURES

VOTE HERE

- 1. museums
- 2. restaurants
- 3. entertainment venues
- 4. neighborhood parks
- 5. regional parks
- 6. sports fields
- 7. community gardens
- 8. grocery stores
- 9. educational institutions
- 10. convenient day care locations
- 11. places to sit
- 12. sidewalks
- 13. bike lanes
- 14. pedestrian crossings
- 15. housing options
- 16. community services
- 17. public transportation
- 18. intergenerational programs
- 19. festivals
- 20.
- 21.
- 22.
- 23.
- 24.
- 25.
- 26.
- 27.
- 28.
- 29.
- 30.



STATION 4: Healthy Communities



Where in Chelsea do you go to exercise? Is there anything in the way of your kids walking to school or walking to the park? Is it convenient to get healthy foods? Where would be a good location for a community garden?

Did you know the way your community is designed and built can have a significant effect on your health? Not only do we want to know if you have access to place to be outside to play and exercise, but we want to know if it's possible for you to walk, ride your bike or even use some form of transit to get to work.

Directions:

We've identified seven categories that contribute to making Chelsea a healthy community. Using the sticky notes provided, vote on your top 2 priorities by placing the sticky note in the corresponding box. Please write on the note to let us know if we forgot a strategy for one of our categories and we will add it to the list.

Materials:

Station Board

Stick notes

Voting boxes

Chart paper



City of Chelsea Master Plan

What Chelsea would you like to see?



Healthy Communities



STATION 4: What should Chelsea prioritize when it comes to Healthy Community Design?

A. I want more options to help me be physically active.

- Sidewalks
- Bike Lanes
- Park/trails/open space
- Daily activities within walking and biking distance.

B. I want to have healthier and more affordable food choices.

- Community gardens
- Farmers market
- Healthier food choices in grocery stores
- Fewer liquor/fast food/convenience stores

C. I want to be able to go where I need to go in my community more easily without a car.

- Better access to public transportation
- Easier to bike and walk to my daily activities

D. I want to feel safer in my community.

- More street lighting
- Well-marked crosswalks and bike lanes
- Reduce vehicle speeding on residential streets
- Create opportunities to get more "eyes on the street day and night"

E. I want to have more chances to get to know my neighbors.

- Pleasant public spaces to gather
- Festivals and events

F. I want my community to be a good place for all people to live regardless of age, abilities, or income.

- Housing available for all income levels and types of households
- Easy for people to get around regardless of abilities

G. I want to live in a clean environment.

- Reduce air and noise pollution from sources like freeways
- Clean water supply and proper sewage facilities
- Soil that is free of toxins from past uses



STATION 5: Sustainability



Where in Chelsea are there opportunities to improve storm water quality, install energy efficient or alternative energy upgrades, add canopy trees, incorporate native landscaping, or re-purpose existing buildings and structures.

Sustainability can mean many different things. In this case we are talking about the natural environment, saving energy, and practices that create lower environmental impact.

Directions:

We've identified six categories for sustainability. Using the sticky notes provided, vote on your top 2 priorities by placing the sticky note in the corresponding box. Please write on the note to let us know where we should focus our "energies" for each category. For instance, are there particular facilities, departments, or systems that require updating?

Materials:

Station Board

Stick notes

Voting boxes

Chart paper



City of Chelsea Master Plan

What Chelsea world you like to see?



Sustainability

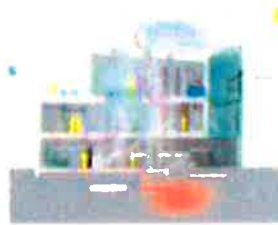


STATION 5: What should Chelsea prioritize when it comes to Sustainability?

Renewable Energy



Green Buildings



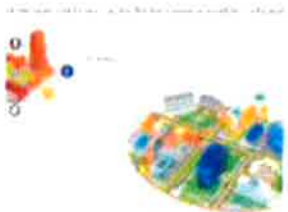
Low Impact Development (LID)



Adaptive Reuse of Building



Energy Upgrades



Responsible Resource Use





STATION 6: Heritage and Culture



What places make you feel connected to the City of Chelsea? What aspects of your community give you a sense of cultural and heritage?

Heritage and Culture relate to the way of life in a community which is passed on from generation to generation, including customs, practices, objects, artistic expressions and values. This could be manifested in public art, historic buildings, or annual events and traditions.

Directions:

There are three topics on the board that relate to the heritage and culture in the community. Take a sticky note with the corresponding color to the topic you want to address. Tell us about the people, places, and things that contribute to Chelsea's history, identify, or your sense of connection to the community. Then place it on the board. You can add multiple answers to your sticky note, and don't be afraid to say the same or a similar thing that someone else did.

Materials:

Blue lined sticky notes

Green lined sticky notes

Yellow lined sticky notes

Pens

Station Board



City of Chelsea Master Plan

What Chelsea would you like to see?



Heritage and Culture



STATION 6: Tell us about the people, places, and things that make you feel connected to Chelsea.

People	Places	Things



STATION 7: Recreation and Entertainment



Where are your favorite places to go in town? What do you like to do for fun? What is missing and where should it go?

Recreation and entertainment can include anything from the parks or pathways to places where you can get a great meal, meet up with friends, or see live entertainment.

Directions:

There are three questions on the board related to recreation and entertainment. Take a sticky note with the corresponding color to the question you want to answer. Write your answer on the note and place it on the board. You can add multiple answers to your sticky note, and don't be afraid to say the same or a similar thing that someone else did.

Materials:

Blue lined sticky notes

Red lined sticky notes

Yellow lined sticky notes

Pens

Station Board



City of Chelsea Master Plan

What Chelsea would you like to see?



Recreation and Entertainment



STATION 7: Tell us what you like to do for fun in Chelsea and the surrounding region.

What's in Chelsea that you love?	What's missing from Chelsea?	Where else do you go for fun?



STATION 8: Economic Development



What are the opportunities for investment in the city that would support existing businesses or attract new ones?

Economic development has to do with the city's strategy to enhance and support the local economy. This can include investing in infrastructure that is attractive to new businesses or new industry, developing or amending regulations that support the "right kind of development", creating programs to support existing businesses, or taking steps to create, retain or attract a talented work force.

Directions:

In order for Chelsea's economy to grow, new development will likely occur. Help us plan for development by telling us what you would like to see and where you would like to see it. Using the color coded stickers, tell us where you would like to see new commercial/service, new office, and new residential development. You are welcome to put your stickers in the "somewhere else" box to indicate the Chelsea has enough of one or more development types. Please limit your voting to 3 stickers per category.

Materials:

Yellow stickers (residential)

Red stickers (commercial)

Blue stickers (office)

Station Board



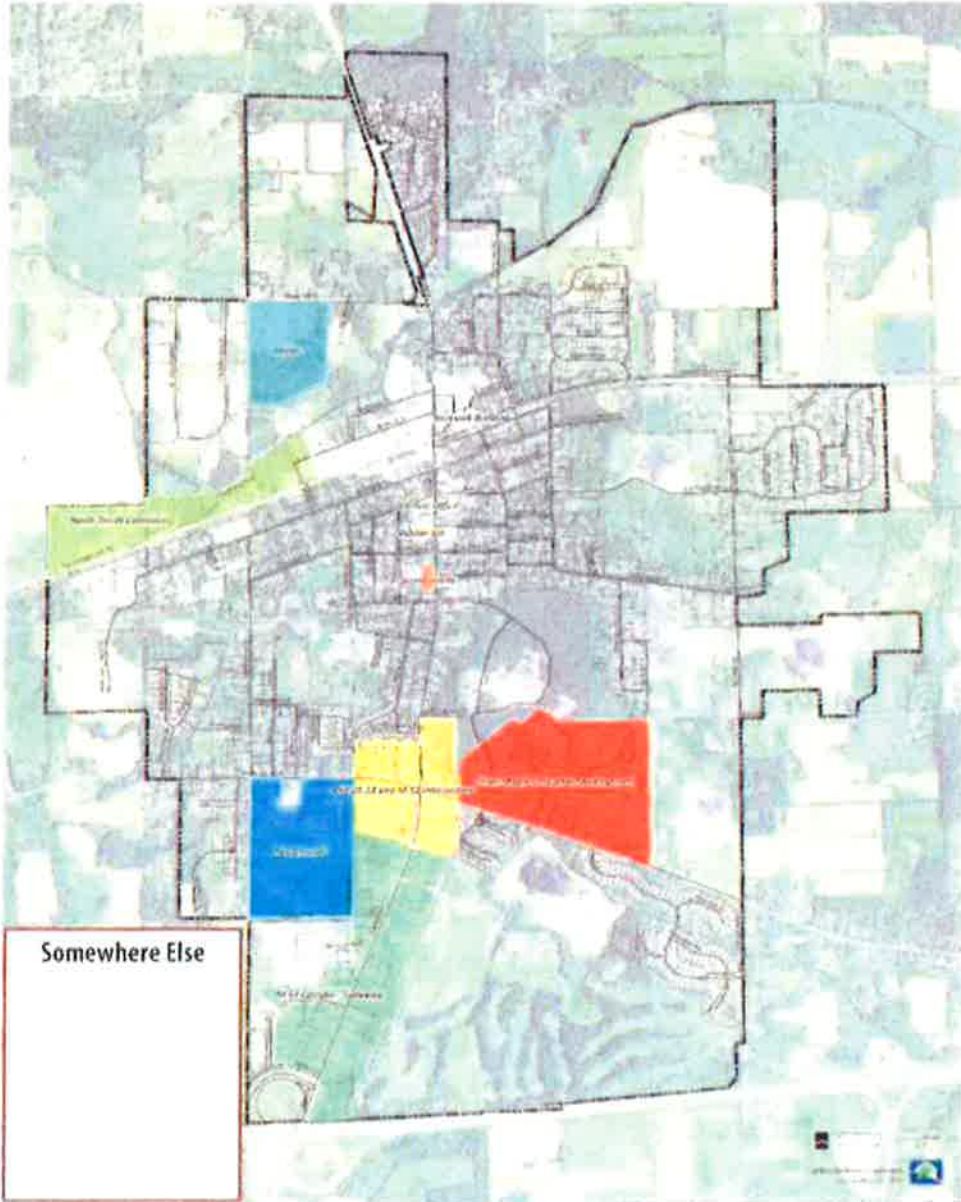
City of Chelsea Master Plan

What Chelsea would you like to see?



Economic Development \$

STATION 8: Where should new development go? What would you like to see?



- | | |
|--------------|--------------|
| Blue | Yellow |
| Green | Orange |
| Light Blue | Red |
| Dark Blue | Light Orange |
| Light Green | Dark Orange |
| Light Yellow | Dark Red |