

Proposed Plans & Studies for Planning & Economic Development Strategies



Steps leading to the process

- New Leadership
 - City, Nacogdoches ISD and SFASU
- Past discussions on long range planning initiatives
 - Land Use, Neighborhood Revitalization, Infill, & Economic Development
- Inventory of Plans & Studies
 - Plans are either outdated or non-existent
- Proposed Studies
 - List of Projects that meet a clear and community purpose but are not yet fully funded within the current FY operating budget.

Plans & Studies by Fund

Funded	General Fund
✓	Fire Station Study
	Drainage CIP Study
	Comprehensive Plan (Includes I-69 Corridor Plan)
	Downtown Master Plan
	Hazard Mitigation Action Plan
	Fiscal Study & Strategy
	Housing Needs Study
	Unified Development Code
	Multi-Modal Transportation Plan
	Small Area Plans
Utility Fund	
✓	Return on Investment Study
✓	Sewer Master Plan
✓	Water Master Plan
	(AWIA) Risk and Resilience Assessment and Emergency Response Plan
Private Donation or NEDCO	
✓	Terminal Area Plan
	Retail Study
No Cost/In House	
	Incentive Policy (Update)

Proposed Plans

Comprehensive Plan – *Update*: (12-16 months)

- Vision for the future
- Current conditions
- Long range goals and objectives
- Implementation strategies
- Future land use plan, a future transportation plan, park and community facilities plans
- Proposed I-69 corridor
- Last updated the comprehensive plan in 2003

Downtown Master Plan: (7-9 months)

- Vision for downtown
- Facades, streetscapes, pedestrian access, parking and other public amenities
- Last completed in 1998
- Market analysis

Plans - Continued

Drainage CIP Study: (6-8 months)

- Identifies needed drainage improvements
- Proposes capital projects
- No such study exists for the City

Hazard Mitigation Action Plan: (5-6 months)

- Identifies potential hazards
- Proposes action the city may take to reduce those hazards
- Required for several emergency management grants
- Last updated in 2013

Fiscal Study & Strategy : (6-8 months)

- Strategies to reduce intergovernmental transfers and
- Identify funding for capital and economic development opportunities

Plans - Continued

Housing Need Study: (6-8 months)

- Reviews current housing stock
- Projects housing needs
- Strategies to fill housing gaps

Unified Development Code: (11-13 months)

- Combines the development ordinances
- Subdivision, zoning, and sign ordinances
- Subdivision ordinance was adopted in 1970
- Last major revision of the zoning ordinance was in 1998 sign ordinance was adopted in 2005

Multi-modal Transportation Plan: (7-9 months)

- Identifies and prioritizes corridors for non-vehicular access

Plans - Continued

Small Area Plans: (9-12 months)

- Detailed long range plans for neighborhood sized areas
- Design guidelines
- Capital improvements
- Suggestions such as creation of gateways and signs, development overlays, infrastructure investment, and catalyst project identification

Retail Study: (4-5 months)

- Identify the market area of the city and identify retail leakages
- Market area study was performed in 2013

Various Economic Development Opportunities: (Varies)

- This is a “catch all” to cover several types of studies such as: 1) design workshops for vacant downtown buildings to define future use and restoration, and 2) economic impact studies for potential business expansions or locations.

Plans - Estimated Costs

Not Funded
▼
\$700K
over
3 years

Funding Fiscal Year	2019-2020	2020-2021	2021-2022	2022-2023	
General Fund					
Fire Station Study		\$18,000			
Drainage CIP Study		\$50,000			
Comprehensive Plan (incl I-69 Corridor)		\$250,000			
Downtown Design Plan		\$50,000			
Hazard Mitigation Action Plan		\$50,000			
Fiscal Study & Strategy		\$50,000			
Housing Need Study			\$50,000		
Unified Development code			\$75,000		
Multi-Modal Transportation Plan				\$75,000	
Small Area Plans				\$50,000	
Subtotal	\$0	\$468,000	\$125,000	\$125,000	
Fund Total				\$718,000	
Utility Fund					
Return on Investment Study	\$50,000				
Sewer Master Plan		\$75,000			
Water Master Plan		\$75,000			
AWIA Risk and Resilience Assessment and Emergency Response Plan		\$90,000			
Subtotal	\$50,000	\$240,000	\$0	\$0	
Fund Total				\$290,000	
City Investment Total		\$50,000	\$708,000	\$125,000	\$125,000
City Investment Total				\$1,008,000	
Private Donation or NEDCO					
Terminal Area Plan		\$0			
Retail Study			\$25,000		
Subtotal	\$0	\$0	\$25,000	\$0	
No Cost/In House					
Update Incentive Policy		\$0			
Subtotal	\$0	\$0	\$0	\$0	

SUMMARY / Next Steps

- Discuss Plans and Studies with Council
- Staff to return to Council in January to discuss priority and implementation plan
- Seek direction from Council on how to proceed