



Comprehensive Plan 2005-2010

A comprehensive plan helps to guide our community's future growth and development and helps elected officials and City staff make decisions. City of Hutchinson prepares a new comprehensive plan about every 5 years. During the process, much time and effort was spent gathering ideas from the public on how we want our community to progress forward. The community input along with data projections were key elements used to create the City of Hutchinson's Comprehensive Plan for 2005 through 2010. Not only does the comprehensive plan address the immediate concerns of a community, it also tackles the community's long-term interests. A summary of the Comprehensive Plan's goals and objectives are contained in the following pages.

For More Information call the City of Hutchinson Planning Department at 620-694-2639

1. Economic Development

The citizens believe the City should take a greater leadership role in promotion of economic development strategies.

- Continue adequate funding of the City Economic Opportunity Fund and Growth Fund dedicated for specific economic development activities.
- Examine the feasibility and benefits of acquiring additional adjoining property for the future development of the Salt City Business Park between Halstead, Avenue G, U.S. 50 Highway, and Airport Road.
- Coordinate efforts between the City of Hutchinson, Hutchinson/Reno County Chamber of Commerce, Hutchinson Community College, and Reno County Government to develop skilled work force training programs to support existing and new businesses.
- Continue to support the quarter cent sales tax scheduled to sunset in 2009 for the same purposes.
- Expand the availability of broadband internet services and other technologies to the City of Hutchinson industrial parks for existing and future businesses.
- Develop strong collaboration with other cities and counties in planning and infrastructure development for K-61 Highway from Hutchinson to McPherson, U.S. 50 Highway and Interchange, and K-96 northwest corridor.
- Continue to promote programs and services which encourage a "business friendly environment" among City Departments that oversee ordinances and regulations affecting businesses.
- Actively participate in the *Blueprint for Growth* through the Reno County Growth Coalition.
- Provide public utilities, infrastructure, industrial park space, and amenities to retain and attract businesses and industries with higher paying jobs.



2. Affordable Housing

The *Housing Needs Assessment* identified the need for affordable housing as a major concern in Hutchinson. In order to significantly improve affordable housing, the City of Hutchinson, non-profit organizations, builders, financial institutions, and other housing related organizations should pursue public-private partnership opportunities. An aggressive multi-year effort by all participants is necessary.

- Continue to implement the remaining strategies of the *Housing Needs Assessment* designed to address the need for affordable housing units and improving the condition of housing stock.
- Develop a matched mini grant program to assist the public-private partnerships with programs supporting the *Housing Needs Assessment*.
- Offer incentives for rental and owner occupied housing improvements that expand barrier free access.
- Explore a land banking program to acquire vacant lots when available and resell for in-fill housing development.

3. Trails

Finish development of the City's trail system to allow residents access and to connect to major destinations in the City via walking, biking, skating, or running.

- Implement the Hutchinson Recreation Commission and City Park Services Strategic Master Plan concerning trails.
- Pursue federal T-21 funds for trail expansions while continuing to budget the local dollar match.
- Prioritize and develop construction specifications and acquire easements to speed the development of the trail as funding becomes available.
- Seek developer support for neighborhood trail parks in newly developed areas of the City.



4. Parks/Open Space

Acquire additional park land in underserved areas of Hutchinson and for different park type experiences and equity of access for all residents.

- Acquire and develop neighborhood parks particularly in the northeast section of Hutchinson.
- Continue to develop quality outdoor sports fields.
- Increase the number of parks in new residential developments through the Subdivision Regulations.
- Improve George W. Pyle Park.
- Study feasibility of a 'Dog Park' in the community and develop plan if needed.



5. Sidewalks

Develop a sidewalk master plan to link residential neighborhoods, shopping, eating establishments, schools, and frequently visited attractions where sidewalks do not exist and repair and replace sidewalks not in compliance with ADA.

- Build new or upgrade sidewalks during all street reconstruction.
- Build new or upgrade sidewalks within one block of all elementary and middle schools with grant or City funding.
- Create incentives for property owners to repair existing sidewalks.
- Review and revise current sidewalk policies and the Subdivision Regulations to support a sidewalk master plan.



6. Trees

- Implement a tree maintenance program for street right-of-ways.
- Incorporate trees into street repair, street construction, and budget.
- Hire professional staff with horticultural background to create and implement a comprehensive forestry program.

7. Downtown

- Continue to promote a mixed use downtown that offers specialty retail, art and entertainment establishments and high quality market rate housing along with offices, service businesses, government facilities and institutions.
- Implement the comprehensive economic and urban design plan for Downtown prepared by Hyett/Palma.



- Continue the streetscape plan including water and sewer extensions from the Antique District to Carey Park and from 3rd to 7th Avenue.
- Promote coordination between the City of Hutchinson Fire, Inspection, Planning, and Downtown Development Departments with downtown business owners to utilize the Uniform Code for Building Conservation and design assistance in adapting older buildings.
- Increase the number of signature events and festivals in Downtown.
- Implement a parking master plan.

8. Attractiveness

- Create a positive and attractive image for the entrances of the City through zoning, code enforcement, and maintenance standards. Coordinate with Reno County on land adjacent to the City.
- Improve the appearance of major arterials and collector streets, entrances, trails and city parks as a showplace with public art, signage, ornate fencing, retaining walls, and landscaping.
- Increase the amount of public art in areas such as the Downtown area, Main Street from 30th Avenue to Carey Park, and other public areas.
- Continue the demolition of unsafe structures.
- Encourage neighborhoods, organizations, and churches to coordinate with the Community Improvement Commission to develop and participate in programs that encourage beautification and clean up.
- Update the Landscaping Ordinance.



9. Public Safety

- Reestablish the Neighborhood Policing Program in target areas, specifically in the Downtown area, at-large in the City, and the Lincoln School area.
- Initiate a Problem Oriented Police program to identify individual problems throughout the city and delegate problem solving to each officer to resolve or improve.
- Enforce address numbers on front and back of properties, if facing the alley, for emergency and safety purposes.

10. Cultural and Tourism Amenities

- Coordinate private and public funds to support cultural amenities.
- Support Convention and Visitors Bureau in efforts to market Hutchinson.

11. Youth

- Coordinate with youth groups and youth service agencies to establish activities of interest such as a teen center in the central part of the city to be maintained by a public-private partnership and teens.



12. Communication

- Develop an e-government system allowing citizens and businesses to interact with City government without leaving their homes or work place.
- Publicize the Planning Commission and Subdivision Committee meetings on Channel 7 similar to Salina and Wichita.
- Expand information on Channel 7 so that the public may easily access City information and resources.
- Increase resource information about the City at City Hall.

13. Neighborhood Improvements

- Increase neighborhood associations and develop annual training program in neighborhood resource development.
- Explore a "Hot Spot" card for citizens to anonymously report code and nuisance violations and crime related activities.
- Increase funding and promotion of the CRUD program, Reserve-A-Truck and White Goods Program and other clean up and beautification programs through the Community Improvement Commission.

14. Small Business/Entrepreneurship

- Utilize resources of the City of Hutchinson, Quest Center, Kansas Small Business Development Center, Hutchinson Community College, and Kansas Department of Commerce to support entrepreneurial development.
- Encourage niche based business and entrepreneurship through educational and business development programs.
- Encourage retail incubators in the Central Business District or other heavy traffic areas.

15. Accessibility

- Implement the recommendations of the agreement between the United States Department of Justice and the City of Hutchinson regarding the American's with Disabilities Act (ADA).
- Add incentives in Subdivision Regulations and building codes to promote ADA.
- Explore feasibility of visitability regulations in City Code.

16. Public Facilities

- Expand the Salt City Splash with new features for competitive edge with other communities.
- Coordinate fire station expansion with growth of the City.
 - Renovate the Carey Park Boat House.
 - Continue to upgrade Memorial Hall.
 - Implement Golf Course Master Plan.
 - Investigate replacement or upgrade of Airport terminal.
 - Pursue grants to continue the upgrade of the Airport Master Plan and certification manual.
 - Pursue FAA grants to acquire private property within the Airport Runway Protection Zone.



17. Recreation

- Implement the Recreation Commission and Park Services Master Plan.



18. Orderly Growth

- Develop a defensible growth management ordinance for the City.
- Implement fringe area development plans that conform to good development standards.
- Work with Reno County to implement the Extra Territorial Jurisdiction around City of Hutchinson corporate limits.
- Work with Reno County to develop orderly utility extension plan.
- Hire a consultant to revise the Joint Subdivision Regulations to be proactive and user friendly for developers.

19. Utilities

- Continue wastewater treatment plant upgrades to meet regulatory compliance.
- Promote storm water utility to maintain and improve current system.
- Continue infrastructure improvements and maintenance.
- Implement the Reverse Osmosis plan by 2010.

20. Historic Preservation

- Complete Phase II of Soldiers and Sailors Memorial.
- Place additional properties on the National Register of Historic Places.
- Implement the Historic Preservation 5 Year Strategic Plan.
- Inform public of historic tax incentives for economic development.



21. Annexation

- Continue to actively pursue orderly annexation.

22. Carry the Comprehensive Plan Forward

- Connect citizens to the Comprehensive Planning process throughout the five years by establishing a mid plan review with citizens.
- Review and update comprehensive plan annually by the Planning Commission.
- Create a printed Executive Summary of the comprehensive plan for distribution to the public.

Acknowledgements

Two hundred and twenty citizens participated in the series of seven community meetings lead by the Hutchinson Planning Commission. A special thank you to the following participants who developed the twenty-two Comprehensive Plan 2005-2010 Goals and Objectives:

Citizens
Hutchinson City Council
City Manager
Hutchinson Planning Commission
Hutchinson Planning Department
Hutchinson City Departments
Community Meeting Facilitators
Hutchinson Youth Advisory Council

The following businesses and organizations opened their doors and hosted our community meetings:

1st National Bank
Wesley Towers
Hutchinson Zoo
Hutchinson Community College
Boys & Girls Club
Kansas State Fair
City Hall

To receive a copy of the progress report on the 2005-2010 Comprehensive Plan and Executive Summary, please contact:

Hutchinson Planning Department
City of Hutchinson
125 East Avenue B
Hutchinson, Kansas 67504-1567
(620) 694-2639

"Our Community, Our Vision"
Comprehensive Plan 2005-2010