

Plan Commissioners,

I'm sending you this as part of the Public Hearing because I cannot attend as I coach a soccer team in WYSA and we practice Tuesdays and Thursdays. I appreciate your consideration.

I just wanted to touch on 1309-CPA-02. This petition is being brought forth for the purpose of redefining some road classifications within our Thoroughfare Plan. In the past, our classifications have generally fallen in line with the County's Thoroughfare Plan but this one seems to deviate from that historic pattern. Furthermore, in the past, when significant changes are needed, there has been a study committee appointed by the Plan Commission as part of an amendment to the Comprehensive Plan. Traffic count information, known development patterns, opinions from engineering professionals and the Comprehensive Plan were considerations studied during the process. The petition seems to be a wholly internal document without any community input except the proposed Public Hearing tonight. This needs to be a very transparent process and this doesn't seem to be the case for these proposed changes.

In conclusion, I ask you to table this version and appoint a Comprehensive Plan Study Committee. Seek out community members for the Study Committee, who will transparently and publicly study the issues and develop a new Thoroughfare Plan, if one is needed. Don't just accept that this should be approved and that the Mayor, Council, or staff has the authority to develop and present this without including you. The Plan Commission controls the Comprehensive Plan, per Indiana state law\*, and has the authority to study and amend, should the need arise, the "Comp Plan", no one else does. I have included references to the state laws that apply below and highlighted specific words so that you can glance over them for consideration of your time.

Thanks for your time,

Ron Thomas

[ronthomaswf@comcast.net](mailto:ronthomaswf@comcast.net)

\*

**IC 36-7-4-405 Duties of plan commission**; street names and numbers; areas not subject to plan commission; notice; development plans Sec. 405. (a) ADVISORY ) AREA. **Each plan commission shall: (1) make recommendations to the legislative body or bodies concerning: (A) the adoption of the comprehensive plan and amendments to the comprehensive plan; (B) the adoption or text amendment of: (i) an initial zoning ordinance; (ii) a replacement zoning ordinance; and (iii) a subdivision control ordinance; (C) the adoption or amendment of a PUD district ordinance (as defined in section 1503 of this chapter); and (D) zone map changes; and (2) render decisions concerning and approve plats, replats, and amendments to plats of subdivisions under the 700 series of this chapter. (b) Each plan commission:.....**

**IC 36-7-4-407 Duties; powers; advisory citizens' committees** Sec. 407. **Each plan commission may establish advisory committees of citizens interested in problems of planning and zoning.** In its resolution establishing such a committee, the commission shall specify the terms of its members and its purposes. Each advisory committee shall: (1) study the subject and problems specified by the commission and.....

**IC 36-7-4-501 Comprehensive plan; requirement;** approval; purpose Sec. 501. A comprehensive plan shall be approved by resolution in accordance with the 500 series for the promotion of public health, safety, morals, convenience, order, or the general welfare and for the sake of efficiency and economy in the process of development. **The plan commission shall prepare the comprehensive plan.** As added by Acts 1981, P.L.309, SEC.23. Amended by Acts 1981, P.L.310, SEC.26; P.L.335-1985, SEC.3.

**IC 36-7-4-502 Comprehensive plan; contents Sec. 502. A comprehensive plan must contain** at least the following elements: (1) A statement of objectives for the future development of the jurisdiction. (2) A statement of policy for the land use development of the jurisdiction. (3) **A statement of policy for the development of public ways,** public places, public lands, public structures, and public utilities. As added by Acts 1981, P.L.309, SEC.23. Amended by Acts 1981, P.L.310, SEC.27; P.L.335-1985, SEC.4.

**IC 36-7-4-503 Comprehensive plan; additional contents** Sec. 503. A comprehensive plan may, in addition to the elements required by section 502 of this chapter, include the following:

(1) Surveys and studies of current conditions and probable future growth within the jurisdiction and adjoining jurisdictions. (2) **Maps,** plats, charts, and descriptive material presenting basic information, locations, extent, and character of any of the following: (A) History, population, and physical site conditions. (B) Land use, including the height, area, bulk, location, and use of private and public structures and premises. (C) Population densities. (D) Community centers and neighborhood units. (E) Areas needing redevelopment and conservation. (F) Public ways, including bridges, viaducts, subways, parkways, and other public places. (G) Sewers, sanitation, and drainage, including handling, treatment, and disposal of excess drainage waters, sewage, garbage, refuse, and other wastes. (H) Air, land, and water pollution. (I) Flood control and irrigation. (J) Public and private utilities, such as water, light, heat, communication, and other services. (K) **Transportation,** including rail, bus, truck, air and water transport, and their terminal facilities. (L) Local mass transit, including taxicabs, buses, and street, elevated, or underground railways..... (6) **A short and long range plan for the location, general design, and assignment of priority for construction of thoroughfares in the jurisdiction for the purpose of providing a system of major public ways that allows effective vehicular movement,** encourages effective use of land, and makes economic use of public funds. As added by Acts 1981, P.L.309, SEC.23. Amended by Acts 1981, P.L.310, SEC.28; P.L.335-1985, SEC.5; P.L.220-1986, SEC.9; P.L.185-2005, SEC.6; P.L.2-2007, SEC.386.

**IC 36-7-4-504 Comprehensive plan; consideration of policy and pattern;** validation, continuance, and consolidation of preexisting plans Sec. 504. (a) After the comprehensive plan is approved for a jurisdiction, each governmental entity within the territorial jurisdiction where the plan is in effect shall give consideration to the general policy and .....

**IC 36-7-4-505 Comprehensive plan; requests for related information** Sec. 505. (a) **When the plan commission undertakes the preparation of a comprehensive plan, the commission may request any public or private officials to make available any information, documents, and plans that have been prepared and that provide any information that relates to the comprehensive plan.** (b) **All officials and departments of state government and of the political subdivisions operating within lands under the jurisdiction of the plan commission shall comply with requests under subsection (a).** (c) **All officials of public and private utilities operating within lands under the jurisdiction of the plan commission shall comply with requests under subsection (a) to furnish public information.** As added by Acts 1981, P.L.309, SEC.23. Amended by Acts 1981, P.L.310, SEC.29; P.L.335-1985, SEC.7.

**IC 36-7-4-506 Thoroughfare plans included in comprehensive plans; location, change, vacation, or improvement of thoroughfares** Sec. 506. (a) A thoroughfare plan that is included in the comprehensive plan may determine lines for new, extended, widened, or narrowed public ways in any part of the territory in the jurisdiction. (b) The determination of lines for public ways, as provided in subsection (a), does not constitute the opening, establishment, or acceptance of land for public way purposes. (c) After a thoroughfare plan has been included in the comprehensive plan, thoroughfares may be located, changed, widened, straightened, or vacated only in the manner indicated by the comprehensive plan. (d) After a thoroughfare plan has been included in the comprehensive plan, the plan commission may recommend to the agency responsible for constructing thoroughfares in the jurisdiction the order in which thoroughfare improvements should be made. As added by Acts 1981, P.L.309, SEC.23. Amended by Acts 1981, P.L.310, SEC.30; P.L.335-1985, SEC.8; P.L.220-1986, SEC.11.

**IC 36-7-4-507 Comprehensive plan; notice and hearings before adoption** Sec. 507. Before the approval of a comprehensive plan, the **plan commission must: (1) give notice and hold one (1) or more public hearings on the plan;** (2) publish, in accordance with IC 5-3-1, a schedule stating the times and places of the hearing or hearings. The schedule must state the time and place of each hearing, and state where the entire plan is on file and may be examined in its entirety for at least ten (10) days before the hearing. As added by Acts 1981, P.L.309, SEC.23. Amended by Acts 1981, P.L.45, SEC.18; P.L.335-1985, SEC.9.

**IC 36-7-4-511 Comprehensive plan; amendment approval;** preparation and submission of amendments Sec. 511. (a) Each amendment to the comprehensive plan must be approved according to the procedure set forth in the 500 series. (b) **ADVISORY)AREA. If the legislative body wants an amendment, it may direct the plan commission to prepare the amendment and submit it in the same manner as any other amendment to the comprehensive plan. The commission shall prepare and submit the amendment** within sixty (60) days after the formal written request by the legislative body. However, the legislative body may grant the commission an extension of time, of specified duration, in which to prepare and submit the amendment. As added by Acts 1981, P.L.309, SEC.23. Amended by P.L.335-1985, SEC.13; P.L.220-1986, SEC.14.

**From:** [Linda Naas](#)  
**To:** [APC](#); [Jesse Pohlman](#)  
**Cc:** [Andy Cook](#); [Robert Horkay](#); [Steve Hoover](#); [Rob Stokes](#); [John Dippel](#); [Jim Ake](#); [Bob Smith](#); [Cindy Spoljaric](#)  
**Subject:** 1309-CPA-02 Public Hearing 09/03/13  
**Date:** Tuesday, September 03, 2013 3:37:20 PM

---

Jesse Pohlman, Senior Planner, and Westfield APC members,

I submit this to the APC and ask that you read it at tonight's (9/3/13) meeting in my absence. I have a previous commitment.

Linda Naas  
161st Street Neighbors

How thoroughly have you reviewed this amendment? Is there Council support of this? I know it was presented at Council.

SUGGESTION: postpone this amendment and only consider it in a total review of the Comp Plan with much more community discussion and input.

Change street designations only with supporting traffic counts.  
During US31 improvements is definitely not a time when you can take traffic counts so we should rely on the latest counts prior to construction. After construction is complete, would be a more appropriate time to again take traffic counts. Much of Westfield changes are based on "dreams" but no real facts or numbers. Our population is not growing exponentially. We are not even at the growth levels we thought were happening in the early 2000's before the economic slow-down. It is very costly and problematic to build ahead of growth, example is Monon Elementary School which has financial repercussions on the entire school district. Again, this plan can be looked at as a land grab for the City paid for by the community. Anyway you explain how to get the money, it all comes back to the taxpayers, residents and property owners.

Too many changes to the Thoroughfare Plan - 2007, 2009, 2010, 2011 all during an economic slowdown - and again we are changing things that were changed in those amendments.  
Where is the long-range plan that the community can plan for and depend upon? Westfield changes things over and over and spends money changing things over and over. The need to build trails now has cost us more money to redesign and rebuild and seems to continue.

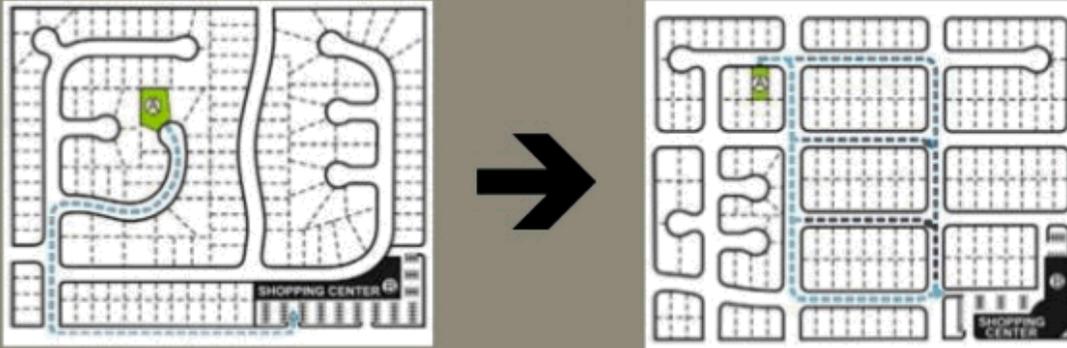
The only sure thing about this amendment is that the Thoroughfare Plan will change again shortly.

More public input needed than just a public hearing on this amendment: - Comp Plan study would provide that input.  
There are significant changes being made to our Comprehensive Plan with the use of Thoroughfare Plan Amendments without enough input from the public. Over 200 people were involved in the last Comp Plan revision and clearly those people are not aware of all the changes being made by staff and approved by Council.

More study into the sources for Complete Streets,  
Did the Council go to the sources noted in the Complete Streets Policy; i.e. <http://www.smartgrowthamerica.org/complete-streets>? The changes described here do not seem to me to be what the community envisioned for Westfield in our Comp Plan. These changes radically effect the development of our community in a very different way than envisioned at the last Comp Plan meetings. This plan has not been approved in half of our states and definitely not in Indiana.

# Why adopt a policy?

To gradually create a complete network of streets that serve all users.



Source: <http://www.smartgrowthamerica.org/complete-streets/changing-policy>

There is more concerning information on this website that doesn't seem to be in agreement with the community's desires in our Comp Plan.

## 1309-CPA-02 [PUBLIC HEARING]

### *Thoroughfare Plan Amendment 2013*

The City of Westfield requests approval of an amendment to the Westfield Thoroughfare Plan, a part of the Westfield-Washington Township Comprehensive Plan.

Documents: [Exhibit 1: Staff Report](#) | [Exhibit 2: Addendum and Resolution](#) | [Exhibit 3: Existing Thoroughfare Plan Maps](#) | [Exhibit 4: Complete Streets Policy](#)