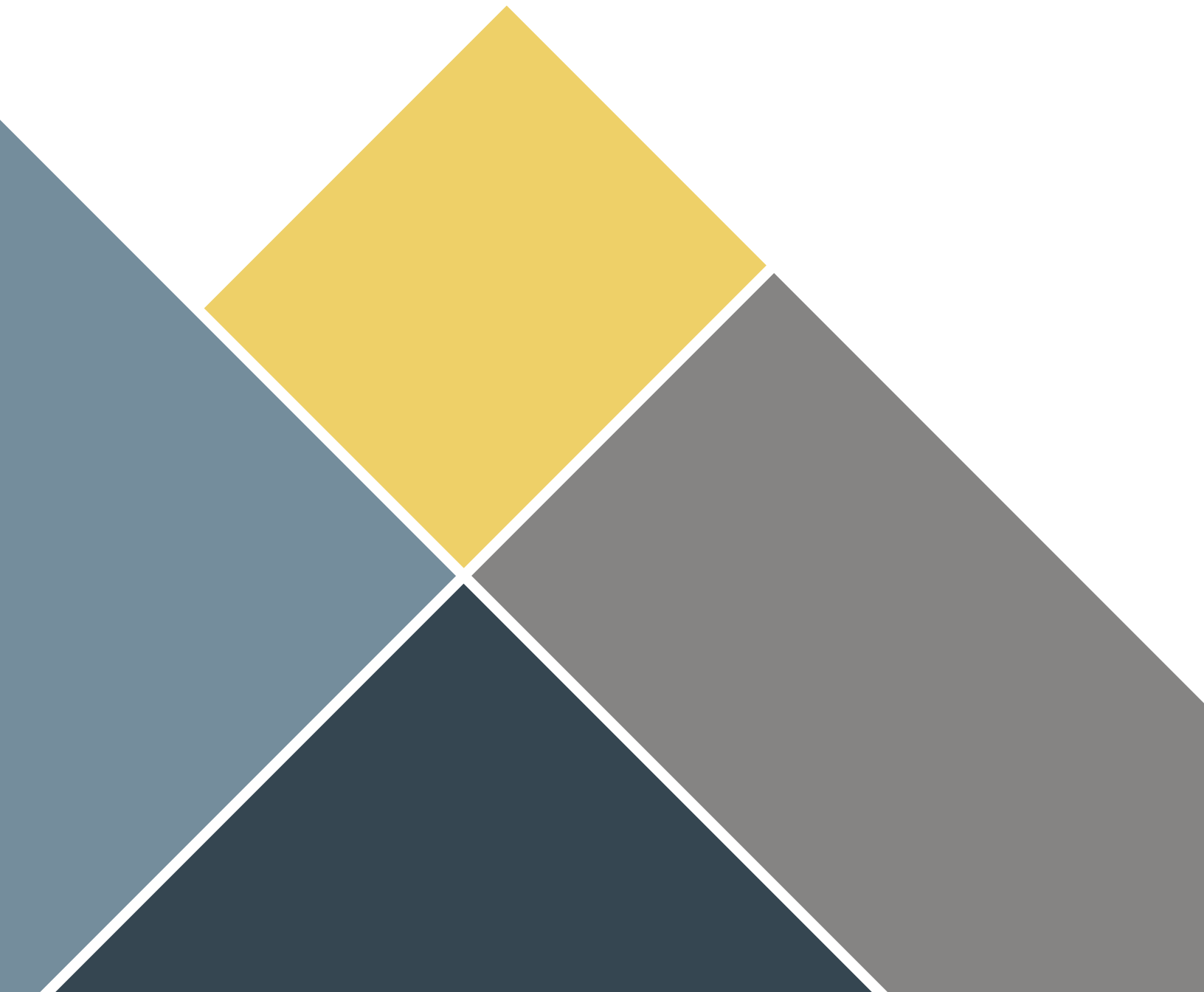




2023

COMMUNITY ENGAGEMENT MEMO

WOOSTER COMPREHENSIVE PLAN



OVERVIEW

The public engagement process for the Wooster Comprehensive Plan 2023 began with the first Steering Committee meeting on February 28, 2023 and ran through the close of the online public engagement survey on May 18, 2023.

City staff and the consultant team used a variety of outreach methods to effectively communicate opportunities for the public to engage in the process. The City posted notice of the opening of the online community survey on its website and social media pages, published the link to the survey in its online city newsletter the week of April 10, and mailed survey information to each resident as part of May 2023 utility bills. It also provided survey information boards at stakeholder small group meetings and one of the Open House events. In total, over 2,000 people participated in public engagement efforts, generating 1,000s of ideas for how to shape the future of Wooster. This document outlines the public engagement process, and key takeaways garnered from the ideas and aspirations of the community.

18 **Steering Committee Members**

engaged throughout this process. Completed 2 of 6 total meetings.

60+ **Stakeholder Group Participants**

across 7 focus group/stakeholder meetings.

1836 **Survey Responses**

via online survey, which was conducted over the course of 3 weeks.

50+ **Open House Participants**

between two in-person sessions held mid-day and in the evening.



Source: Mike Schenk / The Daily Record

Participation during the midday public open house at the Wooster Community Center



Participation during a Steering Committee Meeting.

ISSUES + OPPORTUNITIES

Through multiple engagement events the community was asked what they believe are the biggest issues and opportunities facing the city. These question were posed to the steering committee, at the focus groups, survey, and community meetings. The following are the key takeaways/themes from the many responses received to these two important questions.

*“What do you believe are the **most critical issues or significant challenges** for the future of Wooster?”*

There is a **lack of housing stock** across all demographics and an important question of where it would go.

Restaurant **dining is currently the only entertainment available** in the downtown area.

There is a **lack of affordable housing for low-income residents**, and current affordable housing is in disrepair.

Public **transportation options are not sufficient** and do not reach outside the City.

There are problems with **vagrancy, homelessness and mental health issues** which do not currently have adequate solutions.

There is **limited land zoned to support new development** and expansion.

There is not enough **willing and/or skilled workforce**.

There is an important **concern about creating strategic future growth** that shows regard for Wooster’s **farmland and agricultural** roots.

There is a vulnerable population affected by **poverty and food insecurity**.

There is a need for **more public gathering space** and for parks and recreation facilities which can **accommodate expanded programming**.

*“What do you believe are the **greatest opportunities** for the future of Wooster?”*

Rezoning to **accommodate mixed-use infill** and housing development.

Promotion of relationships between the City and higher education to retain talent after graduation.

Promotion of the land bank to **create infill opportunities in blighted areas.**

Local partnerships for **more transit options and start a regional transportation partnership** with other counties.

Use of the CRA and TIF **incentives to encourage redevelopment** in underdeveloped areas.

The capacity of or opportunity to **rebuild the Community Center.**

The creation of a central **gathering space downtown** with adequate parking.

Intra-agency cooperation to **address problems of poverty, homelessness and mental health.**

Connection of **priority corridors of downtown, College of Wooster, and Hospital District** - and create a downtown **Arts District.**

City-county relationships that help with goals for strategic growth.

COMMUNITY SURVEY

The consultant team drafted a 28-question community survey which was reviewed by city staff and published online on April 10, 2023 for input from local residents. Open for five weeks, the survey was advertised to the public via the city’s website and social media account and a flyer with a QR code link to the survey included in May utility bills citywide.

The following page shows a snapshot of key questions and results from the community survey.

The in-depth results with public comment can be accessed by scanning the QR code below from any mobile device.

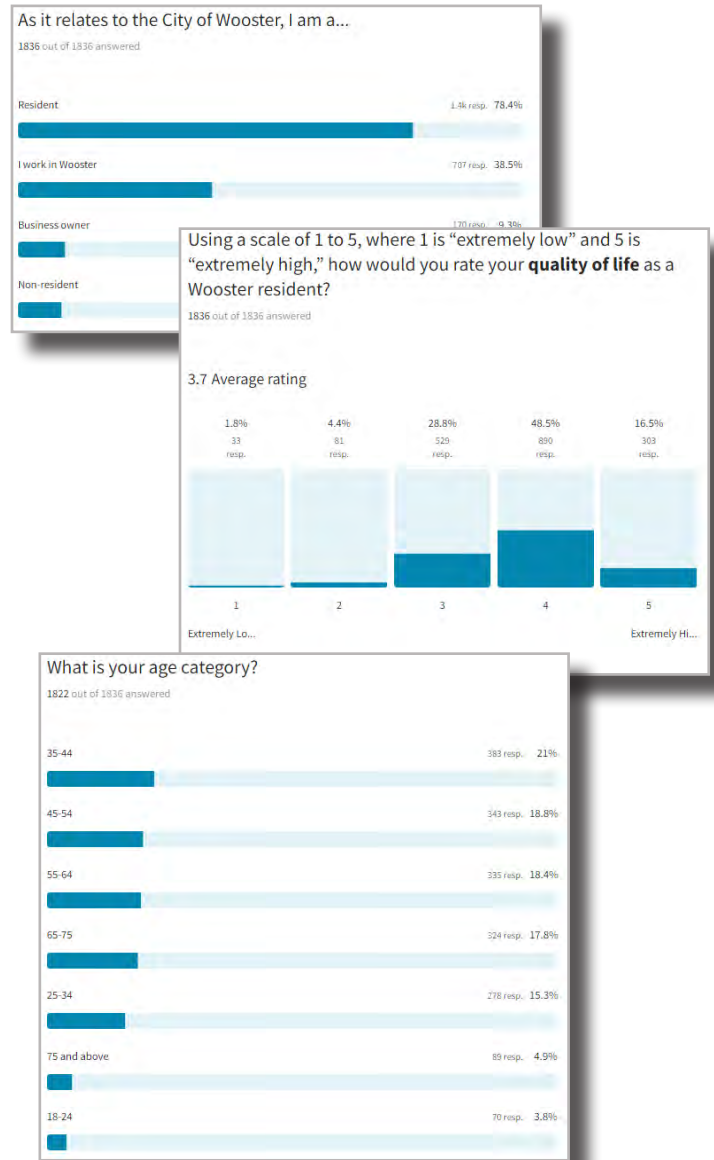
1,836

respondents



Access and review the full and detailed COMMUNITY SURVEY RESULTS!

Scan the QR code with your smartphone or visit <https://rb.gy/f2s25> to view!



Examples of the detailed feedback available through the QR code or the link.

Which would you focus on most to improve Wooster's quality of life?

Top 5 responses below:



Neighborhood revitalization



Housing



Improving roads



Public transit



More parks

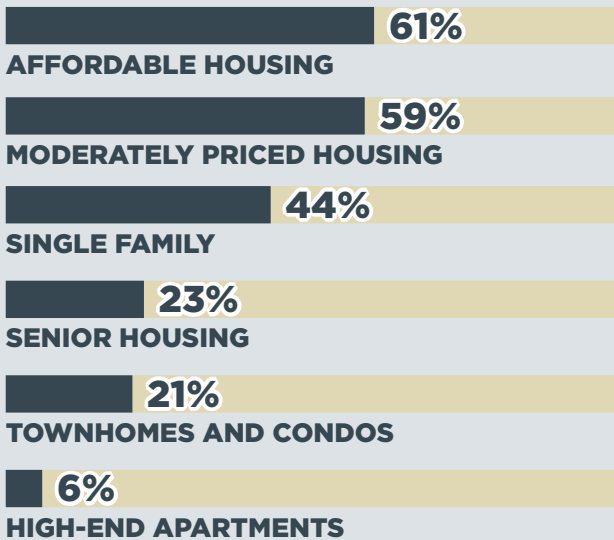
Using a scale of 1 to 5, where 1 means "not at all supportive" and 5 means "very supportive," Wooster needs to provide **a mix of housing types** to attract people at various life stages



Using a scale of 1 to 5, where 1 means "very unaffordable" and 5 means "very affordable", do you feel that the **housing options in Wooster are affordable** to you?



Which **types of housing** do you believe Wooster needs more of?



Using a scale of 1 to 5, where 1 means "strongly disagree" and 5 means "strongly agree," Wooster needs to create an **updated community center** that could include *meeting rooms, gymnasiums, indoor/outdoor walking and other facilities, etc.*



Given the relationship between city services, income-generating development and tax levels, **which scenario do you most prefer?**

67% prefer... **..lower taxes, but stable services paid for by new growth and development.**

25% prefer... **..limited development, and stable services funded by some tax increase.**

8% prefer... **..limited development and lower taxes, even if it means cutbacks in services.**



Using a scale of 1 to 5, where 1 means "strongly disagree" and 5 means "strongly agree," Wooster needs to **continue to invest in downtown.**

STAKEHOLDER INTERVIEWS

The consultant team met with seven groups of stakeholders in May 2023. These groups included groups focused on housing, two business community groups, arts, medical, and education community groups. Participants were asked about issues and opportunities in the community, and general dialogue ensued about the future of Wooster. The following is a summary of these meetings.

“As we continue to grow and expand, we should strive to do so strategically, with preservation in mind, paying homage to our agricultural roots.”

- Wooster Stakeholder

Wooster Housing Coalition

- » To help answer the housing needs in our community, utilize the Land Bank and start the infill development in blight area.
- » Preserve farmland and agriculture when planning for future development
- » Create attainable housing
- » Create more accessible City and Countywide transportation, especially for workforce between housing and job opportunities
- » Build multifamily housing on unused land

Arts Focus Group

- » Revisit RT zoning downtown to accommodate different types of housing, including housing for visiting artists
- » Establish an arts culture that becomes part of the community
- » Create financing incentives for area housing in the arts district
- » Create more green spaces and areas for outdoor performances
- » Open streets for easy walkways between arts organizations

Business Focus Group #1

- » Work for balanced growth—keep workforce and families in Wooster
- » Continue to reinvent and revitalize downtown
- » Capitalize on correct workforce training and development
- » Create new workforce housing
- » Focus on safety and security issues downtown including addressing homelessness and drugs

Education Focus Group

- » Create affordable, multi-unit housing
- » Create and foster college-community connections
- » Build workforce development programs
- » Continue streetscaping to create a more pedestrian-friendly community
- » Create summer parks and recreation programs for children

Business Focus Group #2

- » Create more amenities and businesses downtown with parking to support it
- » Improve technology infrastructure
- » Engage local businesses and people who are ready to help fix the housing issue
- » Support the homeless and underhoused with mental health and other support services
- » Grow the relationship between the City and County to help create collaborative solutions

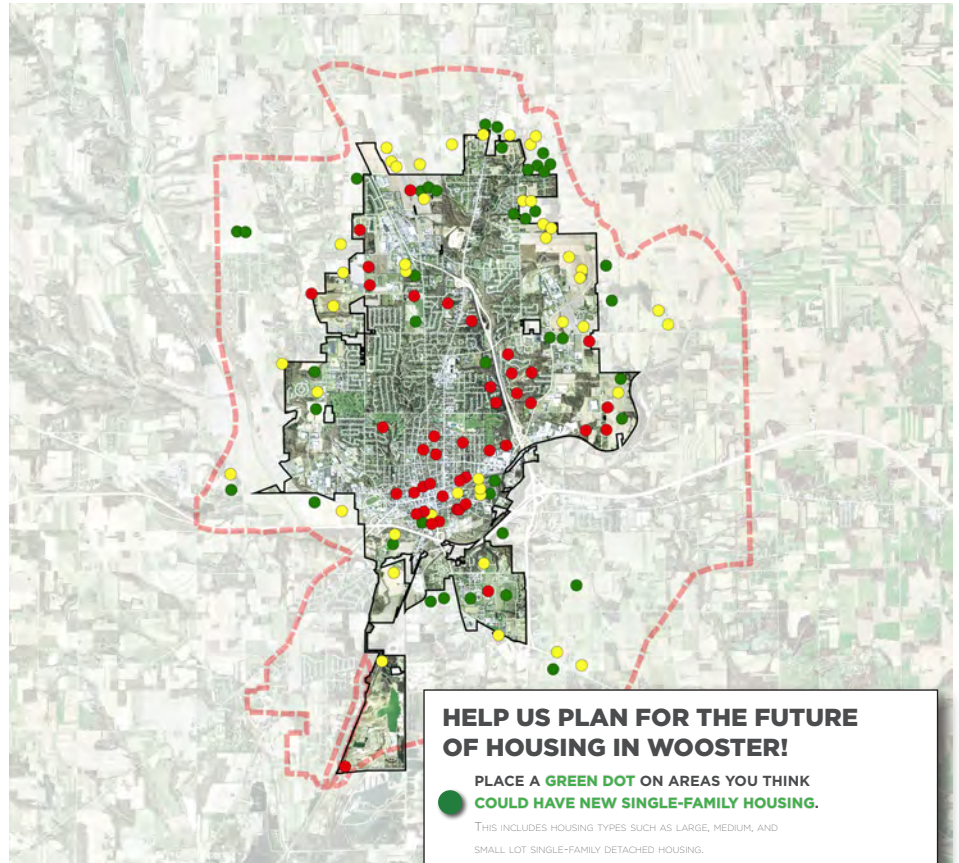
Healthcare Focus Group

- » Create a free shuttle from the college to downtown
- » Address safety issues in neighborhoods south of downtown
- » Improve Beall corridor including beautification nodes
- » Provide more adult sports programming and court space
- » Better maintain the current park system

OPEN HOUSE SUMMARY

The consultant team held a day of local open houses on Thursday, May 11. This included a two-hour lunch session at the Wooster Community Center and a two-hour evening session at local restaurant, Spoon. The consultant team recorded public comments and spoke to community members about the planning process and purpose. Participants were engaged in a series of activities designed to solicit specific feedback that would help inform the development of the Plan. The following are the results of these activities.

Note, issues and opportunities activities, and general comments and ideas were included and summarized as part of the issues and opportunities outlined on the previous pages.



Development Areas Exercise

- » Respondents overwhelmingly cited the need for new infill development in existing neighborhoods, especially in and around downtown.
- » Participants also felt that new single family housing should generally be built adjacent to the city boundary
- » The public concentrated yellow dots just inside city limits, which designated the need for new multi-family housing
- » Limited support for housing expansion south of US-30
- » This exercise supports the publics general feeling that growth respect the areas agricultural roots

HELP US PLAN FOR THE FUTURE OF HOUSING IN WOOSTER!

PLACE A **GREEN DOT** ON AREAS YOU THINK **COULD HAVE NEW SINGLE-FAMILY HOUSING.**

THIS INCLUDES HOUSING TYPES SUCH AS LARGE, MEDIUM, AND SMALL LOT SINGLE-FAMILY DETACHED HOUSING.

PLACE A **YELLOW DOT** ON AREAS YOU THINK **COULD HAVE NEW MULTI-FAMILY HOUSING.**

THIS INCLUDES HOUSING TYPES SUCH AS TOWNHOMES, MULTI-UNIT BUILDINGS, APARTMENTS, ETC.

PLACE A **RED DOT** ON AREAS YOU THINK **COULD HAVE NEW INFILL IN EXISTING NEIGHBORHOODS.**

THIS INCLUDES HOUSING TYPES SUCH AS DUPLEXES, TRIPLEXES, QUADPLEXES, TOWNHOMES, APARTMENTS, MIXED-USE, ETC.

Housing Types Board

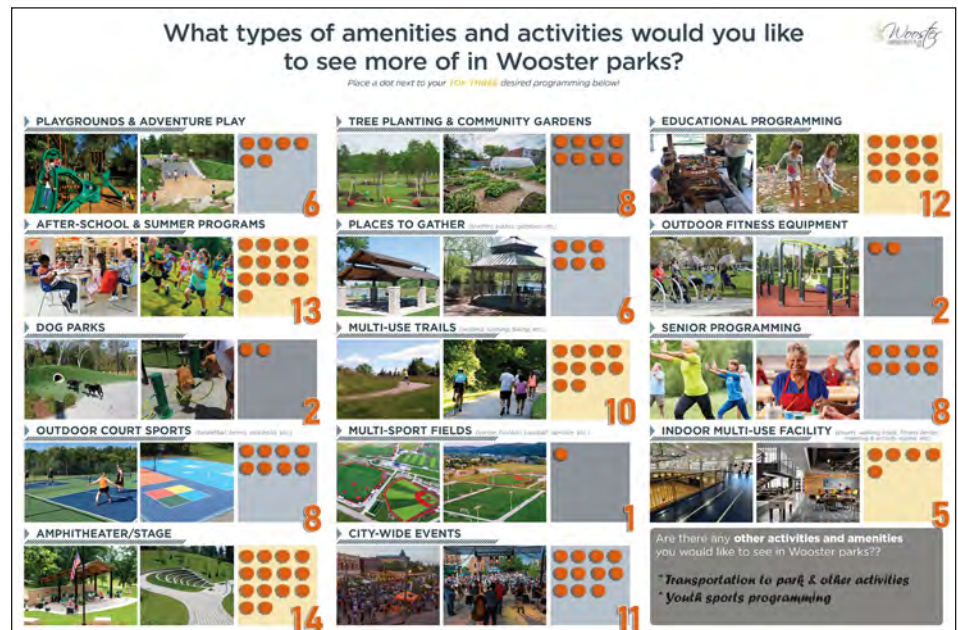
- » The top two noted housing type needs were single-family entry-level and starter homes and multifamily housing
- » Generally, the preferred housing types in this exercise are more dense in nature and their development can be accomplished via infill
- » The top choices also support a general need for more affordable choices in the rental market, and ownership for a variety of the community demographic



Park Activities Board

The top four types of amenities and activities respondents would like to see more of in City parks were:

- » Educational programming
- » Amphitheater/stage for outdoor events and performances
- » After school and summer programs for youth
- » Citywide events
- » Multiuse trails

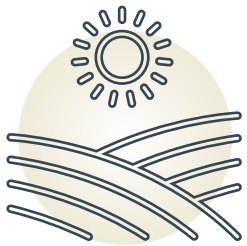


COMMUNITY ENGAGEMENT KEY TAKEAWAYS

This page summarizes the key takeaways and themes from 1000s of ideas generated from the community input. These themes and takeaways together with the existing condition and trends research inform the development of the plan framework.



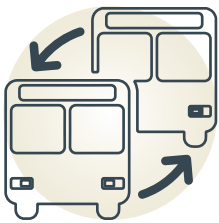
Respondents noted that there is a lack of **adequate and diverse housing types for all demographics**



Residents would like to see balanced growth retaining the **agricultural identity rooted deeply in the community**



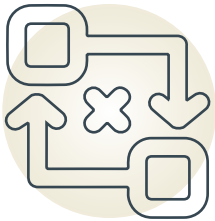
A desire for strategic growth over the long term, balancing **smart growth and new development with preservation**



Respondents would like to see development of more **intracity and intercity transit options**

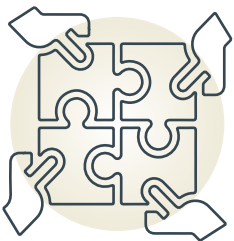


Residents desire additional **shopping and entertainment options in the downtown area** with **adequate public parking** to support them

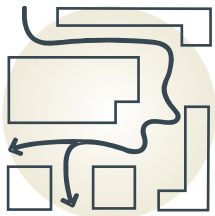


Respondents want to think about the ways the community can **work together to be self-sustaining when considering business growth and development**

(i.e., local agriculture to local food security and goods production).



Working in **partnership with the county and higher education institutions** within Wooster



Continuing to **develop community connectivity** and walkability



Developing local workforce and creating housing and transit options to support it



Residents would like **more space for parks and recreation** which can accommodate expanded programming



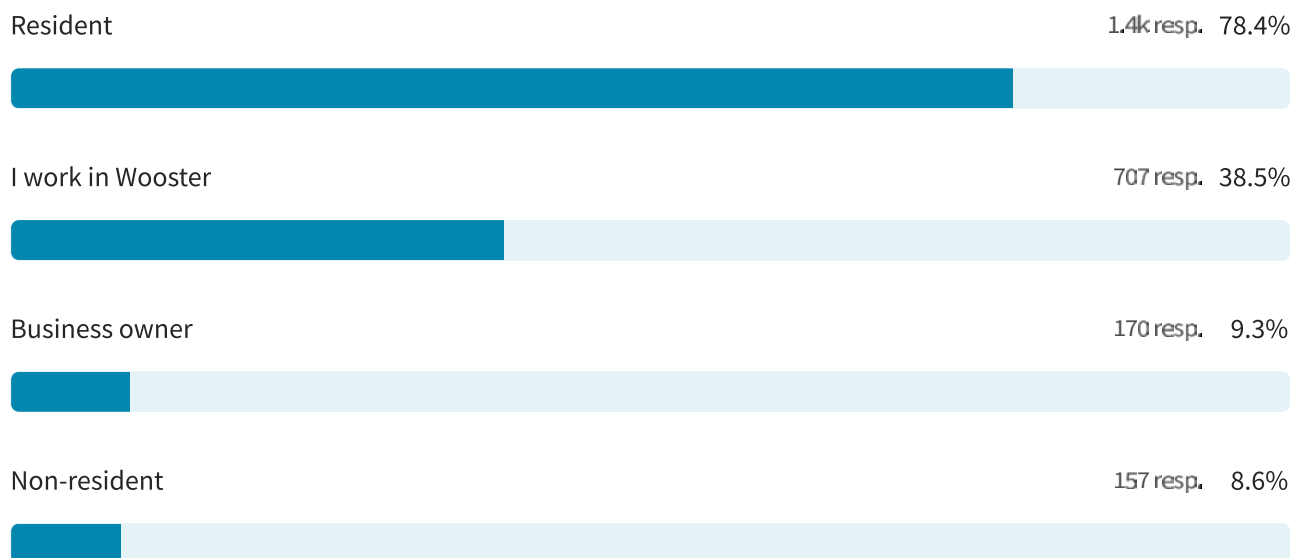
Residents desire more **public gathering spaces**, especially in Downtown Wooster

Wooster Comprehensive Plan Community Survey

1,836 responses

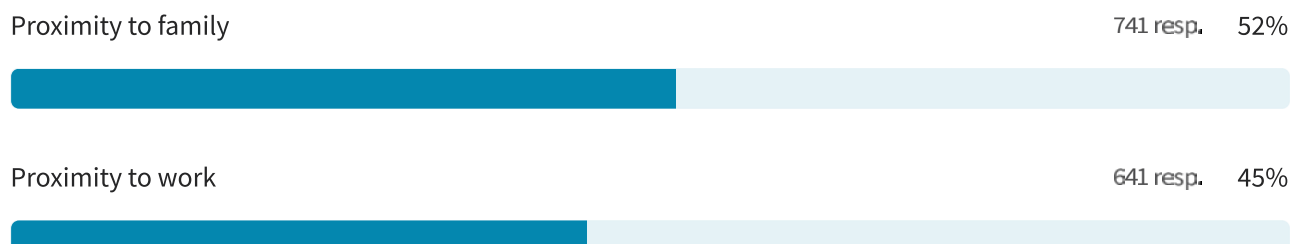
As it relates to the City of Wooster, I am a...

1836 out of 1836 answered



Based on your previous answer, why do you **choose to stay** in Wooster?

1425 out of 1836 answered



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Location 580 resp. 40.7%



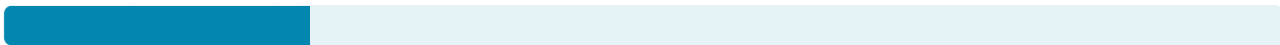
Community character 543 resp. 38.1%



Affordability 369 resp. 25.9%



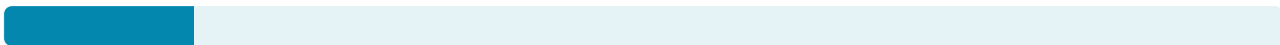
Housing 341 resp. 23.9%



City services (parks, water, sewer, etc.) 271 resp. 19%



School district 211 resp. 14.8%



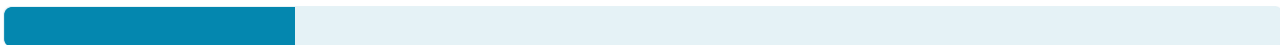
Generally speaking, would you say that things in Wooster are on the right track, or headed in the wrong direction?

1824 out of 1836 answered

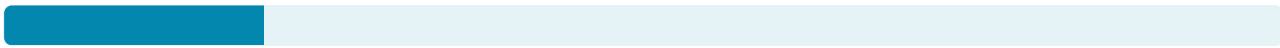
Right track 1k resp. 57%



Don't know 414 resp. 22.7%



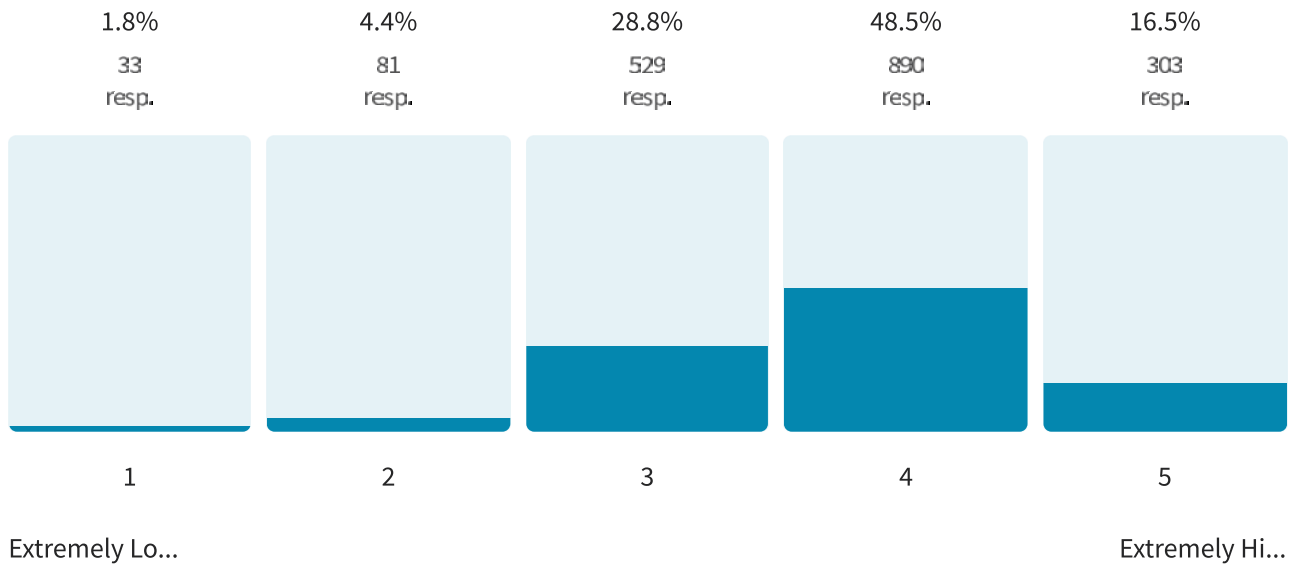
Wrong direction For Steering Committee Use Only - June 6th, 2023 DRAFT 370 resp. 20.3%



Using a scale of 1 to 5, where 1 is “extremely low” and 5 is “extremely high,” how would you rate your **quality of life** as a Wooster resident?

1836 out of 1836 answered

3.7 Average rating



Extremely Lo...

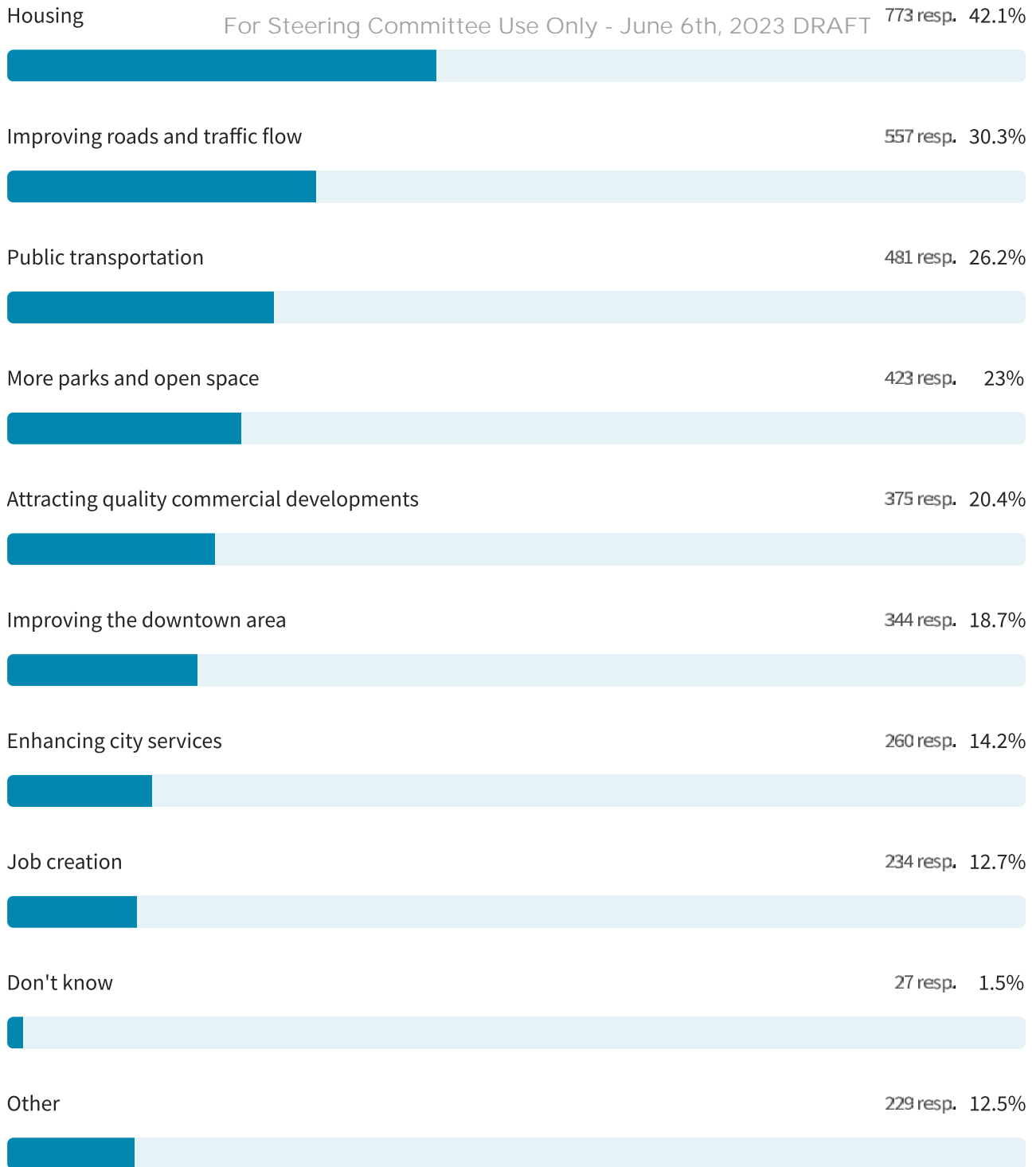
Extremely Hi...

Of the following, which would you **focus on most to improve** Wooster's quality of life?

1836 out of 1836 answered

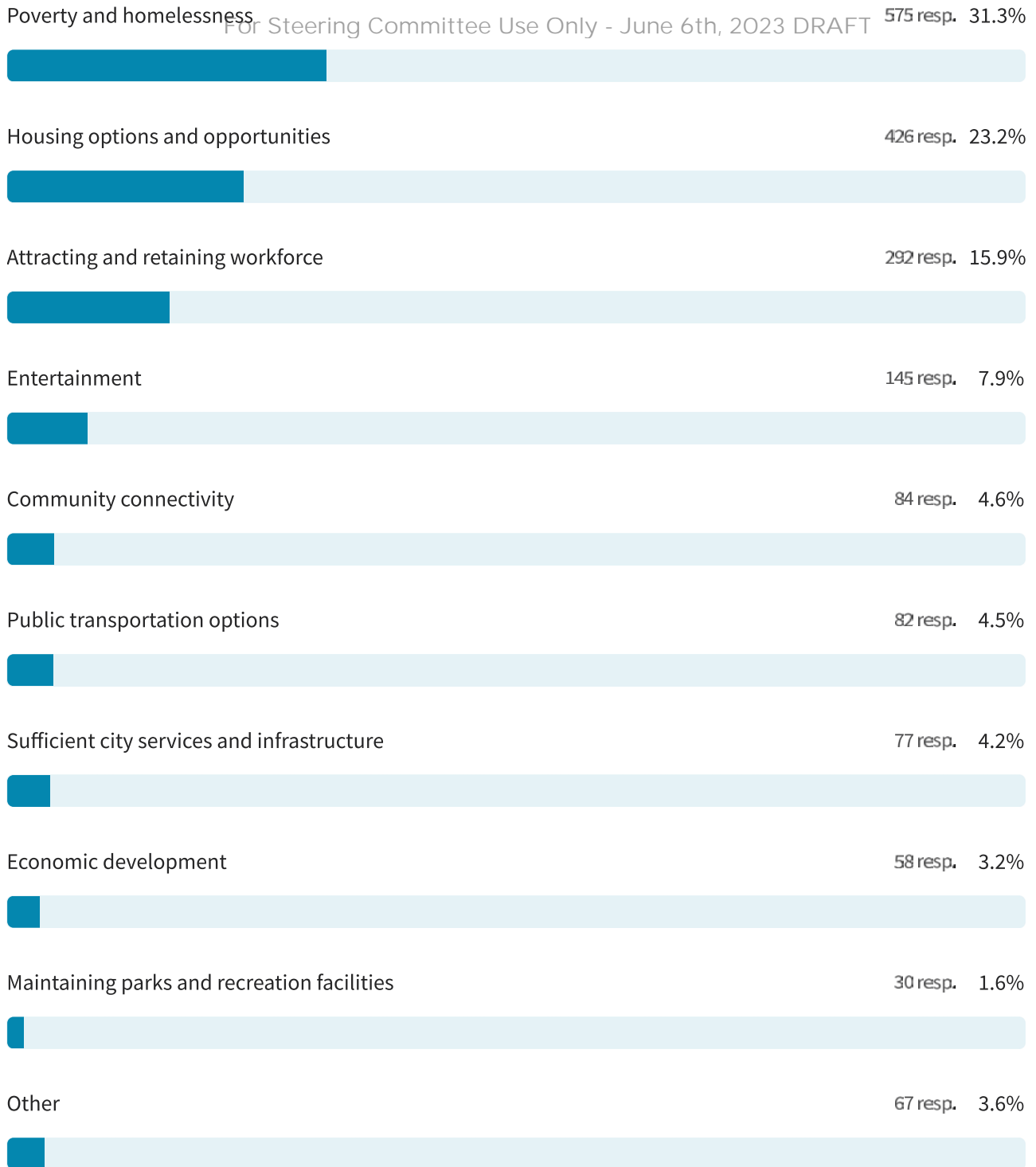
Neighborhood revitalization 793 resp. 43.2%





In your opinion, what is the **most significant challenge** facing Wooster?

1836 out of 1836 answered

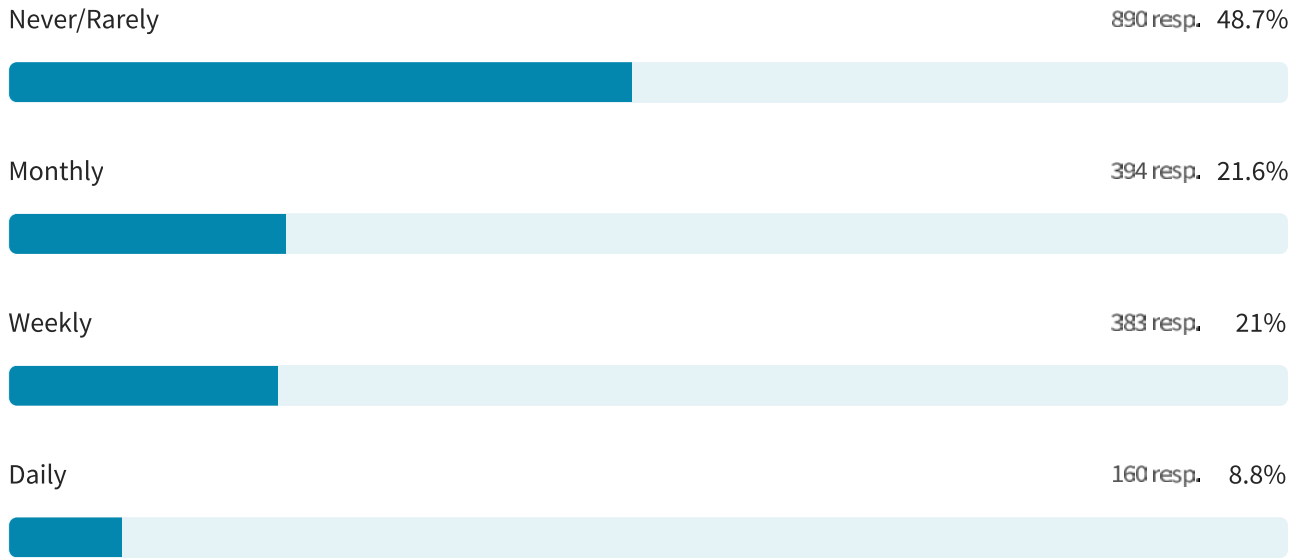


Do you believe Wooster has the **right mix of jobs and opportunities to support your family** over the next 10 years?

1836 out of 1836 answered

1827 out of 1836 answered

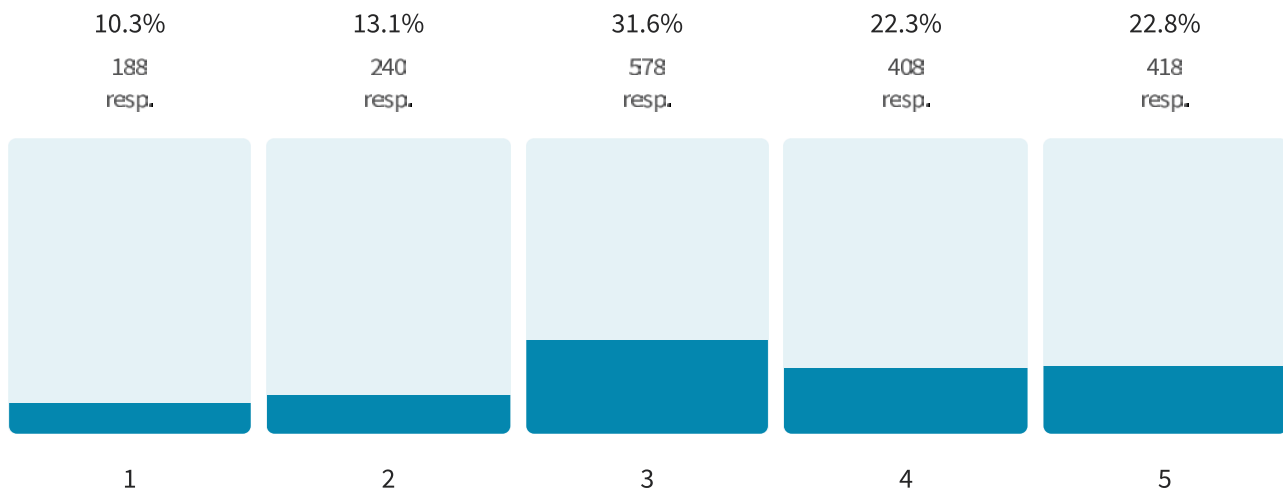
For Steering Committee Use Only - June 6th, 2023 DRAFT



We need to create an **updated community center** that could include meeting rooms, gymnasiums, indoor/outdoor walking and other facilities, etc.

1832 out of 1836 answered

3.3 Average rating



Strongly dis...

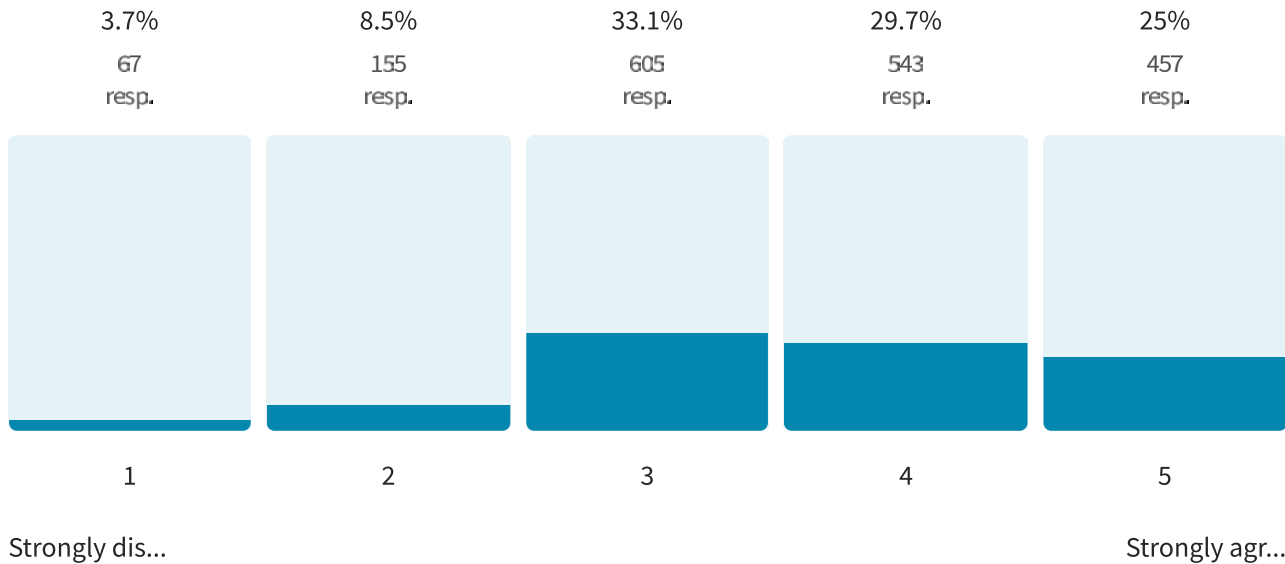
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Strongly agr...

The city should **improve existing parks and recreation amenities** such as playground equipment, shelters, and restrooms.

1827 out of 1836 answered

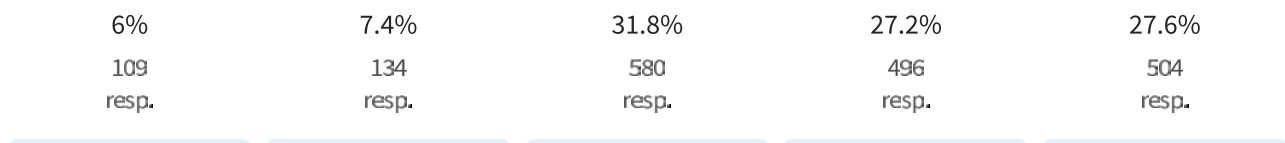
3.6 Average rating



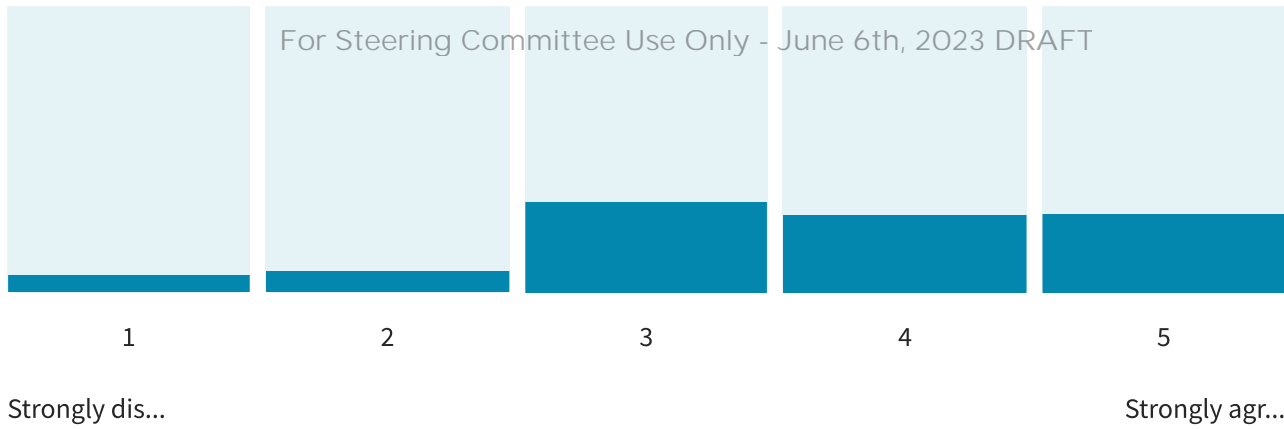
We should **update/modernize Christmas Run Pool.**

1823 out of 1836 answered

3.6 Average rating



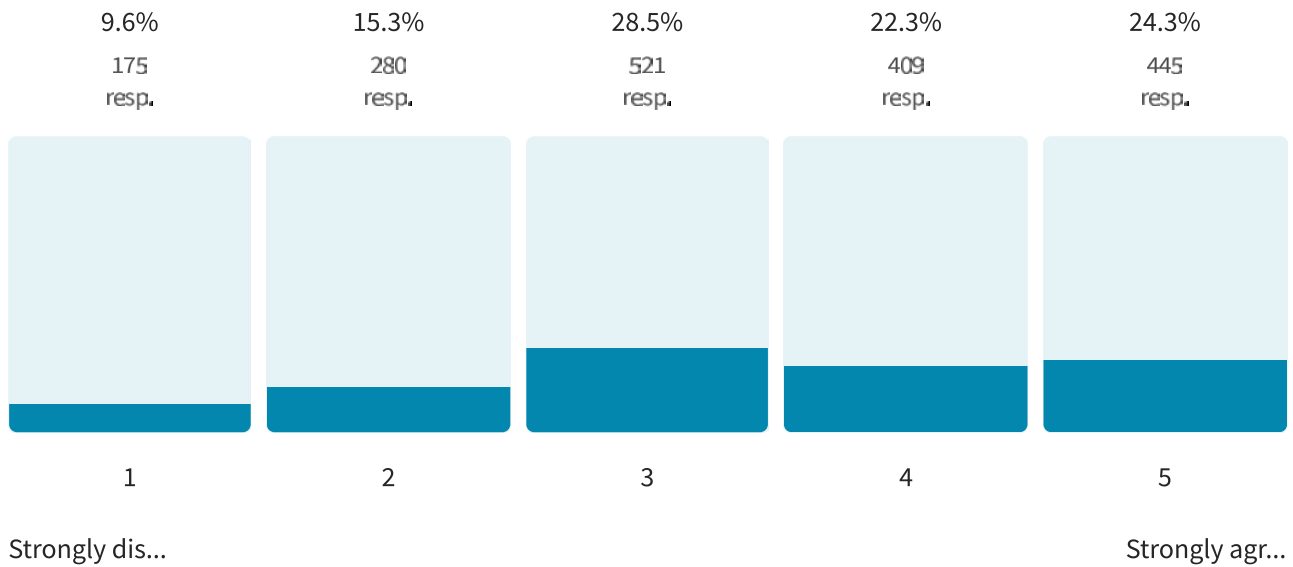
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We need to **improve walking and biking connections** between existing parks.

1830 out of 1836 answered

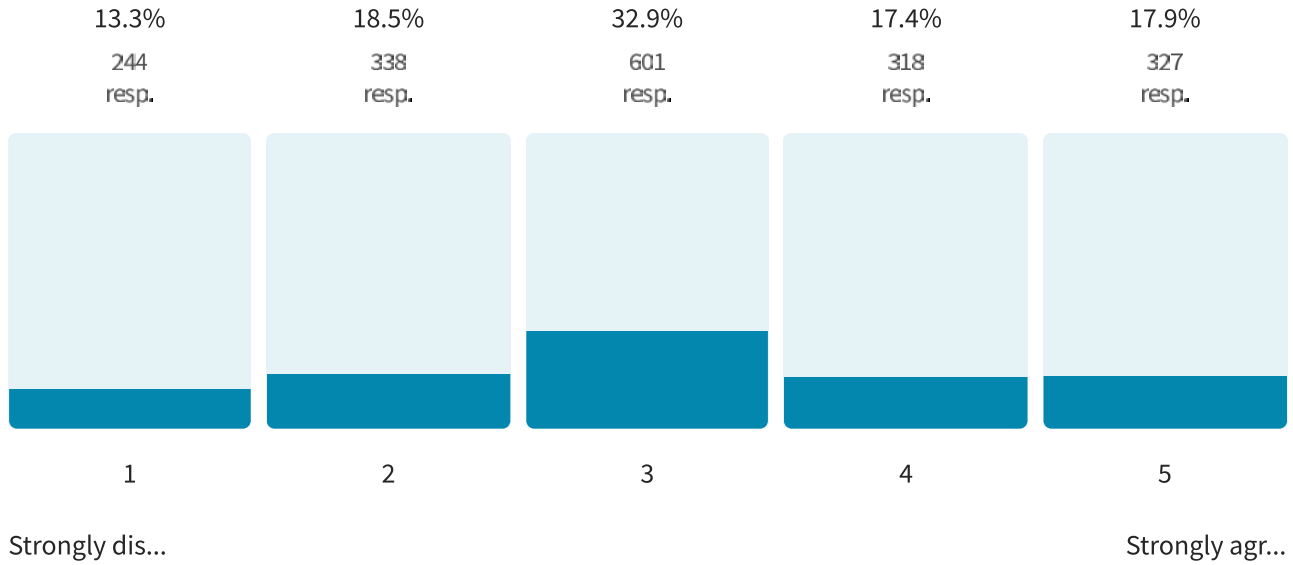
3.4 Average rating



We need more **new parks and greenspace.**

1828 out of 1836 answered

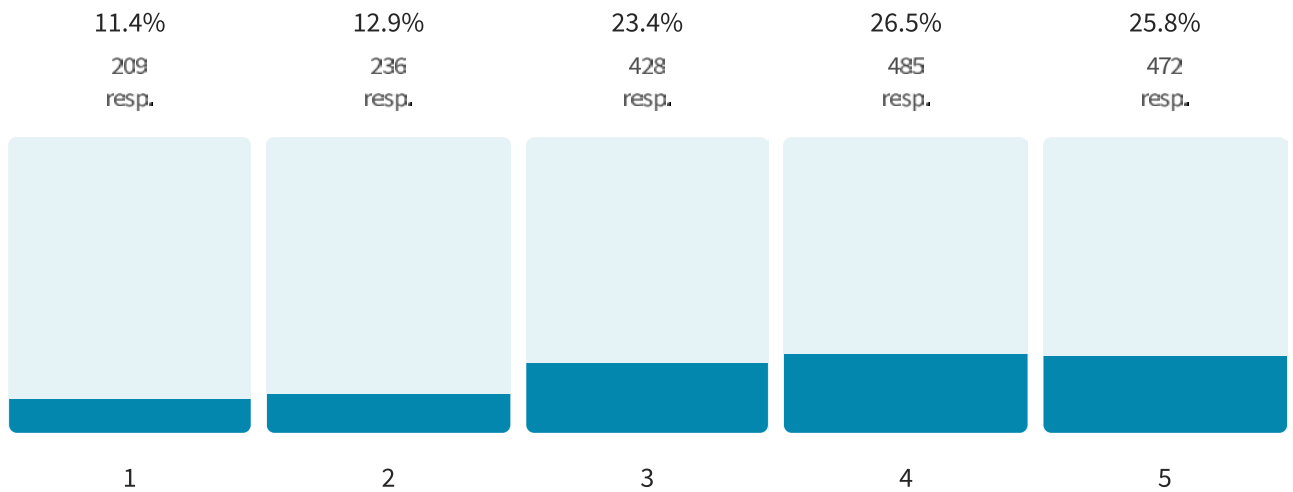
3.1 Average rating for Steering Committee Use Only - June 6th, 2023 DRAFT



We need an **outdoor performing arts venue** for concerts and other community events.

1830 out of 1836 answered

3.4 Average rating



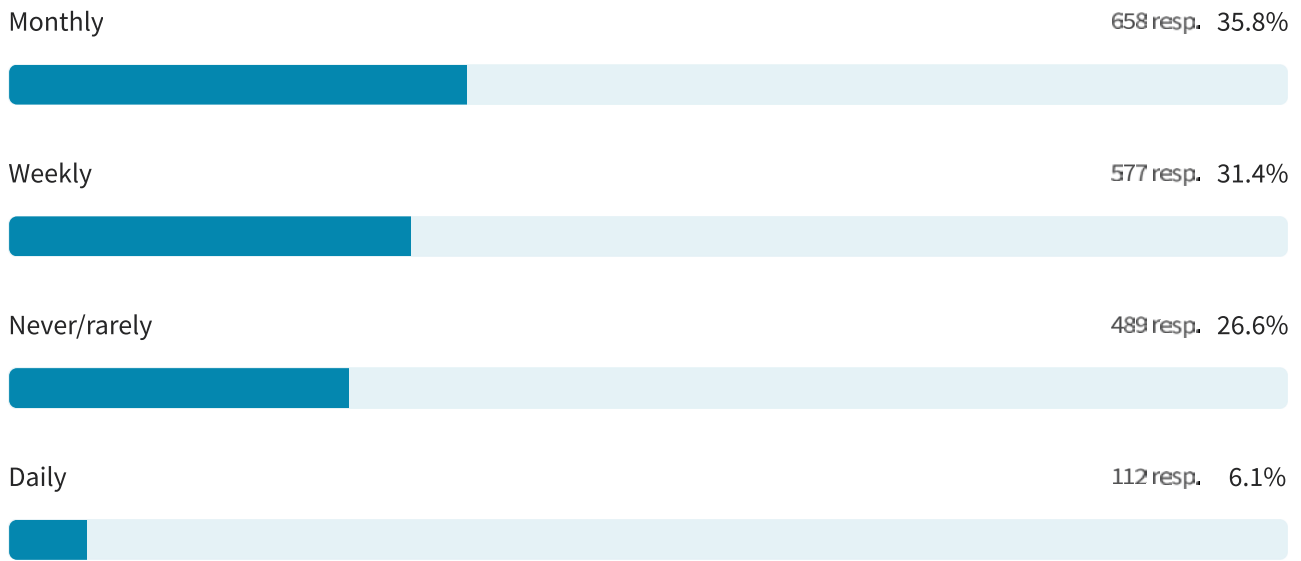
Strongly dis...

For Steering Committee Use Only - June 6th, 2023 DRAFT

Strongly agr...

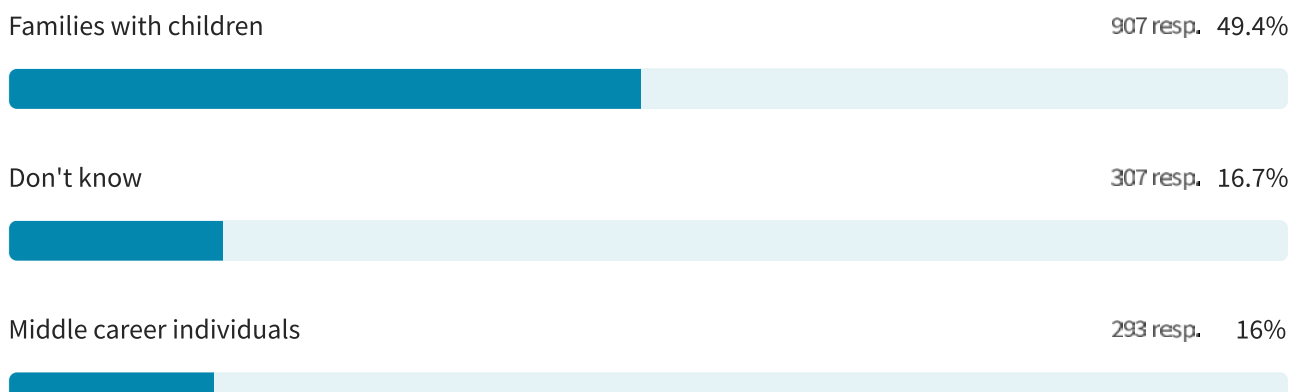
How **often do you visit a park** in Wooster?

1836 out of 1836 answered

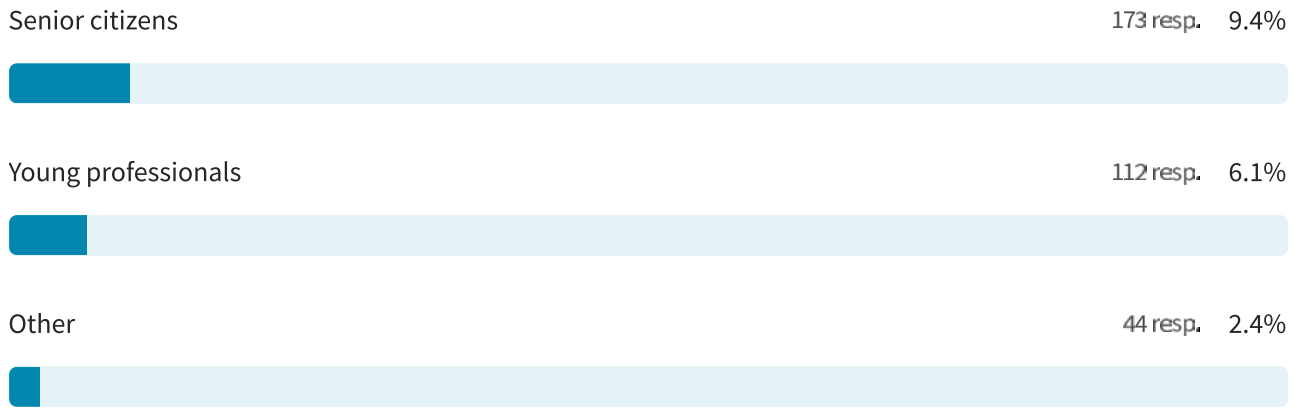


Considering the homes and amenities available in the community, **which of the following groups do you believe is most attracted to living in Wooster?**

1836 out of 1836 answered

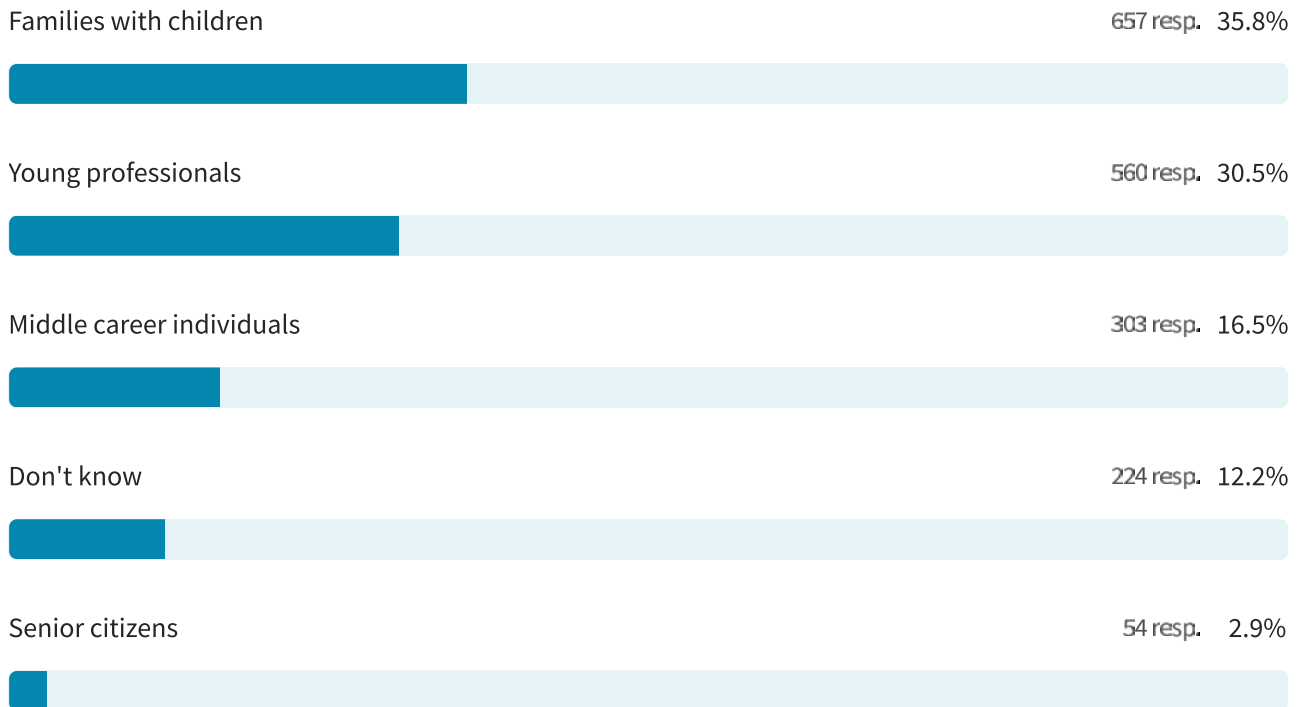


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And of these same groups, **which would you most like Wooster to attract more of?**

1836 out of 1836 answered



Other

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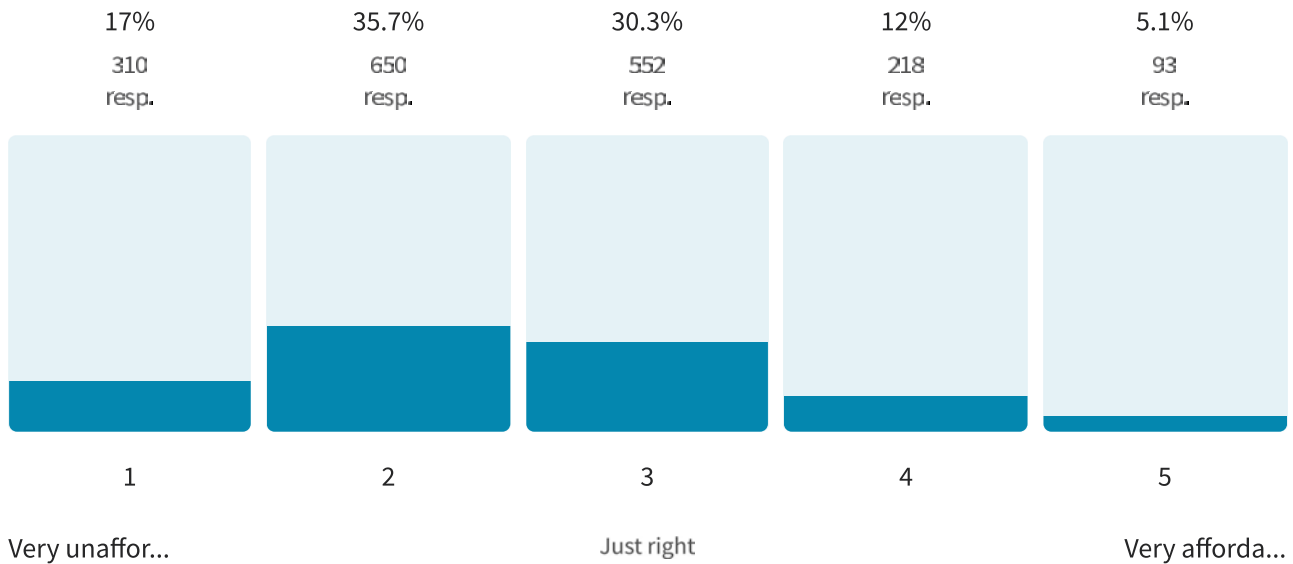
38 resp. 2.1%



Using a scale of 1 to 5, where 1 means "very unaffordable" and 5 means "very affordable", **do you feel that the housing options in Wooster are affordable to you?**

1823 out of 1836 answered

2.5 Average rating



Do you believe there is a **property maintenance issue regarding residential property** in the city?

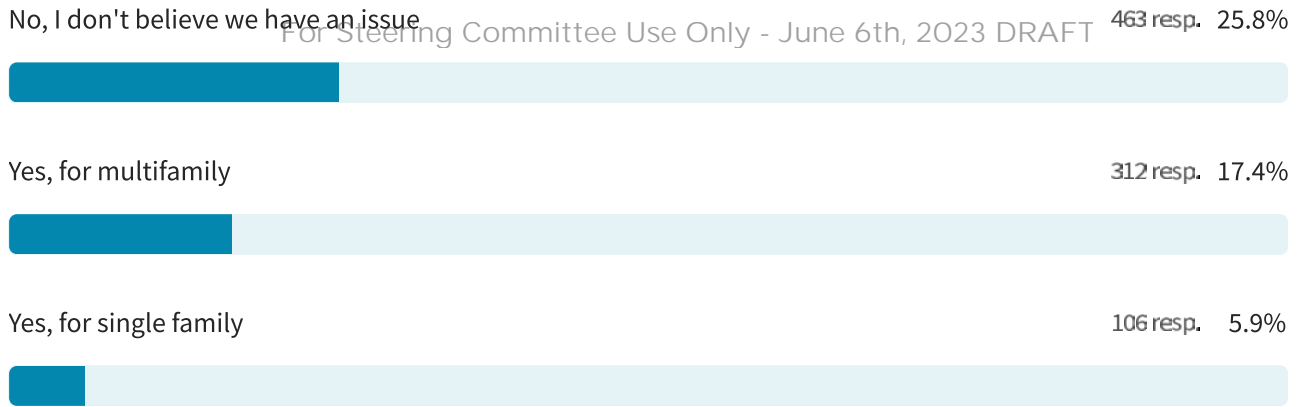
1794 out of 1836 answered

Yes, for all types of housing

913 resp. 50.9%



For Steering Committee Use Only - June 6th, 2023 DRAFT



Do you believe there is a **property maintenance issue regarding commercial property** in the city?

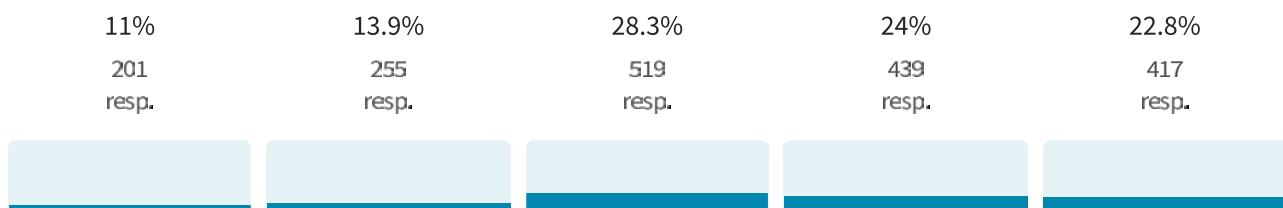
1800 out of 1836 answered



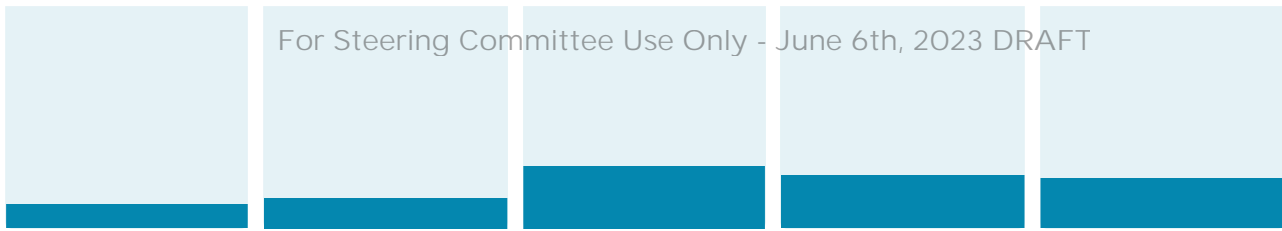
Encourage the **development** of *new mixed-use buildings, apartments, townhomes and condominiums* **in and around downtown**

1831 out of 1836 answered

3.3 Average rating



For Steering Committee Use Only - June 6th, 2023 DRAFT



1

2

3

4

5

Not at all s...

Very support...

Provide **a mix of housing** to attract people at various life stages

1828 out of 1836 answered

4.0 Average rating

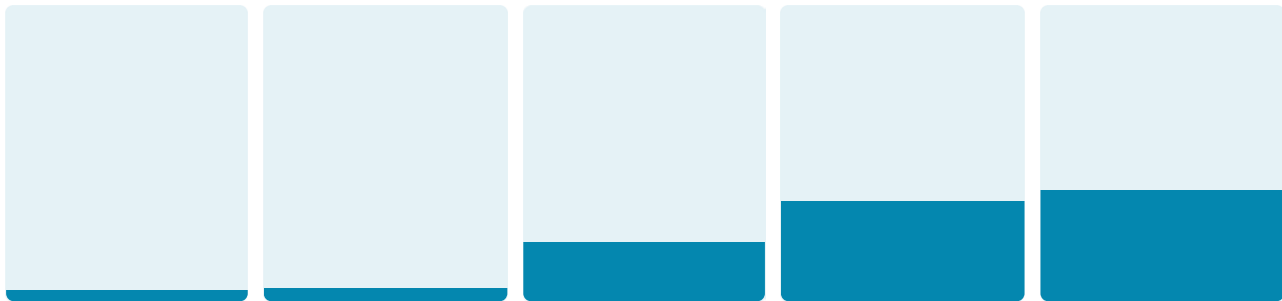
3.7%
68
resp.

4.6%
84
resp.

20.1%
368
resp.

33.9%
620
resp.

37.6%
688
resp.



1

2

3

4

5

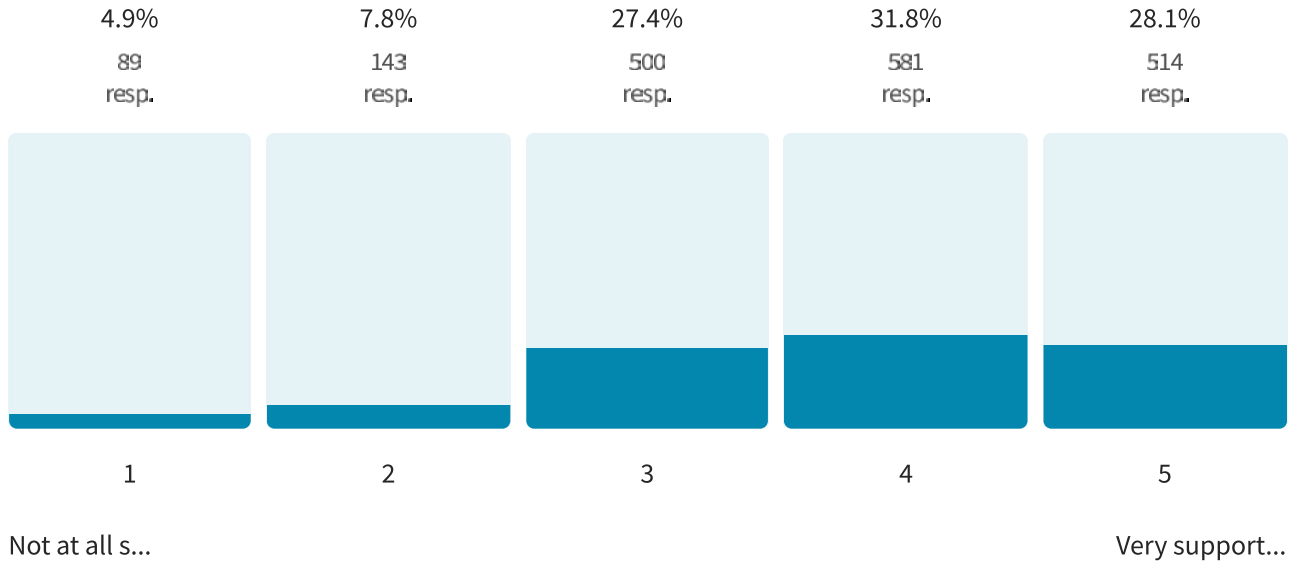
Not at all s...

Very support...

Encourage **senior housing** options

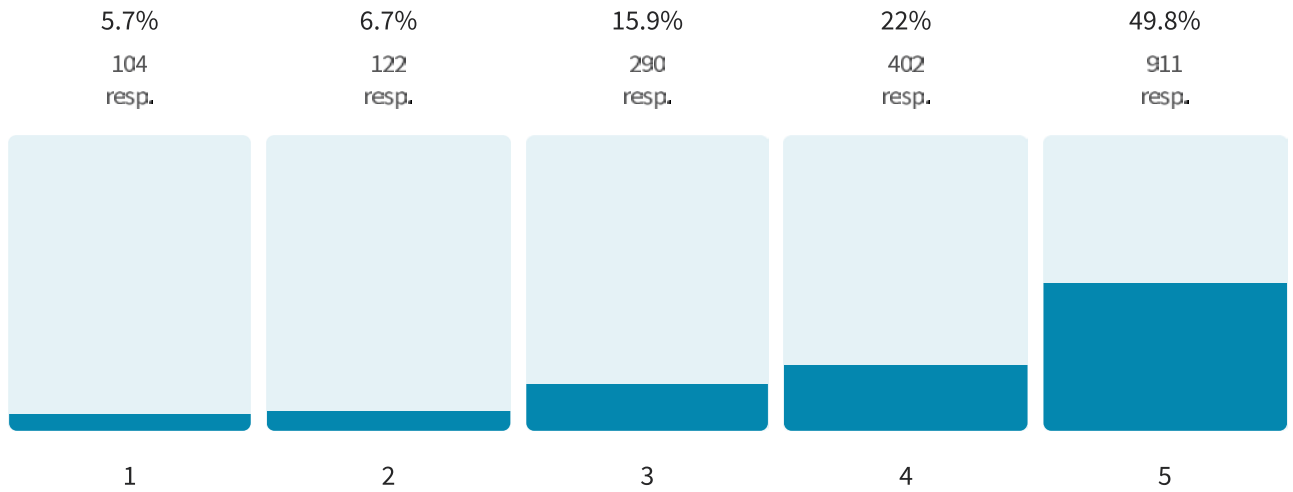
1827 out of 1836 answered

3.7 Average rating for Steering Committee Use Only - June 6th, 2023 DRAFT



Add **affordable housing**
1829 out of 1836 answered

4.0 Average rating



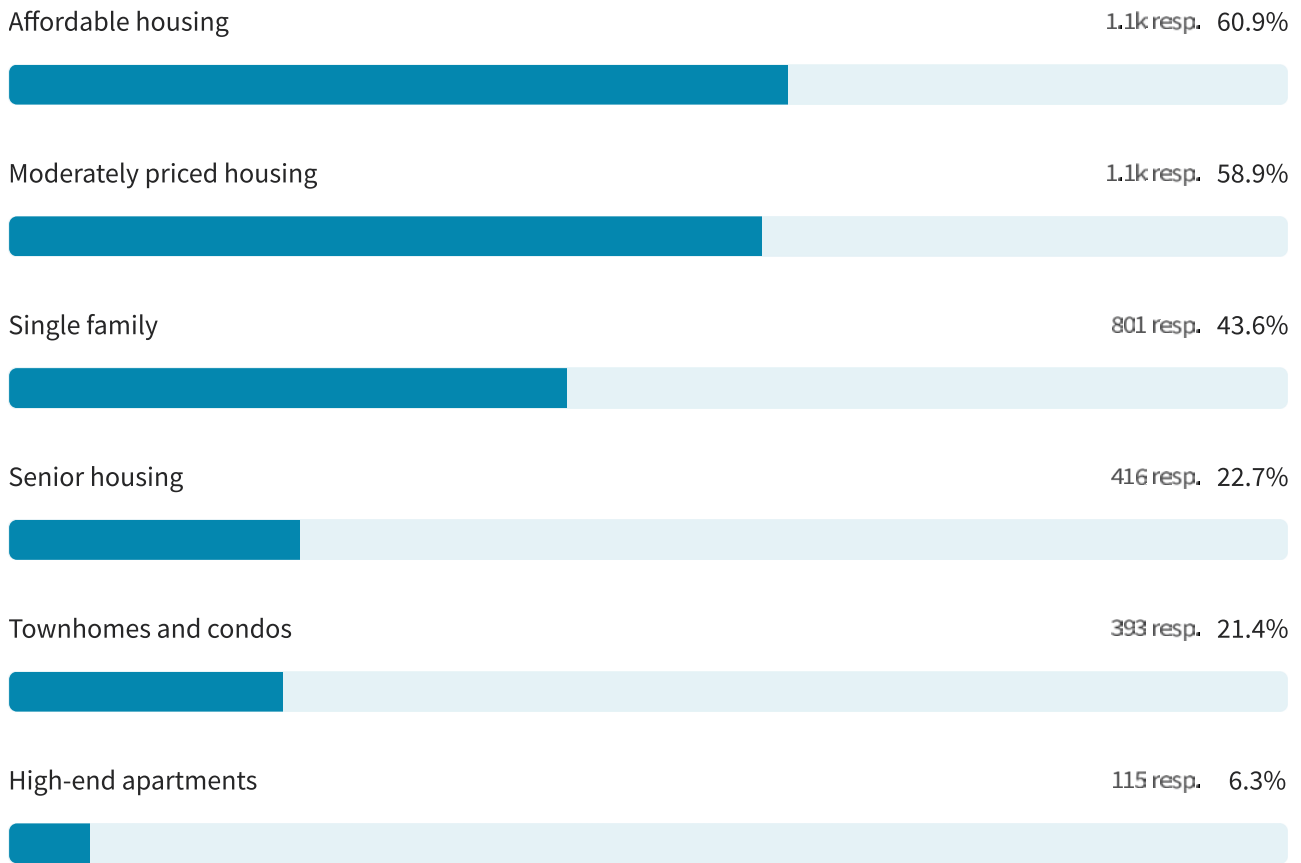
Not at all s...

For Steering Committee Use Only - June 6th, 2023 DRAFT

Very support...

Which **types of housing do you believe Wooster needs more of?**

1836 out of 1836 answered



Do you **own or rent** your home?

1822 out of 1836 answered



Rent

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287 resp. 15.8%

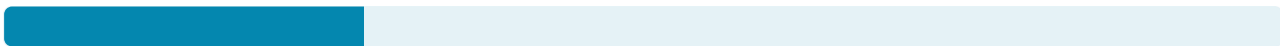


How many years have you lived in the City of Wooster?

1836 out of 1836 answered

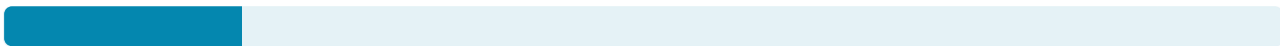
Over 30

515 resp. 28.1%



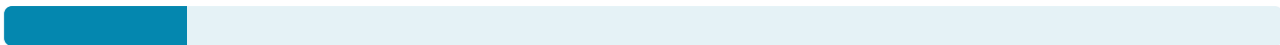
I do not live inside Wooster city limits

342 resp. 18.6%



21-30

263 resp. 14.3%



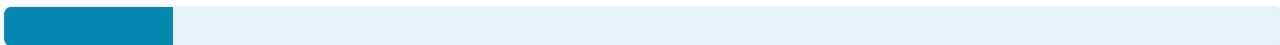
11-20

261 resp. 14.2%



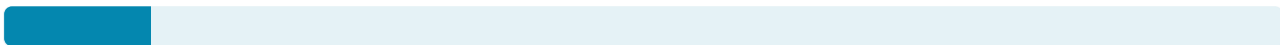
0-5

243 resp. 13.2%



6-10

212 resp. 11.5%

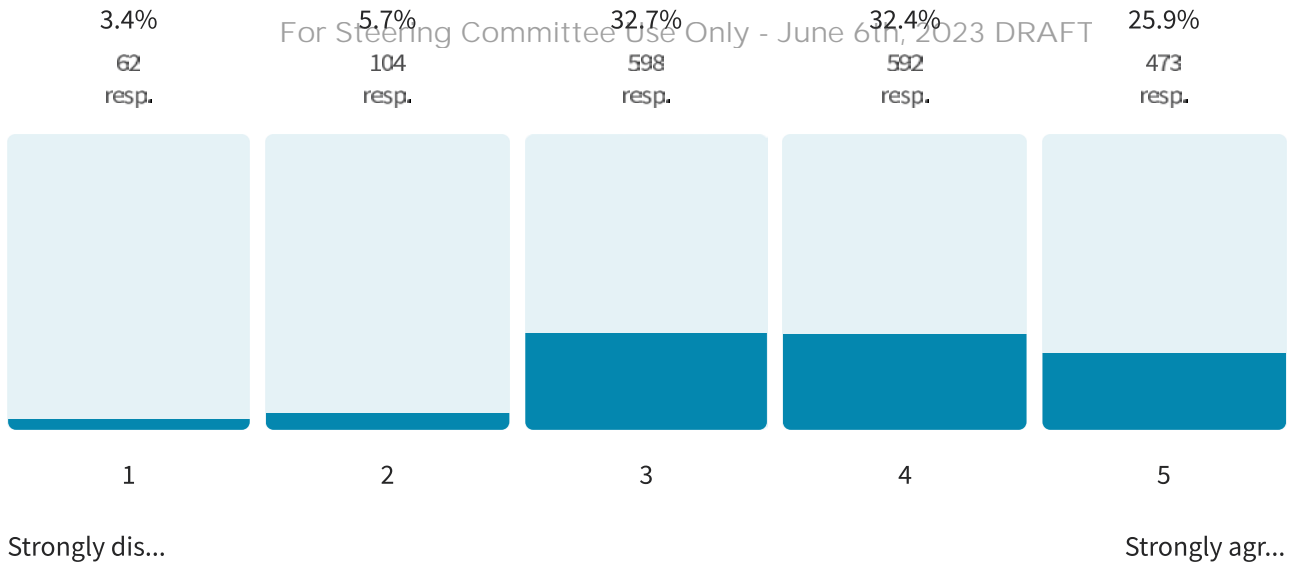


The city should **increase the number, variety, and quality of employment opportunities.**

1829 out of 1836 answered

3.7 Average rating

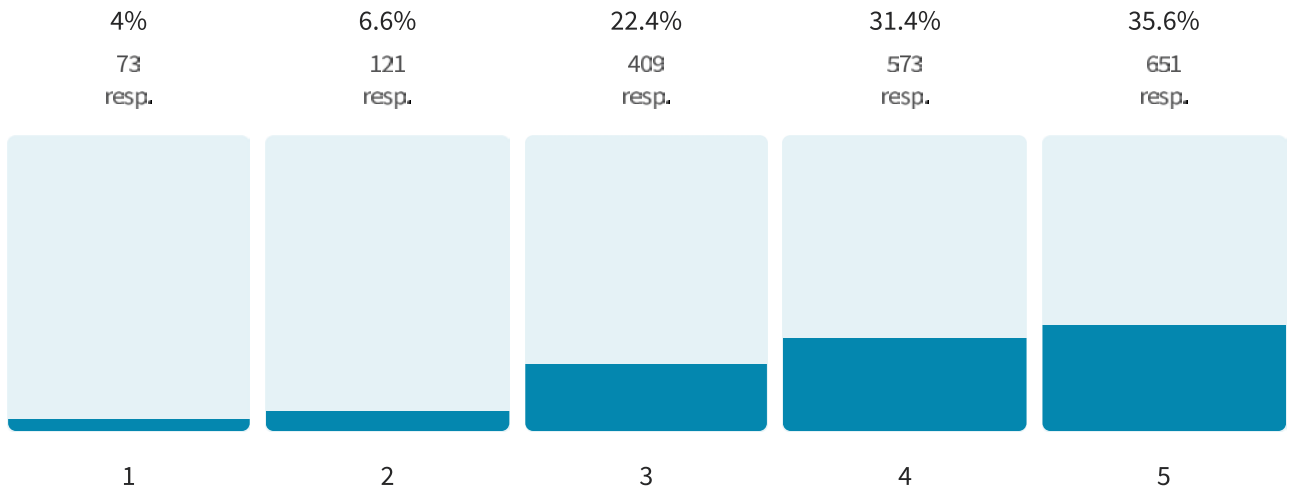
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The city should **continue to grow and invest in downtown.**

1827 out of 1836 answered

3.9 Average rating



Strongly dis...

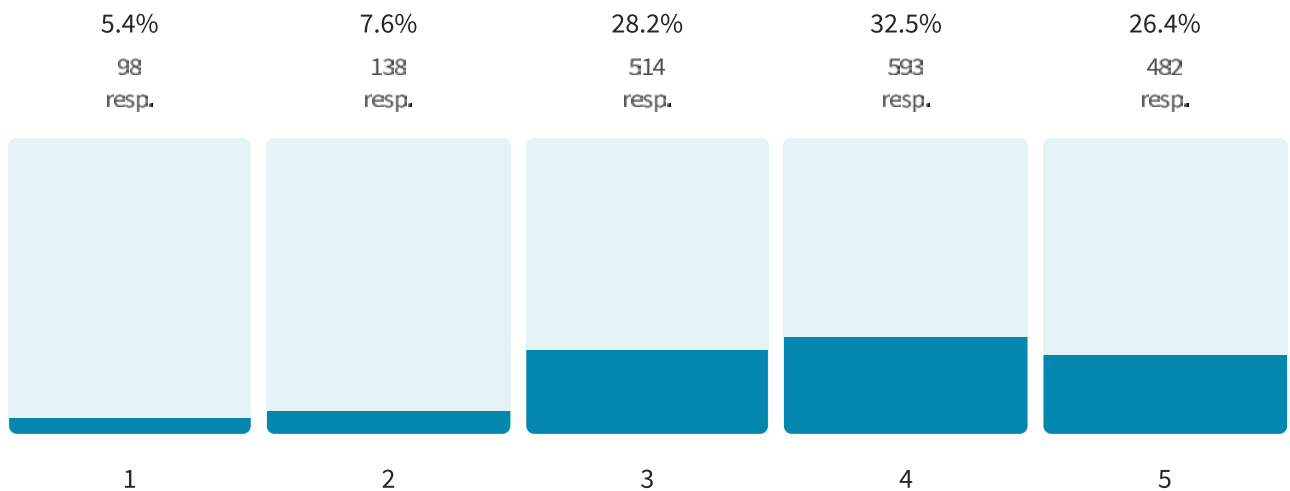
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Strongly agr...

The city should use **incentives to attract new revenue-generating industries, tax-producing development.**

1825 out of 1836 answered

3.7 Average rating



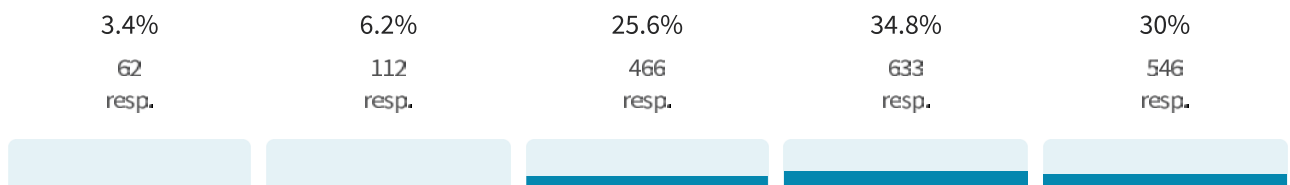
Strongly dis...

Strongly agr...

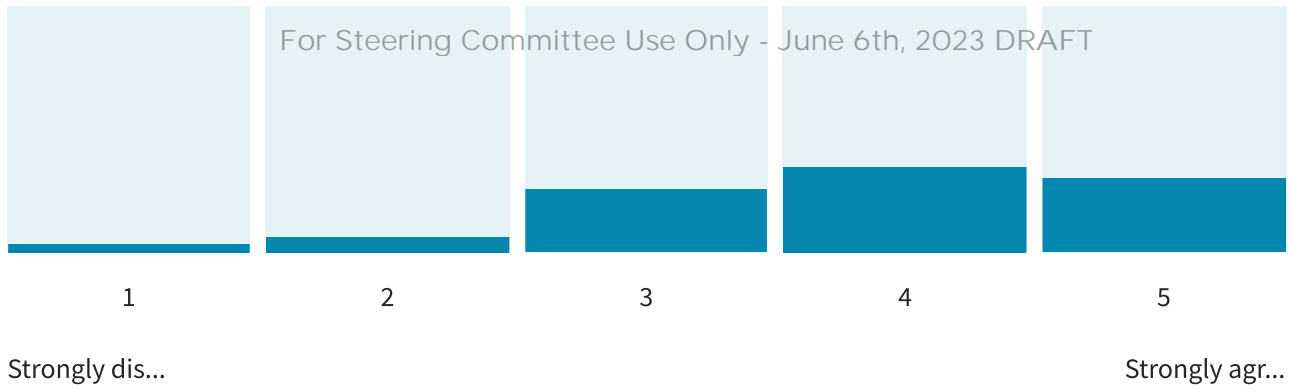
The city should make it a **high priority to develop workforce housing** to support the local economy.

1819 out of 1836 answered

3.8 Average rating



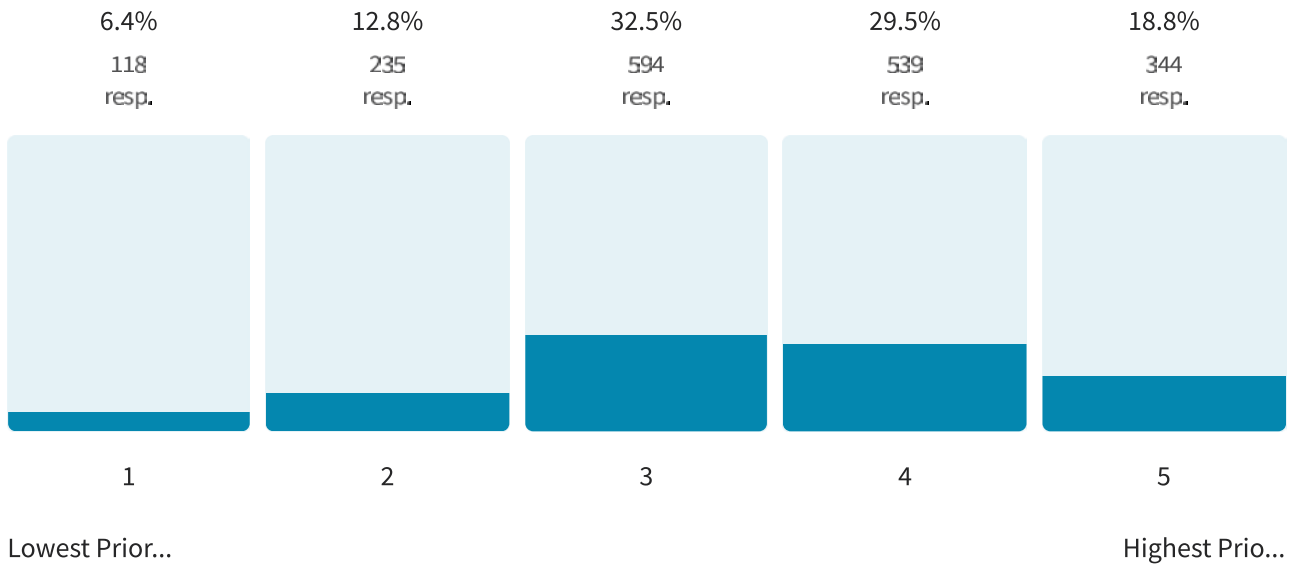
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Downtown

1830 out of 1836 answered

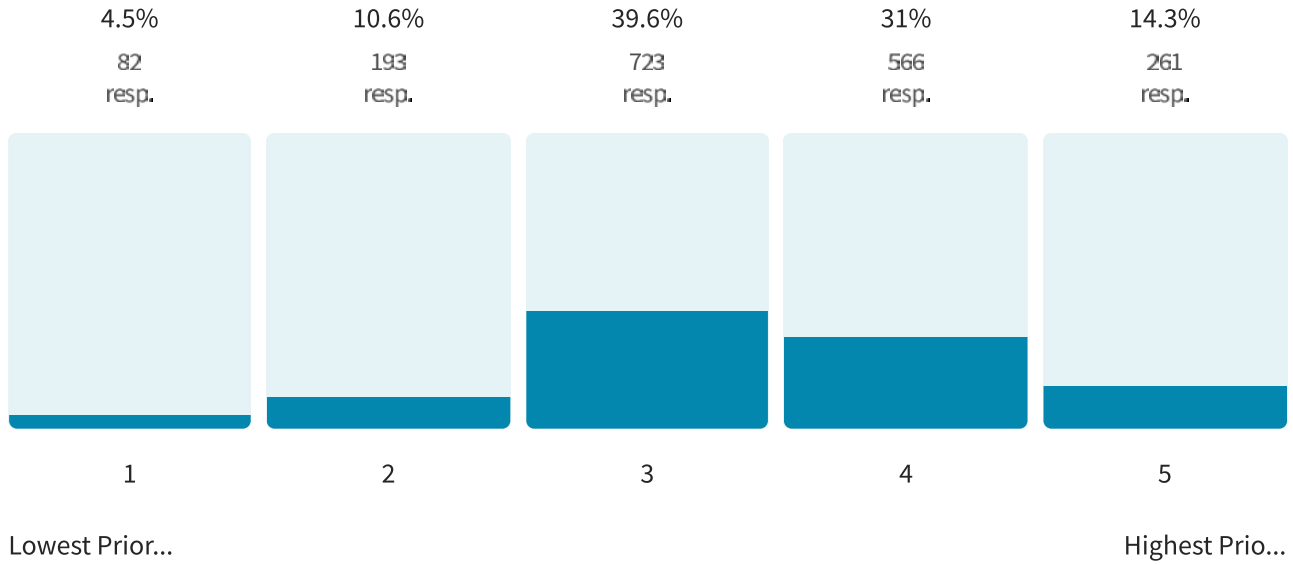
3.4 Average rating



Area in and around the Wooster Community Hospital

1825 out of 1836 answered

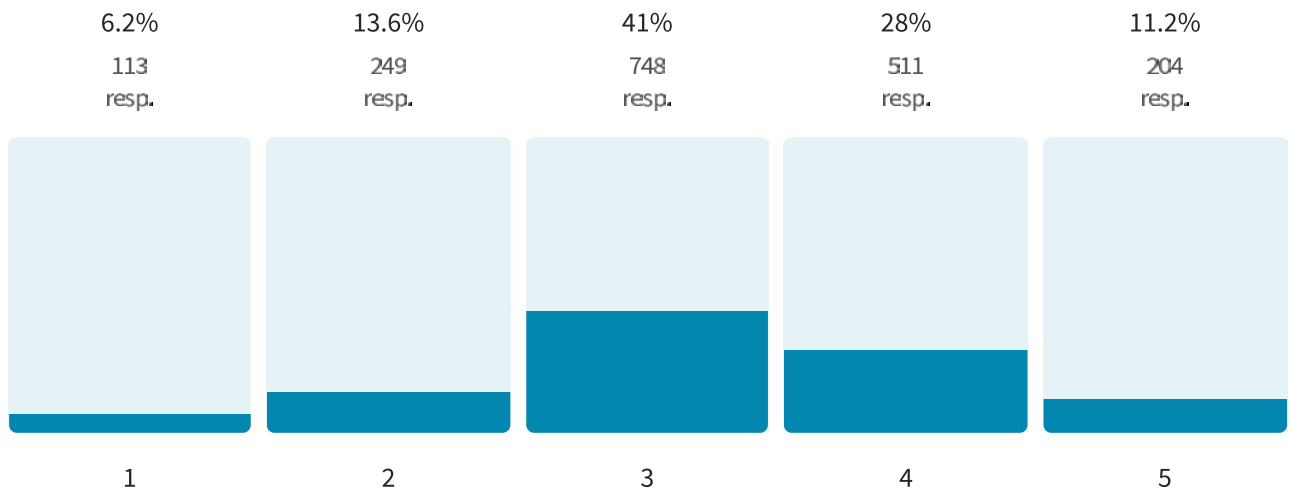
3.4 Average rating for Steering Committee Use Only - June 6th, 2023 DRAFT



East side of Wooster along the OH-585 Corridor

1825 out of 1836 answered

3.2 Average rating



Lowest Prior...

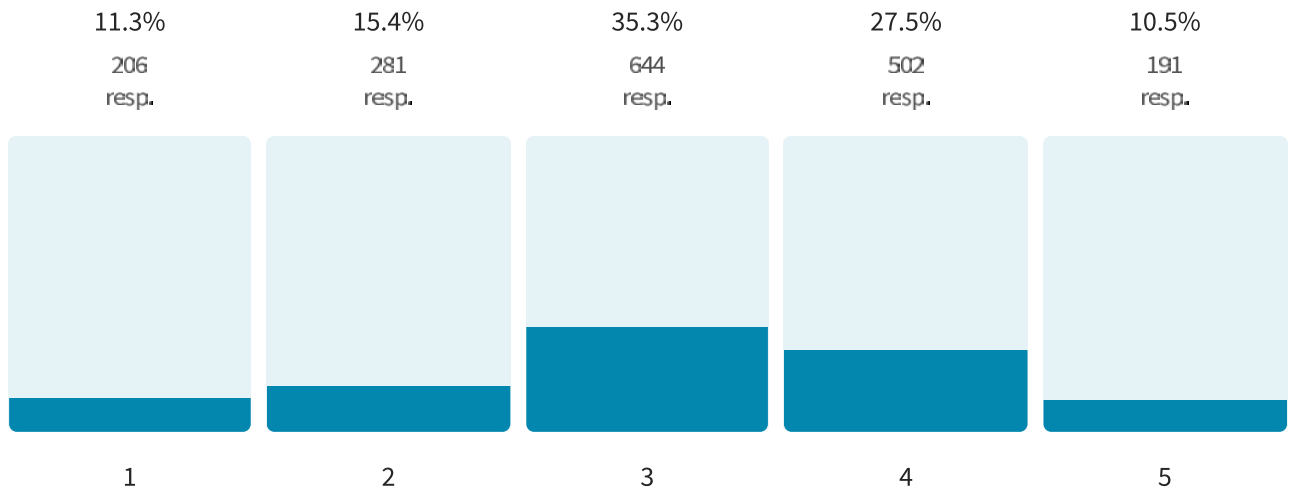
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Highest Prio...

Areas adjacent (*within or just outside*) to the city boundary

1824 out of 1836 answered

3.1 Average rating



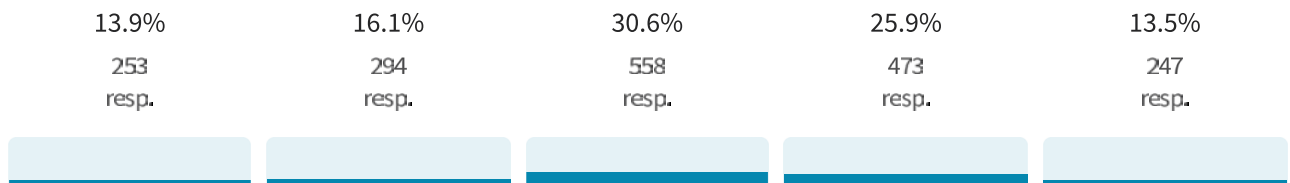
Lowest Prior...

Highest Prio...

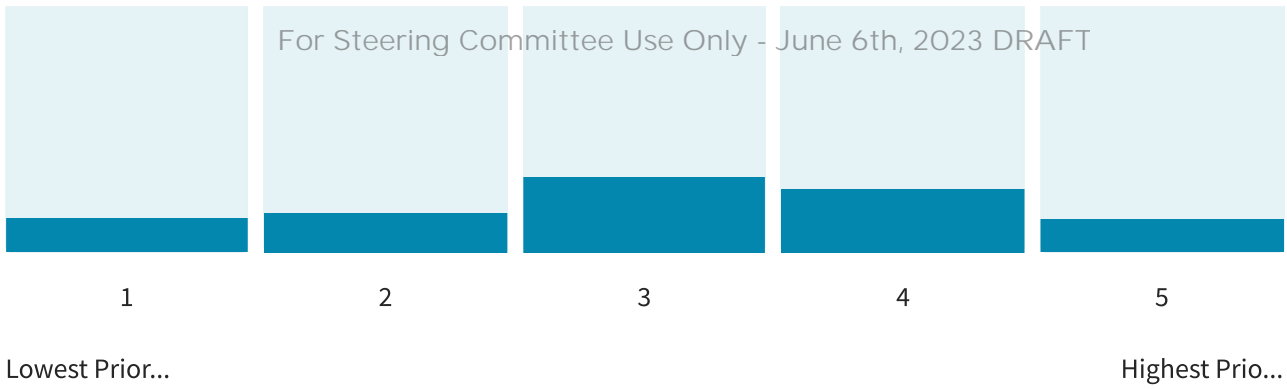
Northern portions of the city (*North Burbank Rd, Smithville Western Rd, Cleveland Road areas*)

1825 out of 1836 answered

3.1 Average rating

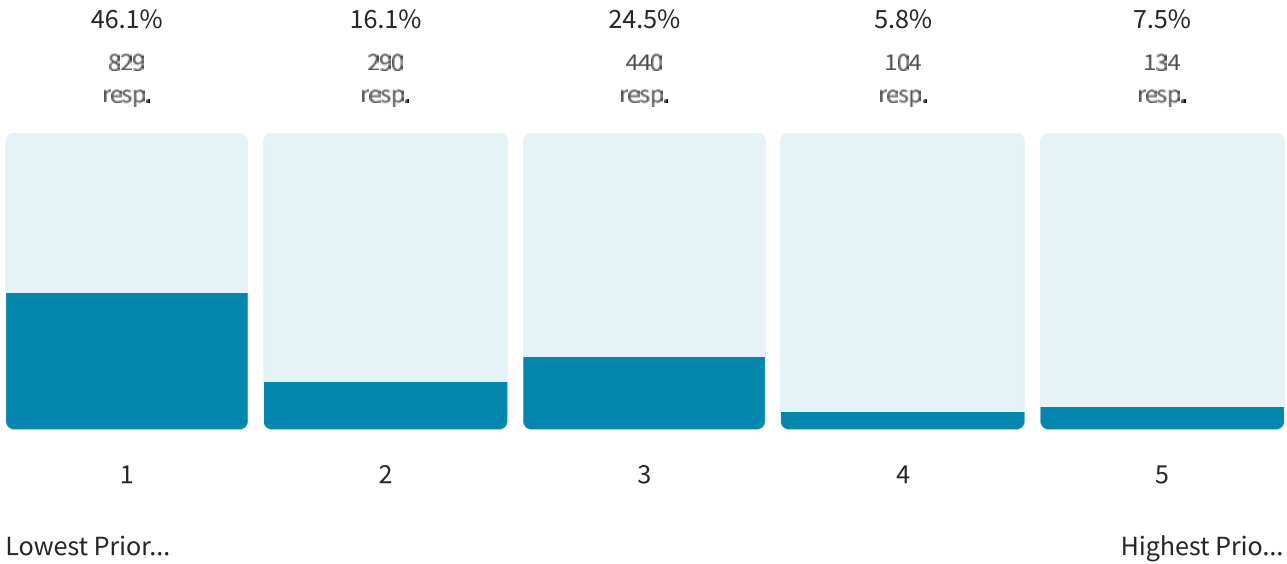


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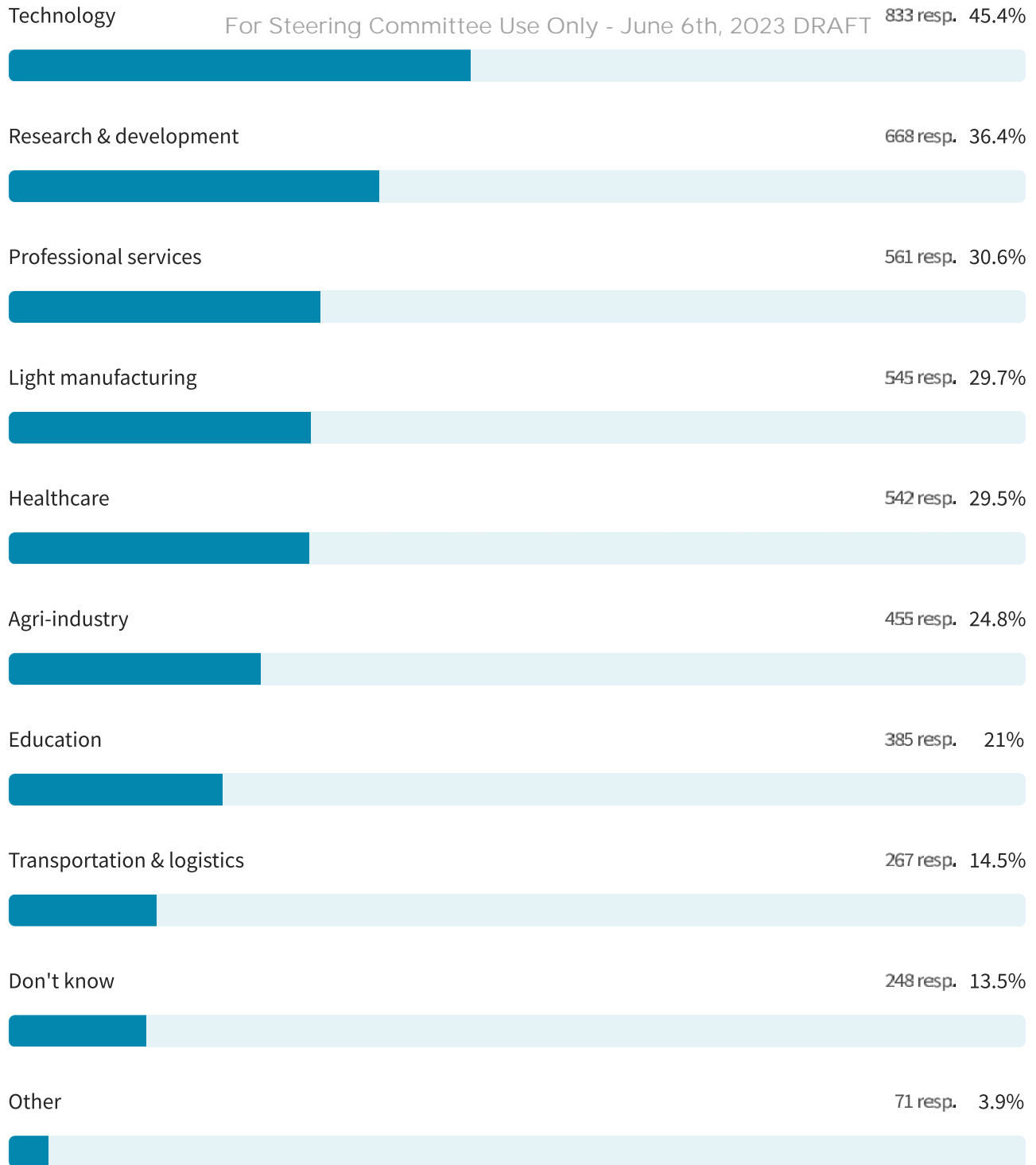


No new development
1797 out of 1836 answered

2.1 Average rating

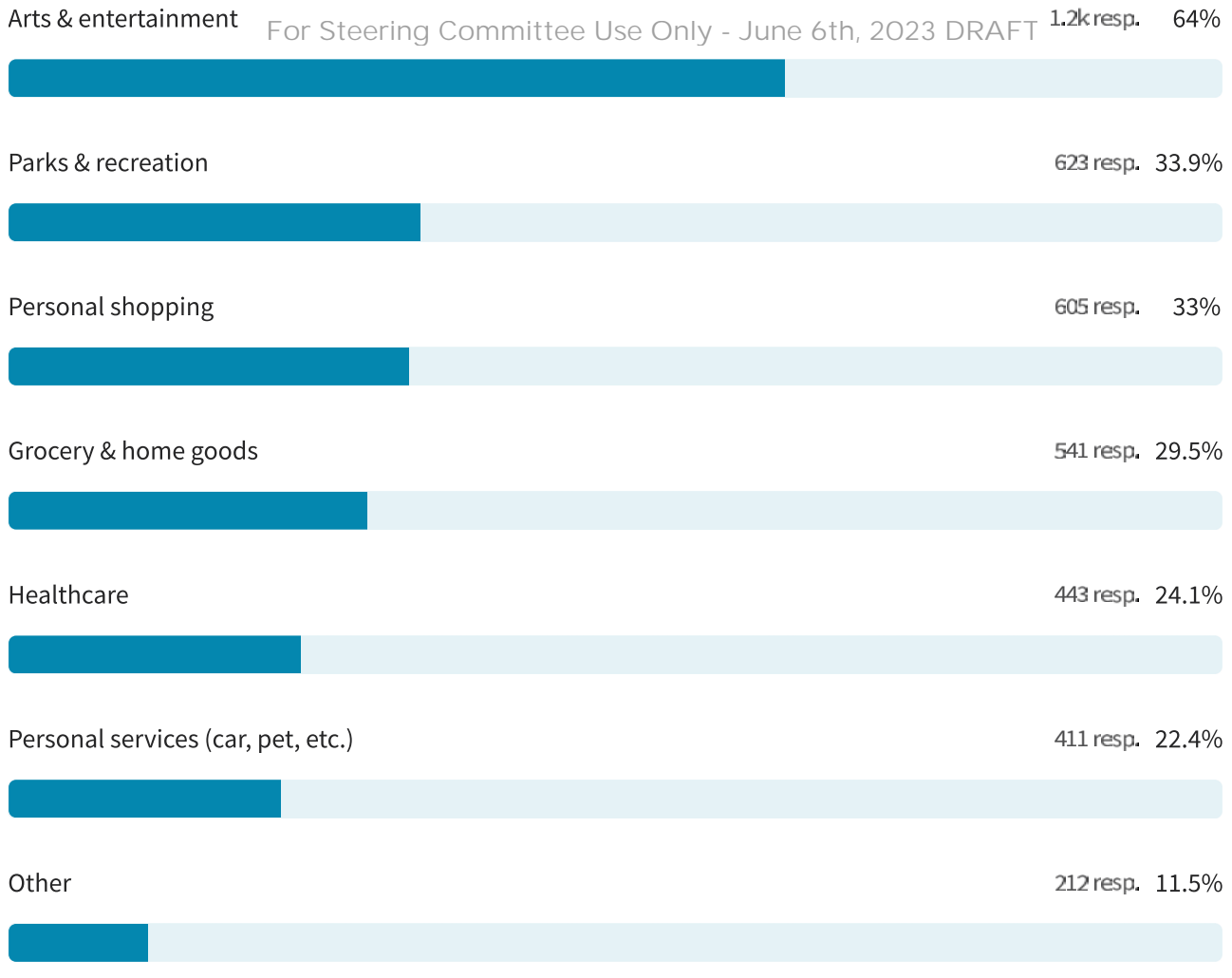


What kinds of **jobs** would you most like to see Wooster attract more of in the future?
1836 out of 1836 answered



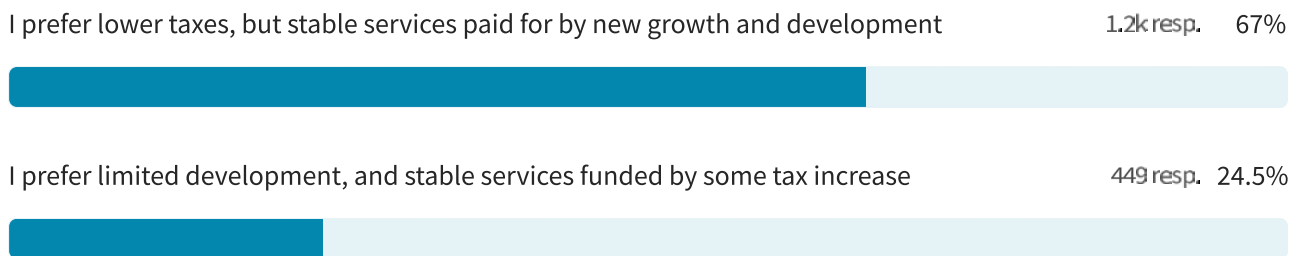
Which **types of services** do you believe Wooster needs more of?

1836 out of 1836 answered



Given the relationship between city services, income-generating development and tax levels, **which scenario do you most prefer??**

1836 out of 1836 answered



I prefer limited development and lower taxes, even if it means cutbacks in services 156 resp. 8.5%

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Do you currently have children under the age of 18 living in your household?

1817 out of 1836 answered

Yes 612 resp. 33.7%



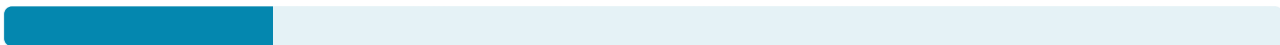
No 1.2k resp. 66.3%



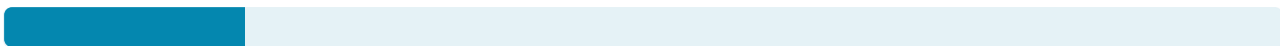
What is your age category?

1822 out of 1836 answered

35-44 383 resp. 21%



45-54 343 resp. 18.8%



55-64 335 resp. 18.4%



65-75 324 resp. 17.8%



25-34 278 resp. 15.3%

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75 and above 89 resp. 4.9%



18-24 70 resp. 3.8%



How do you describe yourself?

1820 out of 1836 answered

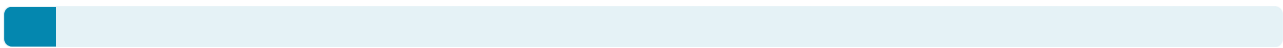
Female 1.1k resp. 61.4%



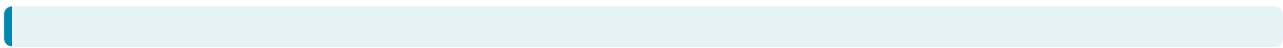
Male 620 resp. 34.1%



Prefer not to say 72 resp. 4%



Other 11 resp. 0.6%



Businesses are willing to invest here - which kind?	Economy	2_28_23: SC1 whiteboard group comments
Shared workspace dev (ie COHatch)	Economy	2_28_23: SC1 whiteboard group comments
ED tools - help projects	Economy	2_28_23: SC1 whiteboard group comments
Sustainability, solar and wind	Economy	2_28_23: SC1 whiteboard group comments
Sustainability, generally	Economy	2_28_23: SC1 whiteboard group comments
Daycare - not enough	Economy	2_28_23: SC1 whiteboard group comments
Boulevard - enhance Bell & Portage	Focus Areas	2_28_23: SC1 whiteboard group comments
Improve public realm by Portage	Focus Areas	2_28_23: SC1 whiteboard group comments
Arts District Development	Focus Areas	2_28_23: SC1 whiteboard group comments
Tie together downtown and Arts District	Focus Areas	2_28_23: SC1 whiteboard group comments
Performing Arts	Focus Areas	2_28_23: SC1 whiteboard group comments
More downtown programming	Focus Areas	2_28_23: SC1 whiteboard group comments
Revitalization zones	Focus Areas	2_28_23: SC1 whiteboard group comments
Continue to grow East Liberty	Focus Areas	2_28_23: SC1 whiteboard group comments
Revitalization beyond downtown	Focus Areas	2_28_23: SC1 whiteboard group comments
Improve private realm by Portage	Focus Areas	2_28_23: SC1 whiteboard group comments
East Liberty downtown at Bell & Liberty - there is developer interest; renovate for arts, entertainment, dining	Focus Areas	2_28_23: SC1 whiteboard group comments
Hospital District continued expansion areas - city and hospital partner to renovate 5-way intersection	Focus Areas	2_28_23: SC1 whiteboard group comments
Revitalize Hospital District	Focus Areas	2_28_23: SC1 whiteboard group comments
Downtown TIF	Focus Areas	2_28_23: SC1 whiteboard group comments
Vagrant issues/mental health	Housing	2_28_23: SC1 whiteboard group comments
Mental health	Housing	2_28_23: SC1 whiteboard group comments
Poverty / food insecurity	Housing	2_28_23: SC1 whiteboard group comments
Cyclical poverty	Housing	2_28_23: SC1 whiteboard group comments
Housing diversity (including subsidized housing)	Housing	2_28_23: SC1 whiteboard group comments
Boistering ext: housing, neighborhoods, perhaps form neighborhood comm groups	Housing	2_28_23: SC1 whiteboard group comments
Need for affordable housing	Housing	2_28_23: SC1 whiteboard group comments
All types of housing (docs, teacher, service)	Housing	2_28_23: SC1 whiteboard group comments
Housing: low income, rehab, construction costs (supply, location)	Housing	2_28_23: SC1 whiteboard group comments
Where housing should be? Annex? Infill?	Housing	2_28_23: SC1 whiteboard group comments
Building housing for demographic changes	Housing	2_28_23: SC1 whiteboard group comments
Incentivize housing conversions (MFH to SFH)	Housing	2_28_23: SC1 whiteboard group comments
Circle of housing (affordable, attainable, desirable)	Housing	2_28_23: SC1 whiteboard group comments
Create a dept of Housing	Housing	2_28_23: SC1 whiteboard group comments
Housing, housing, housing	Housing	2_28_23: SC1 whiteboard group comments
Struggle between workforce attraction & housing	Housing	2_28_23: SC1 whiteboard group comments
Labor shortage ties to housing	Housing	2_28_23: SC1 whiteboard group comments
Balance between accessible housing & job quality/compensation	Housing	2_28_23: SC1 whiteboard group comments
Urban forestry	Land Use	2_28_23: SC1 whiteboard group comments
Zoning for sustainability	Land Use	2_28_23: SC1 whiteboard group comments
Empathy for development impacts on neighbors	Land Use	2_28_23: SC1 whiteboard group comments
Rezoning (lack of inventory)	Land Use	2_28_23: SC1 whiteboard group comments
Look at downtown zoning to foster housing options there	Land Use	2_28_23: SC1 whiteboard group comments
Build a park downtown	Land Use	2_28_23: SC1 whiteboard group comments
Aesthetic of bike paths	Land Use	2_28_23: SC1 whiteboard group comments
New schools	Mobility & Infrastructure	2_28_23: SC1 whiteboard group comments
Roads, utilities	Mobility & Infrastructure	2_28_23: SC1 whiteboard group comments
Infra needed for new schools	Mobility & Infrastructure	2_28_23: SC1 whiteboard group comments

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Connecting previously identified / former 2014 Plan areas	2_28_23: SC1 whiteboard group comments
Bike trail connectivity	2_28_23: SC1 whiteboard group comments
Public transportation - partnerships between City, funding	2_28_23: SC1 whiteboard group comments
Public or public private partnership for transp access to Cbus, Akron, etc.	2_28_23: SC1 whiteboard group comments
Community center	2_28_23: SC1 whiteboard group comments
Park master plan - examine connections between all parks and comm center	2_28_23: SC1 whiteboard group comments
Recreational programming options - create partnerships to help with space issue	2_28_23: SC1 whiteboard group comments
Underutilized park space - why all the horseshoe pits	2_28_23: SC1 whiteboard group comments
Comm Center - lack of indoor court space	2_28_23: SC1 whiteboard group comments
Aging park facilities	2_28_23: SC1 whiteboard group comments
Strength and diversity of education	2_28_23: SC1 whiteboard group comments
Brand/images to promote families to move to other/newer units to allow low income families move into their homes	2_28_23: SC1 whiteboard group comments
Need to preserve our farmland	2_28_23: SC1 whiteboard group comments
Preserve farmland	2_28_23: SC1 whiteboard group comments
Need to think more outside of Wooster	2_28_23: SC1 whiteboard group comments
Preserve parks like Memorial Oak Hill, all others, farms	2_28_23: SC1 whiteboard group comments
Rural urban character	2_28_23: SC1 whiteboard group comments
Youth entertainment	2_28_23: SC1 whiteboard group comments
Develop agriculture program to provide skills for residents	2_28_23: SC1 whiteboard group comments
Attracting workers	2_28_23: SC1 whiteboard group comments
Downtown just restaurants	2_28_23: SC1 whiteboard group comments
Lack of winter activities for younger generations	2_28_23: SC1 whiteboard group comments
Can it be someone's full-time job to recruit developers that will work with what we have (still needs to be attainable)	2_28_23: SC1 whiteboard group comments
Retail growth	2_28_23: SC1 whiteboard group comments
Business attracts business always failing	2_28_23: SC1 whiteboard group comments
Numerous restaurants & developing areas for more options in obtaining goods	2_28_23: SC1 whiteboard group comments
Acquiring abandoned and tax delinquent properties to the land banks and develop them	2_28_23: SC1 whiteboard group comments
Wooster has really grown as far as businesses	2_28_23: SC1 whiteboard group comments
Jobs	2_28_23: SC1 whiteboard group comments
Land use = decisions on what areas to develop is very important: thus the map/DOT activity, But still while conserving the agricultural feel	2_28_23: SC1 whiteboard group comments
Choosing land to develop is first step	2_28_23: SC1 whiteboard group comments
Managing growth	2_28_23: SC1 whiteboard group comments
Retaining diverse industry/business	2_28_23: SC1 whiteboard group comments
Wealth?	2_28_23: SC1 whiteboard group comments
Approve Rebecca St. project. ZONE	2_28_23: SC1 whiteboard group comments
Homeless and couch surfers need housing	2_28_23: SC1 whiteboard group comments
Housing for mental health treatment needed	2_28_23: SC1 whiteboard group comments
Homelessness	2_28_23: SC1 whiteboard group comments
Acceptance by city/county government of homelessness issue	2_28_23: SC1 whiteboard group comments
Many agencies working to address & work with people at lower income levels	2_28_23: SC1 whiteboard group comments
A crisis stabilization facility for people struggling that don't meet "pink slip" criteria	2_28_23: SC1 whiteboard group comments

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At risk groups (housing) - legal issues; mental health; substance abuse - availability	Housing	4_19_23: SH1 Housing Coalition visioning
Homelessness	Housing	4_19_23: SH1 Housing Coalition visioning
Attainable housing- we can't move people out of shelter and into housing quick enough	Housing	4_19_23: SH1 Housing Coalition visioning
Housing that us safe to live in	Housing	4_19_23: SH1 Housing Coalition visioning
Do we have the ability to construct more high-rises, similar to town view and town place?	Housing	4_19_23: SH1 Housing Coalition visioning
Additional equal opportunity housing that will work with the housing authority and agencies (one-eighty), allowing people to become stabilized and contribute to workforce	Housing	4_19_23: SH1 Housing Coalition visioning
Not all housing is kept up	Housing	4_19_23: SH1 Housing Coalition visioning
Affordable housing for those on a fixed income	Housing	4_19_23: SH1 Housing Coalition visioning
Destination accessibility & walkability	Housing	4_19_23: SH1 Housing Coalition visioning
Senior housing & addressing disabled/accessibility needs; associated 2-bedroom to provide opportunity for caregiver placement	Housing	4_19_23: SH1 Housing Coalition visioning
Need for more congregated living settings	Housing	4_19_23: SH1 Housing Coalition visioning
More metro, HUD and subsidized housing	Housing	4_19_23: SH1 Housing Coalition visioning
Trailer parks	Housing	4_19_23: SH1 Housing Coalition visioning
Multifamily development	Housing	4_19_23: SH1 Housing Coalition visioning
Lack of affordable housing for LMI people	Housing	4_19_23: SH1 Housing Coalition visioning
One of the most important elements of answering the housing needs in our community is to utilize the Land Bank and start the infill development in blight area	Housing	4_19_23: SH1 Housing Coalition visioning
Housing (multi-unit) rental 700-800 monthly	Housing	4_19_23: SH1 Housing Coalition visioning
Some existing rentals are deplorable	Housing	4_19_23: SH1 Housing Coalition visioning
Trailer parks	Housing	4_19_23: SH1 Housing Coalition visioning
Trailer parks expansion	Housing	4_19_23: SH1 Housing Coalition visioning
affordable rent opportunities 700-800 range	Housing	4_19_23: SH1 Housing Coalition visioning
Land investments for trailer park - family and senior units	Housing	4_19_23: SH1 Housing Coalition visioning
Affordable housing	Housing	4_19_23: SH1 Housing Coalition visioning
Multifamily housing	Housing	4_19_23: SH1 Housing Coalition visioning
We need more affordable housing & single family	Housing	4_19_23: SH1 Housing Coalition visioning
Housing - affordable, single family	Housing	4_19_23: SH1 Housing Coalition visioning
CHIP	Housing	4_19_23: SH1 Housing Coalition visioning
Habitat	Housing	4_19_23: SH1 Housing Coalition visioning
Aged out housing	Housing	4_19_23: SH1 Housing Coalition visioning
Safe housing	Housing	4_19_23: SH1 Housing Coalition visioning
Workforce housing increase needed	Housing	4_19_23: SH1 Housing Coalition visioning
Multifamily housing increase needed	Housing	4_19_23: SH1 Housing Coalition visioning
Affordable housing increase needed	Housing	4_19_23: SH1 Housing Coalition visioning
Increase of grant funding to rehad existing housing	Housing	4_19_23: SH1 Housing Coalition visioning
New construction of affordable/workforce housing which would cost less than the 30% of household income	Housing	4_19_23: SH1 Housing Coalition visioning
CHIP	Housing	4_19_23: SH1 Housing Coalition visioning
Affordable housing - 1st time homebuyers	Housing	4_19_23: SH1 Housing Coalition visioning
Older housing stock	Housing	4_19_23: SH1 Housing Coalition visioning
Townhomes/condos seem popular in cities with high growth & younger generations seem attracted to the lifestyle	Housing	4_19_23: SH1 Housing Coalition visioning
Affordable/low income housing	Housing	4_19_23: SH1 Housing Coalition visioning
Diverse array of housing suited to array of income levels	Housing	4_19_23: SH1 Housing Coalition visioning

Willingness of neighborhoods to accept low income housing	Housing	4_19_23: SH1 Housing Coalition visioning
Creating space for a diversity of housing types	Housing	4_19_23: SH1 Housing Coalition visioning
Lack of low-income housing	Housing	4_19_23: SH1 Housing Coalition visioning
Homelessness	Housing	4_19_23: SH1 Housing Coalition visioning
Use part of undeveloped available land to build transitional housing apt. complex	Housing	4_19_23: SH1 Housing Coalition visioning
Affordable housing for all levels of income	Housing	4_19_23: SH1 Housing Coalition visioning
Homeless shelter and transitional housing	Housing	4_19_23: SH1 Housing Coalition visioning
Short-term affordable apts. for workforce	Housing	4_19_23: SH1 Housing Coalition visioning
Multifamily apt. complex	Housing	4_19_23: SH1 Housing Coalition visioning
Builders agree to build low income housing when complex are made	Housing	4_19_23: SH1 Housing Coalition visioning
Businesses need support workers who are currently paying for hotels due to the cost of living	Housing	4_19_23: SH1 Housing Coalition visioning
Focus on creating housing at 25% or less - more housing total should deflate excessive rental fees	Housing	4_19_23: SH1 Housing Coalition visioning
Availability of individual apts - specifically for low income individuals (would need to be accessible downtown)	Housing	4_19_23: SH1 Housing Coalition visioning
College students have more options often can afford apts consumers used to rent	Housing	4_19_23: SH1 Housing Coalition visioning
Current work in progress to complete accessible housing through metro-expand projects such as this to meet community needs	Housing	4_19_23: SH1 Housing Coalition visioning
Build attractive multi units in available area for low income housing	Housing	4_19_23: SH1 Housing Coalition visioning
Affordable "entry level" housing availability	Housing	4_19_23: SH1 Housing Coalition visioning
Utilize unused land for multi family/single homes	Housing	4_19_23: SH1 Housing Coalition visioning
Possible manufacturing/ mobile home parks	Housing	4_19_23: SH1 Housing Coalition visioning
Not enough housing for any income household	Housing	4_19_23: SH1 Housing Coalition visioning
Affordable housing/ base off income housing	Housing	4_19_23: SH1 Housing Coalition visioning
Unused land build multifamily homes	Housing	4_19_23: SH1 Housing Coalition visioning
Lack of affordable housing	Housing	4_19_23: SH1 Housing Coalition visioning
Affordable housing along transportation routes	Housing	4_19_23: SH1 Housing Coalition visioning
Stigma reduction based on moving low income/ affordable housing into certain areas	Housing	4_19_23: SH1 Housing Coalition visioning
Providing affordable housing to low income families that has access to transportation to increase workforce and sustainability	Housing	4_19_23: SH1 Housing Coalition visioning
Workforce housing (access to work sites/affordable)	Housing	4_19_23: SH1 Housing Coalition visioning
Available housing stock for rehab/improvement	Housing	4_19_23: SH1 Housing Coalition visioning
Green-space w/in city	Land Use	4_19_23: SH1 Housing Coalition visioning
County - developed vs agriculture	Land Use	4_19_23: SH1 Housing Coalition visioning
Need infill mixed use development	Land Use	4_19_23: SH1 Housing Coalition visioning
Infill development	Land Use	4_19_23: SH1 Housing Coalition visioning
More accessible city and countywide transportation (have to acquire all forms of identification before public transportation can be acquired)	Mobility & Infrastructure	4_19_23: SH1 Housing Coalition visioning
Transportation is only affordable and doable in the city of Wooster	Mobility & Infrastructure	4_19_23: SH1 Housing Coalition visioning
Lack of connectivity among the county transportation programs	Mobility & Infrastructure	4_19_23: SH1 Housing Coalition visioning
Starting a regional transportation partnership with other counties	Mobility & Infrastructure	4_19_23: SH1 Housing Coalition visioning
Transportation access for workforce	Mobility & Infrastructure	4_19_23: SH1 Housing Coalition visioning
Transportation network	Mobility & Infrastructure	4_19_23: SH1 Housing Coalition visioning
Wooster is very proactive when it comes to mobility	Mobility & Infrastructure	4_19_23: SH1 Housing Coalition visioning
Transportation between housing & job opportunities	Mobility & Infrastructure	4_19_23: SH1 Housing Coalition visioning
Wooster Transit only extends to city limits	Mobility & Infrastructure	4_19_23: SH1 Housing Coalition visioning
Transportation availability	Mobility & Infrastructure	4_19_23: SH1 Housing Coalition visioning

*More pedestrian-friendly place – continue streetscaping College community connection – 2000 students don't leave campus	Community Identity Community Identity	5_1_23: SH3_Education group 5_1_23: SH3_Education group
*Unintentional segregated parts of town Innovation culture – maker spaces? **Preserve farmland	Community Identity Community Identity Community Identity	5_1_23: SH3_Education group 5_1_23: SH3_Education group 5_1_23: SH3_Education group
Workforce development Post secondary education – workforce development and poverty Workforce development	Economy Economy Economy	5_1_23: SH3_Education group 5_1_23: SH3_Education group 5_1_23: SH3_Education group
Lack of entertainment options Events and programming – due to lack of parking? 10,000 acres of public land – unique tourism/culture opportunities Sprawl to the north	Economy Economy Economy Economy	5_1_23: SH3_Education group 5_1_23: SH3_Education group 5_1_23: SH3_Education group 5_1_23: SH3_Education group
Vacancy in office/commercial spaces – incentivize taking on new spaces Continue to develop downtown – food hub CRA program + TIF mapped No more big-box stores *Grow inward, not outward Wayne County – largest fruit production in OH, produce too *Childcare	Economy Economy Economy Economy Economy Economy Economy	5_1_23: SH3_Education group 5_1_23: SH3_Education group 5_1_23: SH3_Education group 5_1_23: SH3_Education group 5_1_23: SH3_Education group 5_1_23: SH3_Education group 5_1_23: SH3_Education group
Revenue sharing with other parts of community PPP – housing + industrial	Economy	5_1_23: SH3_Education group
Tax incentives for low-income housing or green/sustainable – progressive and innovative	Housing	5_1_23: SH3_Education group
*Homelessness – shelters don't meet all needs, people with vouchers can't find housing	Housing	5_1_23: SH3_Education group
Healthcare – mental health services	Housing	5_1_23: SH3_Education group
***Low-cost housing – transient because of housing choices	Housing	5_1_23: SH3_Education group
Housing – affordable, multi-unit	Housing	5_1_23: SH3_Education group
Mix of low cost and affordable + market rate, etc.	Housing	5_1_23: SH3_Education group
**Lower-cost housing	Housing	5_1_23: SH3_Education group
Infrastructure extension – reached a point of no longer being popular	Mobility & Infrastructure	5_1_23: SH3_Education group
**Transportation – reliable and consistent (even throughout county)	Mobility & Infrastructure	5_1_23: SH3_Education group
*Pedestrian friendly	Mobility & Infrastructure	5_1_23: SH3_Education group
Parks and recreational programming – summer programs for kids	Parks & Recreation	5_1_23: SH3_Education group
*Amazing parks – more attention into greenspaces	Parks & Recreation	5_1_23: SH3_Education group
**Parks and rec plan	Parks & Recreation	5_1_23: SH3_Education group
Elementary schools are full	Parks & Recreation	5_1_23: SH3_Education group
Elders not on social media getting info about events they can attend and times - newspaper terrible on this info	Community Identity	5_11_23: Open Houses
Enhanced collaborations and engagement with OSU Wooster and the College of Wooster	Community Identity	5_11_23: Open Houses
Building a feeling of support and ownership re: planning and expenditures of resources for all citizens. NO BULLYING. Not based on privileges, power or position	Community Identity	5_11_23: Open Houses
Investing in people over buildings Culture; vibrant Arts District	Community Identity	5_11_23: Open Houses
Encouraging healthy neighborhoods interactions & infrastructure; supportive!	Community Identity	5_11_23: Open Houses
Access to creative problem solving	Community Identity	5_11_23: Open Houses
Lack of working with county and college	Community Identity	5_11_23: Open Houses
City/county/Schools not working together	Community Identity	5_11_23: Open Houses

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Working with the county to preserve farmland	Community/Identity	5_11_23: Open Houses
Beautiful land and water	Community/Identity	5_11_23: Open Houses
Community culture	Community/Identity	5_11_23: Open Houses
A vibrant downtown with a focus on Arts & Entertainment	Community/Identity	5_11_23: Open Houses
Culture - better tie-ins with the colleges and downtown based	Community/Identity	5_11_23: Open Houses
A supportive environment with a strong focus on child enrichment & family	Community/Identity	5_11_23: Open Houses
A place that invests in the people	Community/Identity	5_11_23: Open Houses
A safe place with great job opportunities	Community/Identity	5_11_23: Open Houses
An inviting place to live- let's continue to strive to be a healthy, active, inclusive, conversational community, aware and respectful of each other	Community/Identity	5_11_23: Open Houses
Promote family values	Community/Identity	5_11_23: Open Houses
Rejection of woke ideologies	Community/Identity	5_11_23: Open Houses
Older, affluent white then a dropoff, how do we envision multicultural affordable diverse welcoming	Community/Identity	5_11_23: Open Houses
Safe, affordable, walkable community, self-sustaining	Community/Identity	5_11_23: Open Houses
Downtown culture	Community/Identity	5_11_23: Open Houses
Entertainment/events	Community/Identity	5_11_23: Open Houses
Diverse culture, income	Community/Identity	5_11_23: Open Houses
Lack of affordable childcare	Economy	5_11_23: Open Houses
Need places for teenagers to hang out that are not church based	Economy	5_11_23: Open Houses
Becoming suburban	Economy	5_11_23: Open Houses
Building tourism and the economy on the surrounding rural & farms landscape	Economy	5_11_23: Open Houses
Invest in solar & renewable energy- self reliance and economic development	Economy	5_11_23: Open Houses
Use different measures of growth than traditional "expansion/new development project"	Economy	5_11_23: Open Houses
Solar power/green on all buildings that are new going forward	Economy	5_11_23: Open Houses
Woodina? Medooster? If we don't stop growing, Medina & Wooster will become one big city. What's it going to be called?	Economy	5_11_23: Open Houses
Expansion in the name of economic growth	Economy	5_11_23: Open Houses
Empty storefronts and buildings	Economy	5_11_23: Open Houses
Sprawl eating up farms	Economy	5_11_23: Open Houses
Encouraging, training, enabling people to work to be self-sufficient	Economy	5_11_23: Open Houses
Infill of vacant property	Economy	5_11_23: Open Houses
Attracting environmentally responsible businesses	Economy	5_11_23: Open Houses
Expansion of work from home possibilities	Economy	5_11_23: Open Houses
People that work in the bigger cities but like the micropolitan feel	Economy	5_11_23: Open Houses
Preservation of farmland for food security locally	Economy	5_11_23: Open Houses
Local small business supported by community	Economy	5_11_23: Open Houses
Continue investing in downtown	Economy	5_11_23: Open Houses
Support for local agriculture	Economy	5_11_23: Open Houses
Good trade and community college options for Young people	Economy	5_11_23: Open Houses
Grow responsibly and thoughtfully	Economy	5_11_23: Open Houses
Strong downtown	Economy	5_11_23: Open Houses
Colleges/international businesses	Economy	5_11_23: Open Houses
Smart growth/limited expansion	Economy	5_11_23: Open Houses
Continued downtown improvement	Economy	5_11_23: Open Houses
Environmentally sustainable	Economy	5_11_23: Open Houses

Foster entrepreneurship	Economy	5_11_23: Open Houses
Inviting to businesses	Economy	5_11_23: Open Houses
Elevate awareness and support of agriculture	Economy	5_11_23: Open Houses
Good stewardship of existing assets - land, housing, businesses, finances, schools/children	Economy	5_11_23: Open Houses
Community working together to be self-sustainable	Economy	5_11_23: Open Houses
We need to grow our people - security, income, education, skills	Economy	5_11_23: Open Houses
Small local business not big box sprawl	Economy	5_11_23: Open Houses
Progressive leader of what small towns could be!	Economy	5_11_23: Open Houses
Balance of population diversity, housing types, employment types, recreation and green space	Economy	5_11_23: Open Houses

I am very concerned along with a large component of the Wooster population that the SUSTAINABILITY factor be brought to the forefront of all development and upgrading of private, public and business property in Wooster. How Wooster can contribute to reducing our carbon footprint needs to be a priority for the city council and administration. Also, scientific predictions for how our city will be affected by a warming climate should be taken into consideration for all planning. Rising temperatures, drought and flooding are indicated for our area, and have already begun. Air quality, water quality, soil quality, as well as law enforcement, fire department and more are all affected. The City council is well aware of aware of guidance and help with accessing funds to help pay for any and all projects it chooses to pursue, through Power A Clean Future Ohio (online). The city can benefit from this financial help with its future.

Lack of affordable housing	Economy	5_11_23: Open Houses
Low income (single parent) housing	Housing	5_11_23: Open Houses
Adequate low income housing	Housing	5_11_23: Open Houses
Affordable workforce housing	Housing	5_11_23: Open Houses
Mental health facilities not part of police	Housing	5_11_23: Open Houses
Homelessness and housing	Housing	5_11_23: Open Houses
Affordable housing	Housing	5_11_23: Open Houses
Affordable workforce housing	Housing	5_11_23: Open Houses
Address homelessness	Housing	5_11_23: Open Houses
Infill housing rehab landbank housing downtown for affordable housing	Housing	5_11_23: Open Houses
Housing for the workforce	Housing	5_11_23: Open Houses
We need more affordable housing	Housing	5_11_23: Open Houses
Affordable housing	Housing	5_11_23: Open Houses
Affordable housing	Housing	5_11_23: Open Houses
RT maintenance/improvement	Housing	5_11_23: Open Houses
RT ordinance	Housing	5_11_23: Open Houses
Affordable housing	Housing	5_11_23: Open Houses
Need for low income single units or duplex communities to accommodate aging	Housing	5_11_23: Open Houses
Baby Boomers	Housing	5_11_23: Open Houses
Homelessness	Housing	5_11_23: Open Houses
Homelessness	Housing	5_11_23: Open Houses
Drugs	Housing	5_11_23: Open Houses
Need more effort to support the homeless	Housing	5_11_23: Open Houses
Workforce housing	Housing	5_11_23: Open Houses
Renovation of older housing stock	Housing	5_11_23: Open Houses

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Help low income people with housing and healthcare	Housing	5_11_23: Open Houses
Wooster must become more affordable and accessible for people in need	Housing	5_11_23: Open Houses
Remember the working poor - attainable or affordable housing	Housing	5_11_23: Open Houses
Adequate care for homeless & mentally challenged	Housing	5_11_23: Open Houses
More affordable housing for the younger demographic	Housing	5_11_23: Open Houses
Improvements in housing for lower income...answers to help the homeless and mental health overall	Housing	5_11_23: Open Houses
A focus on service-connected, low income housing options for the homeless, low income community	Housing	5_11_23: Open Houses
Accessible, affordable housing for young adults and young families	Housing	5_11_23: Open Houses
Crack down on homelessness and drugs	Housing	5_11_23: Open Houses
The future will be looking up when we put a plan in place to help the less fortunate with affordable housing options	Housing	5_11_23: Open Houses
A welcoming community with a range of housing and transit opportunities so folks drawn here for jobs can live here and get around	Housing	5_11_23: Open Houses
Please consider installing a public restroom adjacent to new jail or fire station #1, thank you	Housing	5_11_23: Open Houses
Available "public facilities" downtown	Mobility & Infrastructure	5_11_23: Open Houses
Not what Wooster was 50 years ago, care of streets, etc.	Mobility & Infrastructure	5_11_23: Open Houses
I am very concerned about the decision to create 2 more roundabouts on Oakhill Road. This seems problematic regarding pedestrian crossings and the road closures during construction and high costs to build vs. traffic light	Mobility & Infrastructure	5_11_23: Open Houses
We have flow of traffic issues near our schools. Need more attention paid to resolving this by our city	Mobility & Infrastructure	5_11_23: Open Houses
We need restrooms on the downtown for events - for visitors	Mobility & Infrastructure	5_11_23: Open Houses
One in which synchronized stoplights allow for smooth trips (especially north to south) at a steady, sensible speed -- instead of the temptation today to speed to get through at least one light before it turns red	Mobility & Infrastructure	5_11_23: Open Houses
Finishing the bike path	Mobility & Infrastructure	5_11_23: Open Houses
Mass transit that connects the outlet mall to the city proper	Mobility & Infrastructure	5_11_23: Open Houses
Transportation	Mobility & Infrastructure	5_11_23: Open Houses
Continue to develop transit	Mobility & Infrastructure	5_11_23: Open Houses
Improved walkability	Mobility & Infrastructure	5_11_23: Open Houses
Add pickleball courts	Mobility & Infrastructure	5_11_23: Open Houses
Support for parks	Parks & Recreation	5_11_23: Open Houses
School quality	Parks & Recreation	5_11_23: Open Houses
Support for the local schools based not on facilities, but enrichment, programming, teacher support, cultural program financing	Parks & Recreation	5_11_23: Open Houses
Recent changes in school system eg AP, CCP, Int'l Bacc; good schools are important for employee retention	Parks & Recreation	5_11_23: Open Houses
Not the biggest issue - places in Wooster like just south of COW have intersections with 2 signs, saying "Spring" or "Pearl" etc but no sign saying "Bever"	Mobility & Infrastructure	5_11_23: Open Houses
Not the biggest problem but...this is the only city I know where some stop signs at 2-way stops have a small sign below them saying "2-way" confusing approaching motorists assuming it's a 4-way stop as normally 2 ways aren't marked	Mobility & Infrastructure	5_11_23: Open Houses
Litter	Mobility & Infrastructure	5_11_23: Open Houses

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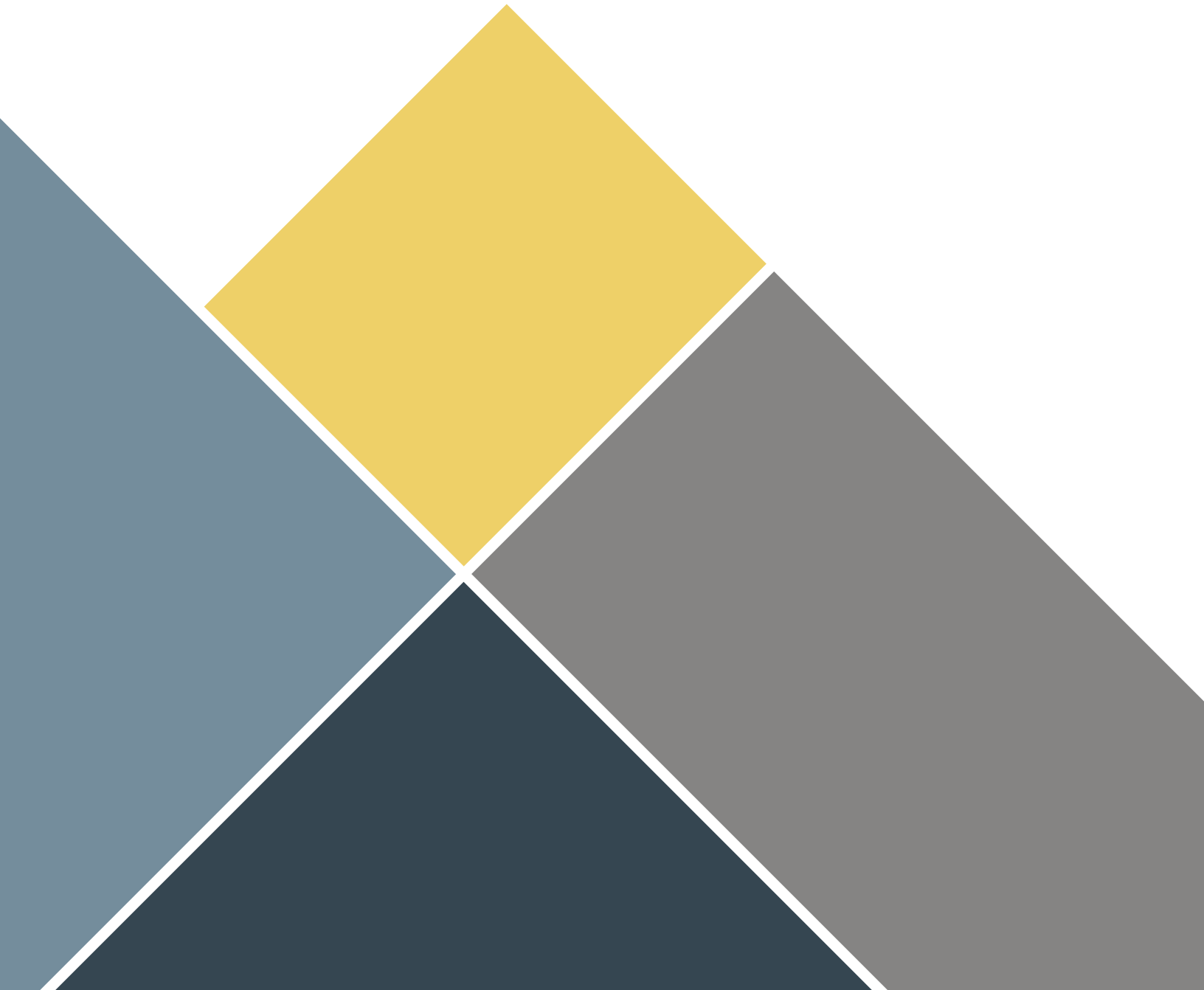
More upscale rentals, need for mobile home parks—they are selling as soon as they hit the market—this is the affordable housing in Wooster right now—can own your property for \$40K, not wanting to own the land	Housing	5_3_23:SH5_Business_group #2
Opposing view—regulations state and local prevent building or selling MHP- he can't sell a park he has which sits on an EPA desig site	Housing	5_3_23:SH5_Business_group #2
Local people and businesses are ready to help fix the housing issue	Housing	5_3_23:SH5_Business_group #2
Figure out the housing affordability issues	Housing	5_3_23:SH5_Business_group #2
Younger people want different types of housing—into life experiences and not stuff	Housing	5_3_23:SH5_Business_group #2
Older houses downtown replaced —*create incentives for investors, a reason to do that—should be a collaborative thing where whole streets at a time to do that; it's hard to do it one by one	Housing	5_3_23:SH5_Business_group #2
Improve infrastructure for tech – wifi options not great	Mobility & Infrastructure	5_3_23:SH5_Business_group #2
Parks – underutilized trails, fishing areas; do better at using what's there	Parks & Recreation	5_3_23:SH5_Business_group #2
Continuing parks and arts dev	Parks & Recreation	5_3_23:SH5_Business_group #2
Hookup fees for sewer and water have gone up dramatically over the last 20 years	Parks & Recreation	5_3_23:SH5_Business_group #2
Need more women in city management – one-sided view, need people with diverse backgrounds and new ideas	Parks & Recreation	5_3_23:SH5_Business_group #2
Continue to ask local self-employed businesses what they need and what can help them grow – the city was “a pain” for Lauren to work with in the beginning- give small biz owners “more grace”	Parks & Recreation	5_3_23:SH5_Business_group #2
More communication between organizations and service providers and not doing the best with the resources that they have	Parks & Recreation	5_3_23:SH5_Business_group #2
Students don't come downtown because of culture clash and 'abuse' by some residents in the neighborhood north of Downtown	Community Identity	5_4_23:SH6_Healthcare_group
Improve Beall corridor	Focus Areas	5_4_23:SH6_Healthcare_group
Address safety issues in the neighborhood south of downtown	Focus Areas	5_4_23:SH6_Healthcare_group
Need nodes along Beall for beautification	Focus Areas	5_4_23:SH6_Healthcare_group
Create a free shuttle to downtown from the college	Mobility & Infrastructure	5_4_23:SH6_Healthcare_group
Need better parking at Wooster Memorial Park	Parks & Recreation	5_4_23:SH6_Healthcare_group
Shortage of athletic court space	Parks & Recreation	5_4_23:SH6_Healthcare_group
Adult sports programming is a need	Parks & Recreation	5_4_23:SH6_Healthcare_group
No need for more parks, maintain what we have first	Parks & Recreation	5_4_23:SH6_Healthcare_group
Need to complete Ohio Erie Canal trail through Wooster	Parks & Recreation	5_4_23:SH6_Healthcare_group
Need more bike paths not bike lanes	Parks & Recreation	5_4_23:SH6_Healthcare_group
Create a parks and rec portal for city and non-city athletic events and leagues, a one stop shop	Parks & Recreation	5_4_23:SH6_Healthcare_group



2023

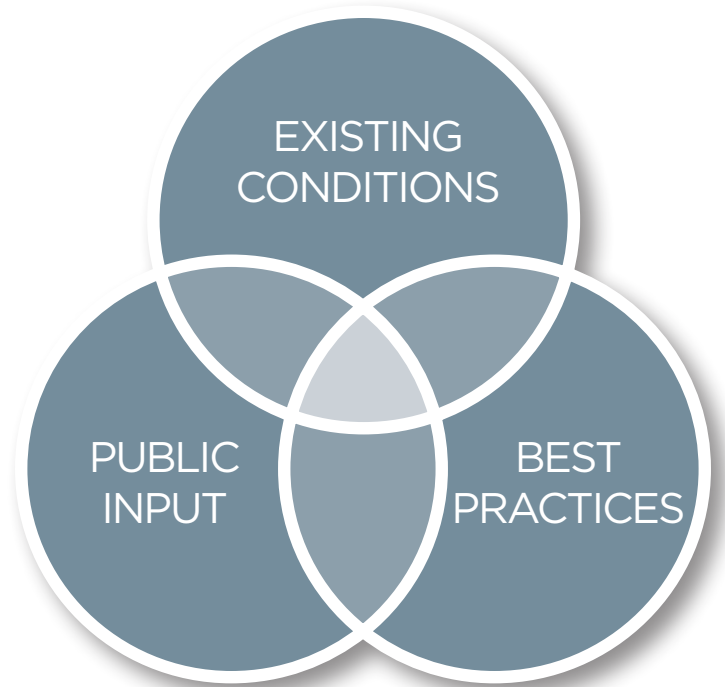
THE PLAN FRAMEWORK

WOOSTER COMPREHENSIVE PLAN

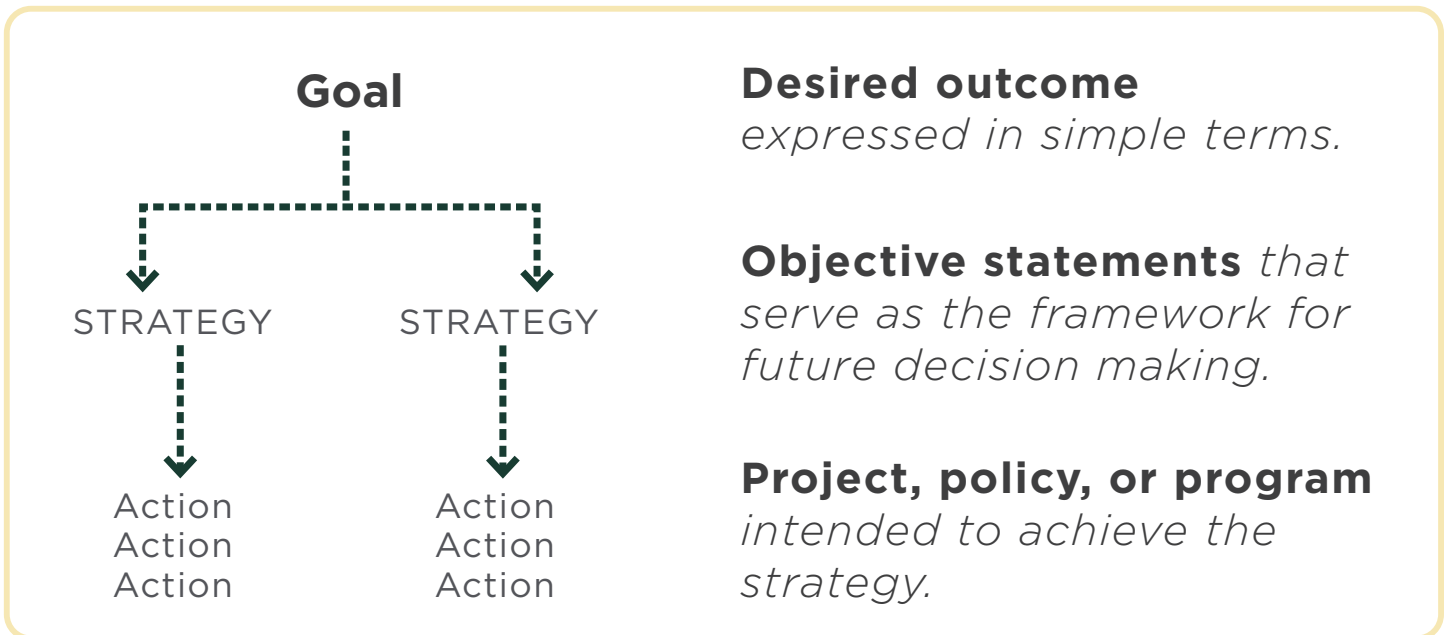


DRAFT CHAPTERS

Based on the key themes that came out of the community engagement process, these are the suggested sections around which the Steering Committee should create Plan goals with corresponding strategies and actions. This will serve as the implementation framework since a Plan without an implementation strategy is naturally limited in its effectiveness. The following pages introduce the draft document chapters, as well as key findings from existing conditions and community engagement organized for each chapter.



The Draft Chapters have been informed by a range of inputs from data collection, analysis, and best practices, and is rooted in public engagement.



Each chapter has a goal, with corresponding strategies and actions developed by the steering committee.

Land Use

1

Land use recommendations are meant to guide the pattern and character of future growth in Wooster, so that growth is financially and environmentally sustainable and aligns with the aspirations of the community.

Priority Development Areas (PDAs)

2

PDAs are parcels of land identified for development to deliver significant benefits to a community. Their importance lies in the transformative effect that changes to them could bring to adjacent properties and the City as a whole. Projects in these areas should interest developers, inspire business owners, and instill community pride in residents.

Housing & Economy

3

Understanding and planning for more diverse housing opportunities and greater economic activity within the City will support the needs of residents, potentially create more financial revenue for the City supporting the services it provides, and improve the City's quality of life and attractiveness to potential new residents.

Mobility & Infrastructure

4

These networks not only provide access to residents and visitors to and within a community but are a significant portion of the public realm within Wooster. Providing options for all modes of transportation is key to enhancing mobility and creating a well-connected community.

Parks & Recreation

5

Access to parks and open spaces can improve people's mental and physical health, create places for the community to gather, and make Wooster a desirable place to live and visit. Research has also shown that these spaces can increase property values and revenue for local businesses.

Community Identity

6

A city's identity expresses the overall impression, culture and feel of a community and serves as a promise to residents and visitors to deliver the long-term vision for the community as defined throughout a comprehensive plan.

1 LAND USE

KEY FINDINGS

Existing Conditions



- » Wooster has been growing by approximately 120 residents per year over the last two decades. It is anticipated to grow from approximately 27,000 residents to 29,400 by 2040.
- » If the City continues to grow at the current growth rate and adds an additional 2,400 residents at approximately 8 u/a, that growth would require approximately 136 acres of developable land.
- » The 2023 Economic Development Strategic Plan identified a deficit of 2,117 housing units for employees within the micropolitan statistical area which would require an additional 264 acres at 8 u/a (this housing would not all need to be accommodated within City limits).
- » There were approximately 110 acres of developable multifamily zoned land when this plan process began, and approximately 418 acres of developable land (within and outside city limits) on parcels over 50 u/a.



Community Engagement

- » Respondents want to grow strategically over the long term, balancing smart growth with preservation
- » There is a desire to create infill development in areas inside downtown and in existing neighborhoods
- » People want green space downtown for outdoor performances and public gatherings
- » Respondents suggest exploration of current zoning laws to accommodate future growth
- » The public wants preservation of agricultural parcels when considering new growth and development
- » There are suggestions to explore an industrial park expansion for the future

2 PRIORITY DEVELOPMENT AREAS (PDAS)

KEY FINDINGS

Existing Conditions



NORTH BURBANK ROAD CORRIDOR

- » Existing land uses include a mix of commercial and residential single-family and multifamily and community facilities (places of worship).
- » Area is mostly developed with pockets of undeveloped or underutilized areas
- » Mix of zoning districts including R-1 – R-4, C1 and C2 commercial districts, and CF (Community Facilities)

CLEVELAND ROAD CORRIDOR

- » This PDA includes areas within and outside the city limits
- » Existing land uses include a mix of commercial, agricultural, and industrial uses
- » Existing undeveloped and underutilized areas within and outside the city limits
- » Mix of zoning districts including R-1, R-2, and R-5 (Residential), PD (Planned District), I-2 (General Industrial), and Agricultural zoning outside the city limits

585 CORRIDOR

- » Existing land uses include agricultural, commercial and industrial uses
- » Existing undeveloped and underutilized areas within the city limits

- » Mix of zoning districts including CF (Community Facilities), C3 (General Commercial), and Industrial Districts

HOSPITAL DISTRICT

- » Existing land uses are commercial uses, including the hospital
- » Area is developed, with pockets of underutilized areas
- » Two zoning districts are present including C-2 (Community Commercial) and CF (Community Facilities)

ARTS DISTRICT

- » The existing area is an extension of the downtown and transition zone to traditional residential/neighborhood
- » Area is wholly developed with pockets for redevelopment/infill
- » Area is zoned C-4 (Central Business) and RT (Traditional Residential)

EAST LIBERTY DISTRICT

- » The existing area is an extension of the downtown on the east side
- » Area is wholly developed with pockets for redevelopment/infill
- » Area is zoned C-4 (Central Business)

Community Engagement



- » There is a desire to revitalize communities outside downtown and inside downtown
- » Connection of priority corridors in downtown, College of Wooster, Arts District, and Hospital District was noted
- » The public desires continuing to grow the East Liberty District
- » There was considerable mention of addressing safety concerns south of downtown

3 HOUSING & ECONOMY

KEY FINDINGS

Existing Conditions



- » The median age in Wooster is 39.5—a 9% increase from age 36 in 2010.
- » Family establishments represent 54.79%, while non-family units account for 45.21%. Additionally, 23.81% of households have children and 76.19% have none.
- » Approximately 43% of adults in Wooster are married, while 57% have never been married or are divorced or widowed.
- » The average annual household income is \$70,644; the median is \$55,598.
- » Housing is moderately attainable for residents today with the average spent on housing at approximately 27% of median income.
- » Of the 10,950 occupied housing units in Wooster, 60.25% are owner-occupied and 39.75% are renter occupied.
- » There are 11,787 housing units in Wooster with a median built year of 1974.
- » Approximately 66% of all housing units are single family detached.
- » EDSP data: There is currently a housing deficit of 2,117 units for Wooster's 21,139 employees



Community Engagement

- » Respondents noted a lack of adequate and diverse housing for all demographics
- » Respondents want to see local workforce development with housing and transit options to support it
- » The public desires working for balanced growth—keeping workforce and families in Wooster
- » There is a desire for creation of affordable housing
- » There is a desire for creation of housing solutions for those with behavioral and mental health needs
- » It was suggested the City entertain creative financing incentives to develop a variety of housing types

4 MOBILITY & INFRASTRUCTURE

KEY FINDINGS

Existing Conditions



- » There are currently 7.02 miles of citywide bike trails, and 2.0 miles of painted bike trails.
 - 1.0 mile under construction
 - 1.34 miles in design
- » Wooster Transit runs two routes 6 days per week. A day pass is \$5.00; \$2.00 one way. The existing blue route runs from 7:00 a.m. to 5:00 p.m. and the gold route runs 7:00 a.m. to 10:00 p.m.

Community Engagement



- » The public desires continuing to develop community connectivity and walkability
- » Respondents would like to see more intracity and intercity transit options
- » Continuing development of bike trails
- » Creating transportation access for workforce where people live
- » Improving and maintaining ease of travel within City limits
- » Consideration of transportation infrastructure needed for new schools

5 PARKS & RECREATION

KEY FINDINGS

Existing Conditions



- » There are 16 parks in the City totaling over 700 acres (323 acres without Wooster Memorial Park).
- » The majority of the City is within a 5-10 minute walk to an existing park, with the north and northwest areas lacking parks and park access within walking distance.
- » The National Recreation and Park Association (NRPA) manages a comprehensive source of parks and recreation trends for recreation agencies. The National Median Standard is 1,941 residents per park; Wooster is 1,702 residents per park.

Community Engagement



- » The public desires more space for parks and recreation to accommodate expanded programming
- » Respondents perceive a need for better maintenance and utilization of the current park system
- » There is a desire for more indoor court space for sports programming
- » The public wants to explore the current Community Center's capacity for the future
- » Creation of a parks master plan to examine connections between all parks and the Community Center
- » Residents want to see more open space for public gathering downtown

6 COMMUNITY IDENTITY

KEY FINDINGS

Existing Conditions



- » The community has deep agricultural roots and small-town character
- » There is an arts community presence with a desire to create a downtown arts district
- » Multiple colleges, workforce training centers, and other post-secondary education centers reside in Wooster

Community Engagement



- » Respondents want to retain the community identity as agricultural, preserving farmland in development
- » Branding neighborhoods and districts
- » Improvement in gateways to the City
- » Residents would like to see a focus on safety and security issues downtown including addressing homelessness and drugs
- » Suggested relationship development with the County and Wooster higher education institutions