

**ST. CHARLES COUNTY  
MASTER PLAN STEERING COMMITTEE MEETING  
JULY 26, 2018**

The July 26, 2018, meeting of the St. Charles County Master Plan Steering Committee was held at the St. Charles County Police Department, 101 Sheriff Dierker Court (Briefing Room), O'Fallon, Missouri.

**MEMBERS PRESENT:**

Nancy Matheny, Luanne Cundiff, Keith Arbuckle, Mike Elam, Julie Feast, Marc Gottfried, Jennifer George, Bart Haberstroh, Michael Hurlbert, Matthew Jaspering, Daniel Kluesner, John Lamping, Shelley Machens, Sandra Meranda, Keith Schneider and John Schulte.

**MEMBERS ABSENT:**

Jennifer George, David Gipson, John Greifzu, Matthew Jaspering, Mike Klinghammer, Jeanette Koechner, and David Leezer.

**COUNTY STAFF PRESENT:**

Robert Myers, Mark Price, Pinar Turker, and Jhimae Brock

**OTHERS PRESENT:**

Chris Newbold

Chairperson Nancy Matheny called the meeting to order at 4:00 PM.

Nancy Matheny called for a motion to approve the minutes from the June 28, 2018 meeting. A motion for approval was made by Marc Gottfried and seconded by Keith Arbuckle. The motion was approved by acclamation.

**Welcome and Process Recap**

The Chairperson stated that since the last Master Plan Steering Committee meeting, three focus group meetings have been held for Community Facilities & Services, Utilities, and Natural Resources. A survey has been shared with Steering Committee members to gauge topics of interests, and she encouraged Steering Committee members to attend focus group meetings of interest. The names of Master Plan Steering Committee members attending focus group meetings were cited.

Future focus group meetings were noted:

- Communications Focus Group: July 31, 2018, 1:00 PM, P&Z Conference Room 415.
- Transportation Focus Group: August 1, 2018, 1:00 PM, County Administration Conference Room – 4<sup>th</sup> Floor.

- Mapping Focus Group: August 10, 2018, 1:00 PM, County Administration Conference Room – 4<sup>th</sup> Floor.
- Land Use Focus Group: TBA
- Housing Focus Group: TBA

### **Review of Draft Vision, Goals and Objectives**

#### *Natural Resources.*

The Chairperson reviewed suggested revisions to the Natural Resources vision, goals and objectives resulting from focus group meeting. St. Charles County staff, the Soil and Water Conservation District, Great Rivers Greenway, and several Master Plan Steering Committee members attended the Natural Resources focus group meeting.

The Chairperson asked Marc Gottfried if he had any comments. Mr. Gottfried responded that he thought the meeting was very informative. He was impressed with the level of interest in floodplains. He was interested to see the differing perspectives of attendees. County Staff had great suggestions.

Shelley Machens agreed with everything mentioned by Mr. Gottfried. Ms. Machens stated that she thinks they came out with a good document.

Daniel Kluesner stated that he was disappointed with some of the proposed wording in the handout. Mr. Kluesner asked how focus group attendees are selected and invited.

Michael Hurlbert stated that it started internally within the County structure of who would be connected or related to the topics. For the Natural Resources focus group, Director of St. Charles County Parks and Recreation Department, Ryan Graham was invited. Soil and Water Conservation District representatives were invited because of their impact on development and contract with the County. The Development Review Division Director of St. Charles County attended to discuss stormwater. A Great Rivers Greenway representative attended.

Daniel Kluesner stated that he would like to have had levee districts invited to add their perspective on use of floodplains. He disagrees with the draft wording changes to the third goal listed on the second page (suggested: ~~Protect human life and property while reducing public and private expenditures through floodplain management~~ Protect people and property from flooding by avoiding or reducing development in areas naturally unsuited for development).

Mr. Kluesner sees this as a major policy change concerning floodplains. A third of St. Charles County is within regulatory floodplains and there is a lot of infrastructure within the floodplains. He explained the history of floodway boundaries in St. Charles County and stated that the floodway boundaries are drawn to favor Illinois on the side of the Mississippi River and St. Louis County on the opposite side of the Missouri River. He compared the development of levees along the Metropolitan Area. He believes that 500-year levees may in some cases be warranted in St. Charles County and that the Master Plan should not exclude this possibility.

Mr. Kluesner stated that improving our levee systems and protecting areas of floodplain and agricultural lands should be emphasized more. The focus of conservation, parks and recreation groups such as Great Rivers Greenway has been to strictly protect the rivers, but the watersheds are already largely developed and so it's too late to move back in time on the use of the rivers. The wording in the existing (2025) Master Plan is better because it is more neutral.

Marc Gottfried stated that he attended the focus group meeting, and he didn't see the changes as overly environmentally-oriented. The more we allow development of the floodplain the more hazardous it will be. He is aware that the floodplains already have infrastructure and houses, and that building higher levees may be needed to protect some areas in the floodplain. But he is still concerned with public safety and potential property damage for those living there. He sees these areas as largely unsuitable areas for development.

Chairperson Matheny suggested, "Manage Limit levee construction within the Mississippi River and Missouri River Floodplains."

Daniel Kluesner agreed with the Chairperson's suggestion. Using the word "limit" may bind future decision makers and disadvantage St. Charles County in terms of economic development compared to St. Louis County and Illinois.

The Chairperson stated that she thinks the intent behind it had to do with private levees. She recommended having two different bullet points to recognize managing levee construction with the Missouri and Mississippi Rivers and private levees.

Mike Elam stated that we should be clear of our intentions and not leave it up for interpretation. Mr. Elam stated that more levees are being built up to the north of St. Charles County. If we limit ourselves on levee construction then more land in the county will flood and become floodplain.

The Chairperson commented that she personally deals with floodplain issues for property she owns and flooding seems to worsen each year. In part that is determined by how much water the United States Army Corps of Engineers determines should be released from dams (up the Missouri River).

Daniel Kluesner stated that we are located in a watershed that is continuously growing; therefore we should not limit that growth. Mr. Kluesner stated that we are still increasing the flows of our river and the floodplain must be protected. The banks of the Ohio River has 500-year levee protection which seems to be working. Anything that limits economic development should not be included in the Master Plan.

Robert Myers added that the term "floodplains" is vague. Mr. Myers briefly explained the difference between the "floodway" and "floodway fringe" and it might be helpful to differentiate the two. Certainly levee construction should be limited in floodways.

The Chairperson asked County Staff to review wording in light of this discussion and asked Robert Myers to follow up with Daniel Kluesner for input.

Keith Schneider commented on the proposed statement "Limit the uses of regulatory floodplains to primarily open space uses such as agriculture, parks and recreation, and wildlife conservation." This goes beyond policies of levees and deals with land uses in floodplains. He favors a more general statement about prudent management of land uses in floodplains rather than categorical exclusions.

The Chairperson stated that the previous definition of the floodplain was in the previous draft, and agrees that it should be kept to avoid issues or confusion. She stated that the term "floodplain" is ambiguous.

The Chairperson pointed out that the last suggested Natural Resources goal is new ("Protect and manage natural resources to preserve the community of native plants, wildlife and pollinators for the enjoyment and education of the public").

She asked Steering Committee members to review the draft and recommend any changes. It has not been finalized.

#### *Community Facilities.*

The Chairperson asked Michael Hurlbert to provide an overview of the Community Facilities and Utilities focus group meetings.

Michael Hurlbert stated that the County doesn't control many aspects of development such as utilities so some aspects of community facilities and utilities can be accomplished by communication and coordination with other entities.

Michael Hurlbert cited the issue of emergency access periodically being blocked during flood events. Also, the Public Health Department has recommended a number of goals and objectives to promote safe and healthy communities.

Mr. Hurlbert addressed whether or not to include response time standards for emergency services. Robert Myers explained that having a recommended response time seems more appropriate for a municipal master plan where one jurisdiction provides emergency services. Because the County includes so many different jurisdictions (including both public and private) the County Police Chief recommended not including a specific response time goal in the Master Plan.

Luanne Cundiff commented on public health. Should the County's Master Plan address big public health goals like improving life span and quality of life? For instance the Blue Zone Project identified places around the world where people often live a century and stay healthy. Should the plan address healthy living, educating children, working with grocery stores concerning healthy food options, and having healthy choices at restaurants? She suggests the goals be clear with an action plan to be more successful in the future.

Michael Hurlbert stated that the draft public health goals have been expanded based on recommended wording by the Public Health Department. Mr. Hurlbert asked the Steering

Committee to weigh in on how much emphasis should be placed on public health goals in the context of Community Facilities and Services goals overall.

Luanne Cundiff commented that the County could strive to be the leading county in Missouri for public health.

Michael Hurlbert stated that the Economic Development Center has looked at the Blue Zone Project but believes it may be costly to implement the program locally. Instead we might support the St. Charles County Community Strong Initiative.

Mike Elam is concerned with including an objective specifically to support a smoke-free County and the potential economic development impact for businesses in St. Charles County. Mr. Elam suggests that the second bullet point omit “food and beverage” and state “support community environments that promote and support healthy choices as well as physical activity.” Michael Hurlbert responded that the healthy choices could replace “smoke free” in the first bullet point.

Daniel Kluesner stated that we should be encouraging and supporting healthy choices but not mandating.

Concerning reducing substance abuse and opioid overdose, the Steering Committee agreed to omit the first bullet (“Provide more accurate and useful data...”). There was some concern with sharing personal information, Cyber security, and its potential controversy with the public.

Keith Schneider is concerned with the County wording about educating physicians on opioid drugs. Mike Elam suggests educating all doctors rather than just a specific set of doctors.

Michael Hurlbert stated that this section was recommended by the Public Health Department. As the Steering Committee, we can decide on what we want to see in our Master Plan. CRUSH is targeted towards middle school students about opioids. DARE is targeted towards elementary school students about drug prevention.

Daniel Kluesner stated that his concern is with naming two specific programs (SURRT and CRUSH) which may or may not be viable over the next decade. He suggested broadening the statement.

Sandra Meranda stated that it is best to go with what is current.

Pinar Turker suggested keeping the goals but generalizing the strategies like developing education and outreach programs.

The Chairperson asked Michael Hurlbert to “wordsmith” and revise the goal.

### *Education.*

Michael Hurlbert stated that this is another area where the County has little to no jurisdiction as school districts and universities are charged with education.

John Schulte asked if the Steering Committee should include any bullet points about school safety such as designing schools to reflect other security in public places.

Bart Haberstroh asked if the School Superintendent or County has jurisdiction on “lockdowns” during crisis events and electronic security.

Michael Hurlbert stated that the individual school districts have their own policies in place. Strategies regarding school design and safety could be included to the Master Plan.

#### *Utilities.*

Keith Arbuckle stated that the biggest challenge for utilities planning here is having the data necessary to plan comprehensively. Unlike in St. Louis City and County, which has the unified Metropolitan Sewer District (MSD), multiple jurisdictions in St. Charles County have geographically specific boundaries and plans. And even within these boundaries, sewer service cannot be provided in some areas without new sewage treatment plants being constructed. He stated that if you overlay your floodplain conservation, you are limited to watersheds within the development.

Michael Hurlbert pointed out the Urban Service Area (large dotted line) on the 2025 Future Land Use Map which defines the outer limits of all the sewer service providers collectively. It stops at a certain point because of watersheds, topography, and jurisdictional boundaries.

Robert Myers stated that sewer service certainly leads development, and to a lesser degree water supplies too (for fire flows). Mr. Myers stated that generally speaking other utilities (such as electricity and natural gas) will follow development.

The Chairperson asked Keith Arbuckle and Julie Feast to begin the August 23, 2018 meeting with utilities and to provide their recommendations.

Julie Feast commented that she had been asked to provide information on the location of Ameren electrical grid facilities, but unfortunately she is unable to do so for security reasons.

#### **Questions & discussion**

The Chairperson asked for follow up questions and discussion.

County Staff was asked to send focus group invitations to all Steering Committee members.

#### **Next Steps**

The Chairperson stated that the Committee will discuss Utilities, Transportation and Housing at the next meeting. The meeting on September 27, 2018 meeting will cover Land Use. The public meeting will be in October.

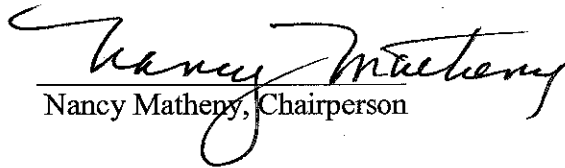
**Meeting Adjournment:**

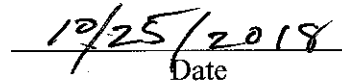
Chairperson Nancy Matheny asked for a motion to adjourn the meeting. The motion was made by Mike Elam and seconded. The meeting adjourned at 5:30 PM.

Note: The next meeting of the Master Plan Steering Committee will take place on Thursday August 23, 2018, at 4:00 PM.

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Respectfully submitted by:

  
Nancy Matheny, Chairperson

  
Date