



Meeting Agenda

1. Housing Discussion
2. Broadband Discussion
3. Upcoming Public Open House Events
4. Next Meeting

Housing within 2022 SWOT Analysis

Strengths:

None

Weaknesses:

- School rating keep population low and housing growth slow

Opportunities:

- Retirees for housing growth
- Future housing growth – higher quality

Threats:

- Plethora of residential parcel zoned multi-family
- Future growth may not be desired quality
- Lack of higher paying jobs keeps future housing and quality down
- Lack of diverse housing stock both affordable and higher end

Housing in Current Plan

Goals and Policies

Goal: Ensure that the residents of the City of Jackson have access to adequate and affordable housing.

Policy: The City will assess housing conditions and as the City of Jackson continues to attract residential growth, will monitor the types of housing that enter the market and ultimately shape the demands for public services. A neighborhood level assessment can provide a profile of those housing types and conditions and where the City should direct infill and redevelopment.

Policy: The City will coordinate housing growth plans with infrastructure policies.

Policy: The City will promote mixed-use development and housing downtown in cooperation with the DDA.



Policy: The City will work to ensure that land use management and regulations concur with established improvement plans. This can include regular meetings for review of plans, coordination of plan updates and/or adoption of official plans as part of the Comprehensive Plan.

Policy: Complete a market study for local housing trends in the future. New construction techniques, utility and service demands, and changes in household conditions are reshaping the housing market. The City will review projections for housing demands to ensure that housing quality, quantity and affordability stay within intended levels. This study is intended to provide the planning staff with an understanding of future development conditions and how they may introduce new issues and demands on the City of Jackson.

Policy: The City will consider design policies for new development. The City should ensure that new development is designed to enhance the character and viability of existing structures and neighborhoods. Measures to achieve this can include architectural guidelines, recommendations for lot size, building placement, road design, streetscapes, and designation of open space. These various policies should be clearly defined and incorporated into the regulations and new housing development should be designed in accordance with these policies.

Policy: The City will work to promote Habitat for Humanity projects within the City, especially within established neighborhoods and infill parcels.

Policy: The City will promote quality affordable housing and housing suitable for all ages and income levels.

Policy: The City will support the adoption of lot size restrictions, in coordination with the DDA.

Needs and Opportunities

Needs:

- Need to increase the variety of housing types to accommodate a diverse market.
- Need to assess and review development guidelines for multifamily housing.
- Need to develop and maintain a housing inventory that identifies concentrations of substandard housing units.
- Need to increase the number of neighborhood associations.
- Need to analyze conditions that contribute to high percentage of renters instead of ownership in the housing market for the City of Jackson.



- Encourage development in areas where adequate infrastructure is already in place.
- Need to conduct a comprehensive housing assessment to include special housing needs within the City, particularly senior housing and low income residents.
- Need to address renter standards, vetting, and requirements.
- Development of senior housing as an economic tool to encourage developers to the City of Jackson to build specialized senior active living communities.
- Need to develop a plan for revitalizing areas and neighborhoods that are considered substandard.

Opportunities:

- Vacant city lots offer potential Habitat for Humanity project sites.
- Blighted properties have been identified for potential revitalization.
- Lower impact fees exist for projects located on existing sites.
- Increased quality business development within the proposed overlay corridor.

Broadband in the Current Plan

Goal: Expand modern technological infrastructure.

Policy: The City will work with the Chamber and the Industrial Development Authority to review the need for technological improvements such as telecommunications equipment, **broadband expansion**, fiber capabilities, and downtown wi-fi to use as a tool to attract and secure business within the City.

Needs Under Economic Development

- Need to develop a long-term plan for establishing and maintaining technology infrastructure including broadband capabilities.
- Need to seek increased access to broadband.



Proposed Meeting Schedule (Steering Committee Meetings in BOLD)

Comprehensive Plan Meetings and Activities Schedule				
Date	Time	Meeting Topic/Activity	Location	Participants
Oct 10	5pm	Overview and SWOT	Jackson City Hall	Advisory Committee
		Future Land Use and Character Areas		
Oct 27	4pm	Housing	Jackson City Hall	Advisory Committee
		Broadband		
Nov 8 & 10	6pm	Open House/Visioning Event	Jackson Municipal Courtroom	Open
Nov 14	4pm	Transportation	Jackson City Hall	Advisory Committee
		Community Facilities		
Dec 5	4pm	Economic Development	Jackson City Hall	Advisory Committee
		Historic and Natural Resources and Tourism		
Dec 14	1pm	Community Work Program	Jackson City Hall	Local Officials/Staff
Jan 17	7pm	Second Public Hearing	Jackson Municipal Courtroom	Open
Feb 21	7pm	Plan Adoption	Jackson Municipal Courtroom	Open