



CITY OF POOLER COMPREHENSIVE PLAN MEETING SUMMARY

MEETING 2: FEBRUARY 26, 2021: POOLER CITY HALL 9:30 A.M. – 12:00 P.M.

The meeting opened with Ms. Jackie Jackson and MPC staff introducing themselves again and reminding the attendees where the City is within the larger process of the City’s Comprehensive Plan update (Plan 2040). Ms. Jackson gave a brief update on the online Plan 2040 public survey and some of the results from the survey that might be useful in the day’s discussions. A copy of a resident’s comments was distributed (also attached) and the complete survey results for Pooler can be found here:

<https://www.surveymonkey.com/results/SM-28LD867K9/>

Additional topics discussed included:

- The Mayor noted that the Savannah-Chatham School Board has control over schools, not Pooler.
 - There was interest in exploring charter school options through the state board of education
- The group discussed the need to have all of the jurisdictions working on the “same playing field” with regards to development, codes, and ordinances, most notably with regards to sea level rise.
- Meeting participants were interested in the MPC creating a working group so each jurisdiction can collaborate on ordinances and standards for growth in the County.

The group then reviewed the previously agreed upon Goals:

GOAL 1: Encourage and support more diversified housing types

GOAL 2: Expand and encourage parks, trails, and multi-use paths

GOAL 3: Continue to update codes and ordinances

GOAL 4: Maintain and enhance recreational resources and opportunities

GOAL 5: Create and implement city-wide guidelines for development

GOAL 6: Continue to improve and address City infrastructure and public services

GOAL 7: Define and implement ways to improve resident’s health, safety, and overall quality of life

The group then delved into the list of Goals and draft Objectives, and Strategies that had been emailed to the group ahead of the meeting. The final document with the 7 Goals and their respective Objectives and Strategies are attached. These will again be mailed out to the group for additional review and comment. Once this exercise is complete, the MPC will place them on the public website for the general public to review and provide input.

MPC staff reminded the attendees of all of the various ways to continue providing input and feedback on the overall Comprehensive Plan update process. Most notably is the Comment Map that allows for specific details on ideas or problems to be geolocated. <https://mpc.compplan2040.org/Home/Index>

The meeting was adjourned at approximately 12:00 p.m.

POOLER PLAN 2040 COMPREHENSIVE PLAN GOALS AND STRATEGIES

GOAL: Encourage and support more diversified housing types:

OBJECTIVES:

- The City shall ensure that zoning and other regulatory tools will encourage or require the diversity of housing types in areas where new housing is anticipated or planned for.

STRATEGIES:

- Complete a city-wide housing assessment and gap analysis (to include cost analysis) to determine current and future needs.
- The City will identify areas in the City where the addition of new housing is possible and desirable.

GOAL: Expand and encourage parks, trails, and multi-use paths:

OBJECTIVES:

- The City shall provide parks, trails, bike lanes, and multi-use paths to meet the community's growing needs.
- The City will ensure design allows access to each type of experience for people of all abilities to the maximum extent possible.
- The City will develop parks, trails, and bike lanes, and multi-use paths in an environmentally sensitive manner.
- The City shall create a trail network and where feasible, develop interconnected trails and multi-use paths with bike lanes.

STRATEGIES:

- Identify areas for purchase and permanent preservation as open space.
- Expand the interconnection of open space, trails, paths, and recreation areas (both public and private) throughout the City.
- Expand the City's baseball/softball and football complex.
- Construct a city-owned soccer/lacrosse complex.

GOAL: Continue to update codes and ordinances:

OBJECTIVES:

- The City will continue to update their ordinances to be user-friendly and easy to understand and illustrated with graphics, diagrams, and concise tables.
- The City's ordinances will allow for a streamlined development review process.
- The City's code update will be created so as to foster the desired type of redevelopment and future development with design standards and specific building material to change the aesthetics of the corridor.
- The City will promote environmental protection, education, and preservation of local natural resources in order to promote the area as an ecotourism center.
- The City will implement programs to comply with Environmental Protection Division requirements.
- The City will update its transportation policy to guide growth to safe locations.

STRATEGIES:

- The City shall reduce requirements that result in additional impervious surface such as driveway width, roadway width, and parking standards.

POOLER PLAN 2040 COMPREHENSIVE PLAN GOALS AND STRATEGIES

- The City shall **regularly evaluate parking conditions with regards to the need for** maximum parking requirements versus minimum requirements to encourage safe growth.
- **Evaluate and** amend the City’s Landscape and Tree Protection Ordinance.
- **Analyze the need for and implement wetland buffer ordinance**
- **Analyze the need for and implement impaired waters ordinance.**
- Update Stormwater ordinance to include floodway impacts and increased stormwater conveyance impacts (25-year storm).
- Review the need for increased freeboard during development for flood protection (2-foot total).
- Review and amend future land use map.
- The City will implement erosion and sedimentation control regulations based upon State criteria.
- ~~○ The City will participate in a countywide effort to propose protective land use measures for adoption by governments outside Chatham County to protect the water supply watershed.~~
- ~~○ The City will participate fully in the National Flood Insurance Program.~~
- The City will evaluate the need and update codes as necessary to allow for “Build to Rent” homes.
- **Amend applicable ordinances to require the construction of parks and recreation opportunities within all new residential developments.**
- **Develop policy and guidelines for the implementation of community gardens on both public and private property.**

GOAL: Maintain and enhance recreational resources and opportunities:

OBJECTIVES:

- The City shall provide quality recreation facilities and programs that improve community image and livability.
- In the design of recreational resources, the City shall consider providing features, facilities and services that also promote tourism and make Pooler an attractive location for economic development as well as serve its residents.
- The City of Pooler will provide amenities such as community centers, sport fields, dog parks and community gardens.

STRATEGIES:

- The City shall support community events such as the Patriot Weekend Festival.
- The City shall create a strategic plan establishing criteria and standards for the provision of providing parks and recreation services throughout the City.
- **Determine locations and policies for the development of small community gardens on public and private areas.**
- **Ensure that all demographics and age groups, those with families, teenagers, etc. are kept in mind when deciding location and type of parks and recreation expansion.**

POOLER PLAN 2040 COMPREHENSIVE PLAN GOALS AND STRATEGIES

GOAL: Create and implement city-wide guidelines for development:

OBJECTIVES:

- The City will create and adopt design guidelines that define key elements and determine patterns and standards that should be adhered to when developing site or building projects to include infrastructure projects and commercial structures.

STRATEGIES:

- Evaluate the need for City sub-area land use plans to better define growth and needed area/neighborhood improvements (to include the area surrounding the impaired Pipemakers Canal).
- The City will create and adopt design guidelines that address issues of building size and massing, definition of open spaces, site character and quality as well as access and circulations.
- Adopt City Design Guidelines for major corridors.
- Review and amend subdivision regulations.
- Develop a policy identifying who maintains, owns, and uses these private roads.
- Update the City's Engineering Policy for new development to include updated civil plans/specification submittals.
- Complete and implement an Urban Forest Management Plan.
- Evaluate the feasibility of implementing capital cost recovery for new construction to include infrastructure beyond just water and sewer.

GOAL: Continue to improve and address City infrastructure and public services:

OBJECTIVES:

- Ensure transportation road systems are designed for both current capacity and future changes in use and patterns.
- Expand Public Safety services relative to expanding needs.

STRATEGIES:

- The City will improve participation in the current Recycling Program.
- The City will evaluate the need and feasibility of offering e-cycling events.
- Develop a long-range plan for sea level rise impacts on the City's infrastructure (roads, bridges, storm, wastewater, etc.) which evaluates multiple adaptation methods.
- Complete and implement an evaluation for needed water/sewer improvements and/or upgrades.
- Complete a water/sewer rate study.
- Complete and Inflow & Infiltration evaluation for sanitary sewer system.
- Evaluate and implement needed modifications to Pipemakers Canal based on the multi-jurisdictional current/future capacity and conditions.
- Construct a library with Wi-Fi/broadband and meeting space within the City's boundaries to provide needed services.
- Complete traffic studies of major thoroughfares to plan for growth and reflect changes in use and patterns.

POOLER PLAN 2040 COMPREHENSIVE PLAN GOALS AND STRATEGIES

- Review regulations and ordinances related to condemnation for needed road projects.
- Add safety officer staff (police and fire) each year to accommodate growing needs.
- Upgrade the police range.
- Upgrade the public safety annex and/ or construct new combined public safety facility.
- Purchase safety (police and fire) equipment to accommodate growing needs.

GOAL: Define and implement ways to improve resident’s health, safety, and overall quality of life:

OBJECTIVES:

- Participate in local and regional collaborative efforts among similar organizations working to improve the delivery of social services and expansion of continuum wraparound **social** services.
- Increase access to healthy food for populations most likely to experience food insecurity through community gardens and alternative distribution methods (i.e., farmer’s markets, mobile farmers’ markets).
- Effectively address mental health by educating the public and reducing stigma, increasing early intervention programs, removing gaps and barriers, and increasing access to treatment particularly as it impacts incarcerated individuals, children, and adolescents.
- Organize, promote, and ensure access to community health services, recreational opportunities, and fitness programs to accommodate the special needs of families, the obese, the elderly, and disabled citizens to adopt healthy lifestyle behaviors.
- Reduce crime, ~~particularly abuse and violence~~, by building trust between law enforcement and residents, focusing enforcement ~~in high crime areas~~, and expanding the visibility of police to ensure all residents feel safe.

STRATEGIES:

- Propose policy to support the development and maintenance of community gardens and reduce regulatory barriers to urban agriculture.
- **Promote** mentorship programs between employers and students to prepare students for employment and promote upward mobility.
- Integrate environmental design elements which discourage criminal behaviors into the planning and construction of public space.
- **Recognize and promote existing available social services resources and outside agencies within the County to assist residents with wraparound services (ex. mental illness, housing, homelessness, etc.)**
- **Determine feasibility and cost of implementing a Community Paramedicine program through the Fire Department.**
- **Expand staff who are trained in Crisis Intervention within the Police and Fire Departments.**

From:
Sent: Monday, February 22, 2021 6:48 PM
To: plan2040
Subject: Sharing My Ideas
Attachments: Pooler 2040 Planning - Casteel.pdf

Categories: Comp Plan

I was fortunate to be a participant in the Chatham County-Savannah Metropolitan Planning Commission (CCS-MPC) zoom meeting today. As a resident, I would like to share my ideas and visions for the future of Pooler. I am not sure these are the kinds of ideas that you are looking for.

My ideas are included in the attached document. There are too many of them (ideas) to put on the comment map. I would like to be an active participant to help complete the CCS-MPC Plan by the October deadline.

Thank you so much.

Charles Casteel

City of Pooler 2040 Planning Ideas

The list below provides my ideas for improving the quality of life in the City of Pooler.

1. Build sidewalks along both sides of Pooler Parkway from Walmart/Sam Club to Mosaic Center.
2. Add streetlights from US 80 to Quacco Road on Pooler Parkway.
3. Build a Monorail on Pooler Parkway from airport to Mosaic Center with stops at Mosaic Center, St Joseph/Candler, Pine Barren, Clear Leaf Dr, US 80, LaRoche Dr (Pooler Football Stadium), Park Ave, Tanger Outlets Blvd, Benton Blvd, and finally to Sav/HH Airport.
4. Redevelop US 80 between Pooler Parkway and I-95. Clear out the center except for City Hall, Babcock, and newly construction then change the center area to a walking park with pavilion, outdoor concert stage. Add shops, restaurants, hotels, live music night clubs/bars, etc. on both sides of US 80. This could serve as Pooler's nightlife. Add sidewalk on all four sides.
5. Build a new library like the Live Oak Library (Savannah Mall) somewhere on Grand Central Blvd.
6. Rename the portion of US 80 between Pooler Parkway and I-95, e.g., West Chatham Blvd.
7. Install a super-size Ferris wheel near the movie theater area. Relocate the Go Karts to this area and make it an entertainment area for kids/teenagers.
8. Redesign Pooler Parkway from Blue Moon Crossing to Old Quacco Road to keep it four lanes until it becomes Quacco Road. The current right lane forces traffic to make a right turn into Savannah Quarters/ Publix.
9. Remove the two-left turn at Blue Moon Crossing into the Mosaic Center which will force the left turn at Westbrook Lane. This will create a much longer left turn lane which will alleviate the future traffic coming off I-16 to the planned Costco's.
10. Attract new major retailers like Target, Staples, Dillard's, Bass Pro Shops, Burlington, and Kroger.
11. Recruit high-tech corporations to Pooler to bring in high paying jobs from \$75k and up.
12. Build another exit out of Tanger Outlets to US 80 by extending N. Rogers Street to Park Ave and Tanger Outlets Blvd near the @Home store.
13. Build a flyover from/to I-95 between US 80 and Pooler Parkway to intersect at the extended N. Rogers Street. This will minimize traffic on Pooler Parkway from the I-95 airport exit.
14. Build high rise (10 to 20 floors) luxury apartments/condos.
15. Add a traffic light at Benton Blvd and Towne Center Dr.

Submitted by Charles Casteel



**CITY OF POOLER COMPREHENSIVE PLAN
PUBLIC STAKEHOLDER MEETING
POOLER CITY HALL**



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FEBRUARY 26, 2021**

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GEORGIA

A great place to Live, Work and Play



**CITY OF POOLER COMPREHENSIVE PLAN
PUBLIC STAKEHOLDER MEETING
POOLER CITY HALL**



SIGN-IN SHEET
FEBRUARY 26, 2021

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SIGN-IN SHEET
FEBRUARY 26, 2021

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