

**COMPREHENSIVE PLAN UPDATE - CITY OF YORK, NEBRASKA  
STEERING COMMITTEE KICKOFF MEETING MINUTES**

**DATE:** MAY 29, 2025

**TIME:** 3:30 PM

**LOCATION:** COUNCIL CHAMBERS

**Call to Order**

Meeting called to order at 3:31 PM by Mayor Barry Redfern.

**II. Roll Call / Introductions**

**Agenda Item Type:** Procedural Item

**RDG Planning & Design Team:**

- Amy Haase, Project Manager
- Flavia Tourek, Urban Planner & GIS Specialist

**City of York Representatives:**

- Mayor Barry Redfern
- Sue Crawford, City Administrator
- Amanda Ring, City Clerk
- James Paul, Public Works Director
- Dan Alley, Planning Director

**Steering Committee Members Present:**

- **Jeff Pieper**, Council President
- **Scott Van Esch**, Council Vice President
- **Bre Ronne**, Planning Commission member, Realtor, Chamber President
- **Jane Brogan**, Board of Adjustment
- **Madonna Mogul**, York Chamber of Commerce Executive Director
- **Tami Batt**, York County Economic Development Corporation Board President/Corteva
- **Clark Roush**, Creative District Director, York University
- **Jim Ulrich**, York General Chief Executive Officer
- **Mitch Bartholomew**, York Public Schools Superintendent

**Members Absent:**

- **Randy Obermeir**, York County Commissioner
- **Lisa Hurley**, York County Development Corporation Executive Director
- **Alex Saathoff**, York County Visitor's Bureau Executive Director

Each member introduced themselves and shared 2-3 community accomplishments they are proud of from the past several years, including:

- Significant progress in new housing developments and infrastructure for infill opportunities
- Attraction of new businesses and expansion at the industrial park
- Continued momentum in downtown revitalization since 2016
- Voter approval and successful implementation of a \$40 million school bond for the expansion of the elementary school facilities. This was the first bond of that size to pass in Nebraska, funding new additions and significant improvements to accommodate growth and enhance educational quality in the community
- Strong collaboration between city departments and community organizations
- Growth of the healthcare system, including new facilities and services
- Establishment and success of the Creative District, with events like adult prom, Mardi Gras, and cultural festivals
- Investments in public spaces such as street resurfacing, East Hill Park cleanup, and Christmas decorations downtown
- Trail and community center improvements
- Initiatives to strengthen the connection between York University and the community
- Expansion of local childcare options, especially linked to workforce retention and healthcare services
- Development of new senior housing options and interest in mid-range rental housing
- Public interest in expanding local sit-down restaurant offerings to support residents and sports tourism
- Growing focus on improving public transportation options, especially between downtown and the Tower Crossing district
- Housing development and reinvestment in existing homes
- New industrial park and business recruitment

- Downtown revitalization
- Elementary school bond approval
- Healthcare system growth
- Creative district activities and cultural events
- Street improvements and park upgrades
- Growing university-city collaboration

### **III. Overview of York's Comprehensive Plan Update**

**Agenda Item Type:** Information Item

Amy Haase and Flavia Tourek provided an overview of the plan:

- Builds on the 2017 plan and recent studies (e.g., Tower Crossing Master Plan)
- Focus areas include land use, housing, economic development, infrastructure, and community livability
- Strategic in nature; not starting from scratch
- Steering Committee role is to guide, review, and advise
- Project runs through December 2025 with additional meetings scheduled for July, September, and November

### **IV. Community Engagement Tools**

**Agenda Item Type:** Information Item

Flavia presented the [www.planyork.com](http://www.planyork.com) engagement site:

- Interactive map for community input on ideas and concerns
- Access to previous plans and documents
- Monthly polling questions (starting with Parks & Recreation in June)
- Longer community survey launching in June
- Shareable cards with QR code will be distributed at community events

### **V. Listening Sessions**

**Agenda Item Type:** Discussion Item

Amy explained the format and purpose of Listening Sessions:

- Planned to be held on June 11–12, 2025

- Topic-focused small group conversations to collect qualitative input
- Committee members encouraged to submit names for invites
- Invitations will be sent by the City

## **VI. Community Priorities and Discussion**

### **Agenda Item Type:** Discussion Item

The committee was asked to identify York's **top three priorities** for the next ten years. This generated a rich discussion on community needs, challenges, and opportunities.

Topics raised during discussion included:

- Ongoing housing needs across income levels, including demand for apartments, mid-range housing, and senior housing that is affordable but not entry-level or custom-built
- The importance of infill development and opportunities tied to underutilized or former school sites
- Limited availability of first-time homebuyer housing and the importance of turnover in existing housing stock
- Expanding rental options, including mid-term rentals for professionals or new residents transitioning into homeownership
- Childcare access and its impact on workforce recruitment and retention, especially in healthcare and other major employers
- Public transportation gaps, particularly between residential areas and employment centers like the Tower Crossing District, and interest in developing consistent city routes or park-and-ride options
- Demand for additional sit-down restaurants, particularly to serve visitors during weekend sports tournaments and to attract traffic from the interstate
- Speed and safety issues near university housing, with specific concern about high-traffic corridors used by students, families, and park-goers
- Infill development opportunities, including addressing vacant or problem properties and exploring redevelopment of key sites

## **VII. Next Steps**

### **Agenda Item Type:** Information Item

- Listening Sessions scheduled for June 11–12, 2025
- Next Steering Committee Meeting: July 24, 2025 at 5:30 PM

- Committee members asked to:
  - Share stakeholder names for Listening Sessions
  - Promote [www.planyork.com](http://www.planyork.com) and upcoming survey
  - Provide additional feedback via cards or email

**Mayor Redfern adjourned the meeting at 4:15 PM.**

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Amanda Ring, City Clerk

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Barry Redfern, Mayor