### Policy One: Support diverse housing

- **Supportform-based zoning:** Use Metro 2020 Land Use District Design Guidelines as a basis for developing housing.
- **Identify service gaps and support commercial and service nodes:** Neighborhood plans should address desired locations and types of potential businessess and services. Use planning tools and decision making to locate smaller-scale commercial and service businesses adjacent to neighborhoods.
- **Ensure home ownership and affordable housing options:** Introduce a cottage-style small-lot residential zoning district to accommodate single-family detached housing options that may be more affordable due to smaller lot and home sizes. Introduce a cottage-style small-lot residential zoning district to accommodate single-family detached housing options.
- **Support mixed and desired/needed uses in key locations (zones and nodes):** Use Metro 2020 Land Use District Design Guidelines as a basis for developing and applying form-based zoning. Introduce a cottage-style small-lot residential zoning district to accommodate single-family detached housing options that may be more affordable due to smaller lot and home sizes.
- **Build on Metro 2020 guidelines to maintain land use compatibility decisions, and to determine when cooperation or, if necessary, coordination of land use is appropriate:** Support mixed and desired/needed uses in key locations (zones and nodes). Use Metro 2020 guidelines to maintain land use compatibility decisions, and to determine when cooperation or, if necessary, coordination of land use is appropriate.

### Policy Two: Support mixed and inclusive housing

- **Support mixed-options and inclusive housing:** Create zoning that encourages a variety of housing options and densities.
- **Support diverse housing options and affordable housing options:** Introduce a cottage-style small-lot residential zoning district to accommodate single-family detached housing options that may be more affordable due to smaller lot and home sizes. Introduce a cottage-style small-lot residential zoning district to accommodate single-family detached housing options.
- **Support diverse housing options and affordable housing options:** Introduce a cottage-style small-lot residential zoning district to accommodate single-family detached housing options that may be more affordable due to smaller lot and home sizes. Introduce a cottage-style small-lot residential zoning district to accommodate single-family detached housing options.
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### Policy Three: Support mixed and inclusive housing

- **Support mixed-options and inclusive housing:** Create codes that allow for multi-generational housing and accessory dwelling units.
- **Support diverse housing options and affordable housing options:** Introduce a cottage-style small-lot residential zoning district to accommodate single-family detached housing options that may be more affordable due to smaller lot and home sizes. Introduce a cottage-style small-lot residential zoning district to accommodate single-family detached housing options.
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Policy Three: Facilitate neighborhood planning

- Work with HPC to prepare a historic preservation plan, which reviews areas of historical significance and develops strategies for their preservation.
- Develop local incentives to encourage/support historic preservation and maintain planning in neighborhoods.
- Work with HPC to identify opportunities for enhancing community density and property values and public safety.
- The City should work with neighborhoods to develop a planning process, then develop plans for it in a neighborhood by neighborhood plan.

Policy Four: Promote community safety

- Exchange CPTED (Crime Prevention Through Environmental Design) principles in subdivisions and zoning codes.
- Support the development of infrastructure programs such as the Crime Free Housing Division, Neighborhood Watch, targeted code enforcement and property maintenance assistance programs.
- Identify public safety, facility and technology planning through population and growth management.
- Increase access to community services and resources and promote neighborhood-based solutions to public safety.

Policy Five: Promote sustainable growth

- Develop a capital improvement plan programming for infrastructure upgrades and installation Long-Term
- Establish standards with which to assess existing and/or needed infrastructure improvements needed to support the impacts and needs of new development.
- Consider the recommendations of the Infrastructure Task Force as it relate to the costs and cost sharing of infrastructure.
- Identify opportunities to promote community safety through design, community planning and promotion, the siting of public safety facilities, and access to community resources.

Policy Six: Promote community amenities

- Review development standards to establish a fair allocation of funds for infrastructure improvements needed to support the impacts and needs of new development.
- Develop a capital improvement plan programming for infrastructure upgrades and installation Long-Term
- Establish development review criteria that will utilize capital improvement plans, community support and engagement.
- Improve downtown infrastructure—sewers, storm water facilities and alleys.

Policy Seven: Promote neighborhood-based solutions to public safety

- Conduct a crime analysis to determine the crime severity and the areas with the highest crime rates.
- Develop criteria for identifying those areas in which crime severity measures are needed for public health reasons but do not have a recent commercial or contiguous growth pattern.
- Invites opportunities to facilitate public safety planning by providing governments with crime severity measures and trends.
- Explore additional local level agreements between the owner/utility and the Boone County Regional Sewer District.

Policy Eight: Promote compact and contiguous growth

- Develop criteria to determine the capacity of the urban service area and the benefits of expanded development territories.
- Conduct a periodic review and adjustment of the urban service areas in light of development trends and existing infrastructure maintenance needs.
- Consider rezoning, rezoning or establish a rezoning ‘buffer’ around the city’s urban service area to limit future new development.
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Policy Nine: Promote amenity-based neighborhood planning

- Develop a capital improvement plan programming for infrastructure upgrades and installation Long-Term
- Establish standards with which to assess existing and/or needed infrastructure improvements needed to support the impacts and needs of new development.
- Consider the recommendations of the Infrastructure Task Force as it relate to the costs and cost sharing of infrastructure.
- Identify opportunities to promote community safety through design, community planning and promotion, the siting of public safety facilities, and access to community resources.

Policy Ten: Promote neighborhood planning

- Develop a capital improvement plan programming for infrastructure upgrades and installation Long-Term
- Establish standards with which to assess existing and/or needed infrastructure improvements needed to support the impacts and needs of new development.
- Consider the recommendations of the Infrastructure Task Force as it relate to the costs and cost sharing of infrastructure.
- Identify opportunities to promote community safety through design, community planning and promotion, the siting of public safety facilities, and access to community resources.
Policy: Prioritize infill development

- Implement alternative development strategies
- Prioritize infill development
- Recognize development impacts of infill development, particularly in relation to existing neighborhoods
- Strengthen land disturbance and preservation techniques
- Establish policies to maintain existing trees in areas to be developed
- Establish a criteria for new school sites based on projected growth and infrastructure needs
- Engage stakeholder groups in an update to standards for transitions between development and non-development

Policy: Prioritize infill development

- Collaborate with Columbia Public Schools and Boone County to identify potential school sites based on projected growth and infrastructure
- Establish policies to maintain existing farmland for future use through development of a conservation subdivision
- Implement a conservation zoning ordinance
- Establish a criteria for new school sites based on projected growth and infrastructure

Policy: Prioritize infill development

- Strengthen tree preservation regulations; enhance policies regarding the protection of trees
- Establish a criteria for new school sites based on projected growth and infrastructure
- Implement a conservation zoning ordinance
- Implement a conservation subdivision ordinance
- Develop a steep slopes ordinance
- Adopt open space percentage of development
- Reduce development rights (TDR)

Policy: Prioritize infill development

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### Policy: Connect and accommodate motorized transportation

1. **Strategy 1: Increase connectivity between neighborhoods, commercial districts, and employment centers using improved transportation networks**
   - Priority greenway trail projects that connect neighborhoods to commercial and employment centers.
   - Increase pedestrian and bicycle connectivity.
   - Prioritize greenway trail projects that connect neighborhoods to commercial and employment centers.

2. **Strategy 2: Support and promote the public transportation system**
   - Improve bus service with routes and greenways.
   - Enhance commuter development by increasing connectivity and accessibility to support transit feasibility.
   - Coordinate public transit service with MU.

3. **Strategy 3: Expand the existing transit system to meet evolving needs**
   - Evaluate the existing transit system and opportunities for system improvements based upon ridership surveys.
   - Evaluate different route design and models.
   - Explore diversification of funding sources.

### Policy: Two: Improve transit service

1. **Policy Two: Improve transit service**
   - Support local entrepreneurial communications technologies.
   - Promote cooperation within the multi-jurisdictional political system to maintain cost, ensure efficiency, and ensure adequate support of community services the support of other.

2. **Policy Two: Connect Columbia’s strengths and growth opportunities for economic development**
   - Identify funding to support regional transportation and create partnerships between regional stakeholders to produce an integrated transportation system.
   - Focus on developing a transit system between Columbia, the Columbia Regional Airport, Jefferson City, and the Jefferson City Amtrak Station.

3. **Policy Two: Promote a mobility management for public transportation system**
   - Develop incentives for support of the airport; increase the ROI via efficiency and cost.
   - Identify funding for regional transportation development and create an integrated transportation system.

### Mobility, Connectivity, and Accessibility

**Policy Prioritization**

- Policy: High
- Policy: Medium
- Policy: Low

**Implementation Type**

- Legislative
- Ordinance
- Plan/Policy

**Primary Indicator(s)**

- Miles of new greenway trails
- Change in enforcement policies
- Cost of projects
- Ridership increases
- New jobs created

**Evaluation Criteria**

- Effectiveness
- Efficiency
- Equity

**Time Frame/Progress**

- Short-Term
- Medium-Term
- Long-Term

**Funding Sources**

- Local
- State
- Federal

**Supporting Documents/Resources**

- MID-MO RPC website
- http://www.midmo.org

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**Economic Development (includes Inter-Governmental Cooperation)**

<table>
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