



STAFF REPORT

Planning Commission Meeting: August 25, 2025

Request:	Find that the 2026-2030 Capital Improvement Plan (CIP) conforms with the PlanOlathe Comprehensive Plan
Case:	PLN25-0004
Staff Contact:	Kim Hollingsworth, Planning & Development Manager Kathryn Messer, Financial Strategy Manager

1. Overview

When a City has adopted a comprehensive plan, KSA 12-748 requires Capital Improvement Plans (CIP) to be found by the Planning Commission to be in conformity with such plan.

The City of Olathe's Comprehensive Plan, *PlanOlathe*, was originally adopted in 2010, with yearly reviews and updates as needed. *PlanOlathe* identifies specific principles and policies to serve as a basis for community decision-making. These principles and policies are described in the text of Chapter 5 and summarized in the Action Items Matrix. The complete comprehensive plan is provided here: [PlanOlathe](#)

This meeting is being held following a workshop conducted with the Planning Commission on August 11, 2025, in which discussion was held regarding the proposed CIP and Comprehensive Plan policies. Attached is a copy of the proposed 2026 – 2030 CIP.

Principles that most closely pertain to the 2026 – 2030 Capital Improvement Plan include the following. These principles promote the reliable, safe, efficient, and sustainable maintenance and development of transportation infrastructure, utility infrastructure, parks and recreation infrastructure, and stormwater management infrastructure throughout the City.

- **ES-3:** Strengthen and revitalize existing commercial centers.
- **PTR-1:** Provide and maintain a diverse, high-quality, safe and affordable system of parks, trails and recreational facilities that provides for all ages and abilities.
- **PTR-2:** Provide a system of interconnected trails that connects to neighborhoods, services and adjacent regional trails.
- **ESR-1:** Protect and preserve significant natural ecological systems.
- **ESR-3:** Minimize the disposal of solid waste to preserve landfill space.
- **ESR-4:** Manage stormwater runoff and conveyance systems to protect the water quality of Olathe's streams and lakes and protect property from flood damage.

- **M-1:** Provide an efficient, safe, and cost-effective roadway network that will meet the City's mobility needs in a manner compatible with fiscal and environmental constraints.
- **M-3:** Provide a transportation system that integrates multiple modes of travel.
- **HN-4:** Promote housing strategies to ensure an adequate supply of housing at all price ranges.
- **OT-3:** Encourage and implement innovative techniques designed to spur Original Town revitalization activities.
- **CF-1:** In order to protect and use past investments in capital improvements, new development and redevelopment will be located in areas where adequate public services and facilities presently exist or are planned to be provided.
- **CF-3:** Promote the health and safety of the community.
- **US-1:** Provide adequate water, sewer and related utility services to meet the demand of existing and future residents and commercial and industrial growth through a combination of developer-funded infrastructure improvements for new growth and capital investments by the City in major treatment and transmission facilities.

2. Staff Recommendation

The proposed CIP and associated projects are all based on principles that are identified in *PlanOlathe*; therefore, Staff recommends that the Planning Commission find that the 2026 – 2030 Capital Improvement Plan to be in conformity with the City of Olathe Comprehensive Plan, *PlanOlathe*.