

2026-2027 Comprehensive Plan Final Presentations Staff Recommendations

City Administrator Phil Green

Top Recommendation: Confluence

I was most impressed with Confluence’s emphasis on planning for the future downtown (“The ‘Post-Truck’ Downtown Vision”; “a generational opportunity to redefine Blair’s downtown as a true regional destination”; a plan to facilitate a Downtown Charette) while also identifying and strengthening the unique aspects of Blair. Their written SOQ accurately described Blair’s current condition: “the community has been a regional employment powerhouse, but the residential and commercial side hasn’t always kept pace.” The Confluence team offers a unique mixture of new voices and some who know Blair well (Jacob Garder and Jeff Ray). Finally, they have current & ongoing experience with smaller, rural communities which are experiencing growth and striving to maintain their small-town appeal (Ashland, Springfield, Crete).

City Clerk Brenda Wheeler

Top Recommendation: Confluence

I am selecting the above firm because I believe their presentation demonstrated a clear understanding of Blair including its regional economic role, housing demand, transportation challenges and growth management needs. In my opinion, they outlined the most impressive or clear phased planning process that emphasized data-driven analysis, extensive public engagement, and infrastructure planning. I was impressed with what they presented for the community engagement and survey methods. I felt their presentation clearly had emphasis on producing an actionable plan to be a practical tool for guiding future policy.