



COMPREHENSIVE LAND DEVELOPMENT PLAN

Blue Ribbon Advisory Committee

AGENDA - MEETING #1

December 7, 2017
Davie County EMS Station 1

6:30pm

- 6:30 p.m. Dinner Served and Introductions (Andrew/John/Johnny)
- 6:45 p.m. Comprehensive Plan Overview (Liz)
- The Purpose (Why are we doing this?)
 - The Product (What is it and what is it not?)
 - Blue Ribbon Advisory Committee Role (What is expected of you?)
 - The Timeline and Process (How do we get there?)
- 6:55 p.m. Poll Everywhere Questions (Joe)
- Where do you live in Davie County?
 - What word describes Davie County in 2017 to you?
 - What is your vision of Davie County in 15 to 20 years?
- 7:05 Current Trends, Population and Demographics Overview (Jesse)
- 7:15 p.m. Key Issues Workshop (Jesse, Joe, Liz, Michael)
- Purpose: To build a common framework of expectations, issues and vision
- Individual brainstorming of key growth issues
 - Work in groups to identify key issues
 - Share ideas with the whole group
- 7:45 p.m. Wrap up & Critique of Today's Meeting (Michael)
- 7:55 p.m. Housekeeping (Andrew/John/Jesse)
- Review meeting schedule & discuss outcomes for the next meeting
- 8:00 p.m. Adjourn

Blue Ribbon Committee Meeting #1 Workshop Instructions

Desired Outcome: Key issues list for Davie County.

Facilitation Strategy: Split into 4 groups and have each group work to address up to 2 of the topic areas below. Write key issues on large post-it notes and place up on the wall under each key issue area. Report out to the larger group and add any additional issues to consider.

Key Issue Potential Areas and Plan References

Group 1 (Facilitator: Jesse)

Land Use

- a) What type of development would most benefit Davie County?
- b) What do you think are the major issues related to development of the County?
- c) Are there enough commercial use types to serve and attract all residents? If not, what is needed?

Natural Resources

- a) How can preservation of natural resources be prioritized, while encouraging growth?
- b) What are the biggest challenges to natural resource preservation?

Agriculture

- a) What is more important, preservation of farmland or development? Why or why not?
- b) Are Voluntary Agriculture Districts and conservation easements being utilized well to support preservation of working farms? If not, why?

References: 2005 Land Development Plan, 2010 Growth Management Strategy, Local Farm and Food Profile Infographics

Group 2 (Facilitator: Michael)

Housing

- a) We have been told there is a housing problem in Davie County, what is it?
- b) Do you like where you live? Why or why not?
- c) What are key housing characteristics of neighborhoods you like or dislike?

References: Piedmont Triad Impediments to Fair Housing

Group 3 (Facilitator: Liz)

Utilities and Public Services

- a) Is there adequate access to water and sewer in Davie County? If not, what are the issues?
- b) What about public school capacity and location?

References: East Davie Wastewater extension project

Transportation

- a) What are the key Davie County concerns around traffic?
- b) Are there enough transportation options in Davie County? Why or why not?

References: 2010 Davie County CTP, Davie County Transportation Alternatives Feasibility Study, W-S MPO CTP

Economic Development

- a) Recommend referencing forthcoming Economic Development Action plan

References: Davie County Economic Development Plan (Released January 2018), Piedmont Triad Comprehensive Economic Development Strategy

Group 4 (Facilitator: Joe)

Health

- a) What are the biggest challenges to healthy lifestyles in Davie County?
- b) What advantages exist to support a healthy lifestyle here?

References: 2014 Community Health Assessment

Parks and Recreation

- a) The 2013 Parks and Recreation Comprehensive Plan guides the priorities of the overall parks and recreation system, what is missing from the plan or has changed since 2013 that should be addressed in the current Comprehensive Plan process?

References: 2013 Davie County Comprehensive Parks and Recreation Master Plan, Connect Davie Greenway Map (2014)

Other Questions

- a) PTRC has a lot of data and access to data for Davie County, but are there unique conditions we should understand for the planning process?
- b) What other key issue areas were left out?

Blue Ribbon Advisory Cmte Meeting Draft Schedule (subject to change)

Meeting #1 – December 7, 2017 6:30pm (ID Key Growth Issues)

- Welcome & Introductions (All)
- Purpose of the plan and overview of the planning process (PTRC)
- Purpose and role of the Blue Ribbon Committee (PTRC)
- Discuss differences between planning & regulating land development (PTRC)
- Summary of recent development trends & demographics (PTRC)
- Workshop to identify key growth issues (All)

Meeting #2 – January 30, 2017 (Draft Vision, Goals, Policies)

- Review & discuss (continue if necessary) key growth issues from meeting #1 (All)
- Review existing conditions maps and full demographic report (PTRC)
- Workshop to draft growth goals and policies (PTRC)

Sub-Committee Meeting #3 – March (Draft Growth Strategy Map)

- Review and discuss municipal meetings, focus groups and stakeholder interview outcomes (PTRC)
- Review & discuss growth factors influencing growth and development (PTRC)
- Workshop to draft a preliminary Growth Strategy Map (All)

Sub-Committee Meeting #4 – May (Draft Proposed Land Use Map)

- Review & refine preliminary Growth Strategy Map (All)
- Review community-building goals & principles and land use classifications (All)
- Workshop to begin drafting a preliminary Proposed Land Use Map (All)

Meeting #5 – June (Review Comprehensive Plan Elements)

- Review & refine draft Proposed Future Land Use Map (All)
- Review & content outline of the Comprehensive Plan Report (All)

Meeting #6 – September (Review Comprehensive Plan Draft)

- Combined meeting with Planning Board
- Review recent public meeting comments (All)
- Review the Comprehensive Plan Report and make a recommendation (All)

Additional meetings include public information meetings and workshops, focus groups, stakeholder interviews and municipal staff meetings. See Proposed Work Plan and Timeline on the following page.

Davie County Comprehensive Plan - Proposed Work Plan and Timeline

Task # Sub-Task Task Description	17 Oct	Nov	Dec	18 Jan	Feb	Month		May	June	July	Aug	Sept
						Mar	Apr					
1	Map & Analyze Existing Conditions											
1.1-1.2	Kick-Off Meeting & Demographic Report											
1.3	Existing Conditions Maps & GIS Data											
1.4	Review of Existing Plans											
2	Public Involvement & Consensus Building											
2.1	Blue Ribbon Committee or Sub-Committee Meetings											
2.2	Municipal Meetings											
2.3	Focus Groups and Stakeholder Interviews											
2.4	Public Meetings											
3	Comprehensive Plan Report and Maps											
3.1	Analyze Meeting Input and Other Data											
3.2	Draft Comprehensive Plan											
4	Plan Review and Adoption											
4.1	Incorporate Public Comments into Plan Draft											
4.2	Develop Executive Summary and Presentations											

- Steering Committee or Small Group Meeting
- Public Meeting
- Deliverable