



**County of Albemarle**  
**Department of Community Development**

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**Memorandum**

**To:** Albemarle County Planning Commission  
**From:** David Hannah, Natural Resources Manager  
**Division:** Administration  
**Date:** May 14, 2019  
**Subject:** CPA201800007 - Comprehensive Plan Amendment to Incorporate Biodiversity

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**Background:**

Objective 4 of the Natural Resources Chapter of the Albemarle County Comprehensive Plan states: *“Protect the biological diversity and ecological integrity of the County in both the Rural Area and Development Areas.”* Strategy 4a under Objective 4 states: *“Develop an Action Plan for Biodiversity to protect significant areas of biological importance to the County.”* Narrative for Strategy 4a includes the statement: *“When completed, the action plan should be presented to the Board of Supervisors for adoption into the Comprehensive Plan.”*

County staff, working in consultation with the Albemarle County Natural Heritage Committee, completed a Biodiversity Action Plan (BAP) for Albemarle County in June 2018. On July 5, 2018, the Albemarle County Board of Supervisors endorsed the BAP and directed staff to begin working with the Planning Commission to amend the County’s Comprehensive Plan (Comp Plan). On September 4, 2018, the Planning Commission adopted a Resolution of Intent to amend the Comp Plan to incorporate strategies for conserving biodiversity. County staff subsequently developed draft revisions for the Comp Plan.

**Summary:**

At a work session on November 20, 2018, the Planning Commission reviewed the first draft of the Comp Plan revisions. One outcome of the work session was approval by the Planning Commission to include the BAP and related materials - Executive Summary, Appendices, and maps - in the Reference Documents section of the Comp Plan. All BAP materials are available on the Albemarle County website, <http://www.albemarle.org/department.asp?department=cdd&relpage=22534>.

Staff conducted a public meeting on November 29, 2018 to solicit comments and feedback from the public on the proposed revisions to the Comp Plan. An online survey was available to the public as another means of providing comments on the proposed set of strategies in the revised Comp Plan (survey results included in Attachment A).

A second Planning Commission work session was held on February 12, 2019. A second draft of the revised Comp Plan was reviewed. The second draft incorporated comments and feedback from the public and the first Planning Commission work session. Additional recommendations for revising the Comp Plan were made during the second work session. Attachment A includes a summary of how comments

were addressed in revising the Comp Plan. The Planning Commission directed staff to proceed to a work session with the Board of Supervisors to review the Comp Plan revisions.

A work session with the Board of Supervisors was held on April 3, 2019. The Board discussed and reviewed the revised Comp Plan and made no recommendations for further changes. The Board approved proceeding to a public hearing with the Planning Commission for the purpose of amending the Comp Plan. Pending a successful public hearing with the Planning Commission, a public hearing with the Board of Supervisors will be held. The public hearing is scheduled for July 3, 2019.

Attachments are provided to document all the proposed amendments to the Comp Plan.

**Staff Recommendation:**

Staff recommends the Planning Commission adopt the attached Resolution to Recommend Approval of Amending the Albemarle County Comprehensive Plan, CPA2018-00007.

Attachment A: [Summary of Comments and Actions Taken to Amend Comp Plan](#)

Attachment B: [Resolution to Recommend Approval of Amending Comp Plan](#)

Attachment C: [Summary of Proposed Comp Plan Strategies](#)

Attachment D: [Current version of Chapter 4 Comp Plan, Objective 4 section](#)

Attachment E: [Proposed Amendments to Chapter 4 of Comp Plan – “clean” version](#)

Attachment F: [Proposed Amendments to Chapter 4 of Comp Plan – “redline” version](#)

Attachment G: [Proposed Amendments to Chapter 13 of Comp Plan – “redline” version](#)