

**CITY OF CHARLOTTESVILLE, VIRGINIA
CITY COUNCIL AGENDA**



Agenda Date:	March 5, 2024
Action Required:	NA
Presenter:	James Freas, Director of NDS, Brenda Kelley, Redevelopment Manager
Staff Contacts:	James Freas, Director of NDS Brenda Kelley, Redevelopment Manager
Title:	Strategic Investment Area and Small Area Plans

Background

The Strategic Investment Area was effectively Charlottesville's first "Small Area Plan." Following adoption of this plan, Council's adopted CIP has included an item called SIA Implementation and added \$200,000 per year. This CIP item has the following description:

This funding is intended to facilitate completion of projects outlined in the Strategic Investment Area (SIA) completed in December 2013. Examples of capital projects in the plan include 2nd Street improved intersections and streetscape, Pollocks Branch/greenway trail bridge, improved connectivity and walkability, and improvements to the Monticello Avenue bike/pedestrian streetscape. For more information on this project please visit the SIA webpage on the City's site.

Following the SIA, the City has completed 4 Small Area Plans. These are:

- Hydraulic-29 Small Area Plan (2018)
- Cherry Avenue Small Area Plan (2021)
- Starr Hill Vision Plan (2021)
- Rivanna River Corridor Study (2022)

The Comprehensive Plan calls for doing more of these plans for different areas of the City. Council's adopted CIP includes an item called Small Area Plans to which \$100,000 is added per year. This CIP item has the following description:

These funds support planning and policy work to implement the Comprehensive Plan, most especially the development and implementation of Small Area Plans, as described in the Comprehensive Plan. These plans focus on identified neighborhoods or corridors and address a range of issues from housing and land use to urban design and transportation. Each plan is completed in collaboration with the area residents, businesses and other stakeholders. Recent plans have been done for the Rivanna River corridor, Starr Hill, and Cherry Ave.

Discussion

Staff would like Council consideration of broadening the use of the funds allocated under the 'SIA Implementation' and 'Small Area Plans' CIP items. For the first, staff would like Council to consider broadening the use of these funds to be for SAP implementation so that these funds could be used for implementation projects related to any of the adopted SAPs.

For the second, staff would like Council to consider allowing the 'Small Area Plan' funds to be used for other planning and policy work intended to implement the Comprehensive Plan as well. For example, staff discussed a project with Council to review and update the City's environmental regulations with the goal of aligning them with the goals of the Comprehensive Plan.

With these changes, the CIP project descriptions would be as follows:

1. Small Area Plan Implementation

This funding is intended to facilitate completion of projects outlined in an adopted Small Area Plan. Such projects could include land acquisition, transportation improvements, parks or landscaping, feasibility studies, or other identified needs.

2. Small Area Plans and Comprehensive Plan Implementation

These funds support planning and policy work to implement the Comprehensive Plan, including the development of Small Area Plans and issue specific plans or studies necessary to advance the goals and objectives of the Comprehensive Plan. Small Area Plans focus on identified neighborhoods or corridors and address a range of issues from housing and land use to urban design and transportation. Issue specific plans study a particular issue more closely in order to identify specific courses of action or policy changes for the City to consider. All plans are completed in collaboration with the residents, businesses and other community stakeholders.

Alignment with City Council's Vision and Strategic Plan

Aligns with many of the Strategic Outcome Areas including Economic Prosperity, Transportation, Partnerships, and Organizational Excellence.

Community Engagement

NA

Budgetary Impact

None

Recommendation

NA

Alternatives

NA

Attachments

1. March 5 work session Presentation