

**CITY OF CHARLOTTESVILLE**

**PLANNING COMMISSION WORKSESSION**

**TUESDAY May 15, 2007 -- 6:00 P.M.**

**COUNTY OFFICE BUILDING, Room 320**

**City Planning Commissioners present**

Mr. Jon Fink (Chair)

Mr. Bill Lucy (Vice-Chairman)

Mr. Mike Farruggio

Ms. Cheri Lewis

Mr. Hosea Mitchell

Mr. Jason Pearson

Mr. David Neuman

**County Planning Commissioners present**

Ms. Marsha Joseph (Chair)

Mr. Cal Morris (Vice-Chairman)

Mr. Bill Edgerton

Mr. Jon Cannon

Mr. Pete Craddock

Mr. Eric Strucko

Mr. David Neuman

**Staff Present:**

Ms. Missy Creasy, AICP, City Planning Manager

Mr. Wayne Cilimberg, AICP, County Planning Director

Mr. Greg Kamptner, Deputy County Attorney

Ms. Sharon Taylor, County Planning Commission Record keeper

The meeting was called to order at 6:00pm.

It began with a round of introductions and a brief presentation by Ms. Creasy and Mr. Cilimberg on each localities Land Use, Zoning and Development Maps to provide a context to begin discussion.

Bill Lucy asked about walkability considerations with County projects. It was noted that this is a focus in projects.

Jon Fink asked about County Planning Commission discussions concerning transportation issues with the increase in units in proposals. Eric Strucko noted that it is important to keep in mind that the majority of the county is rural and there is a commitment to channel growth into the growth areas and preserve as much of the rural areas as possible. This led to a brief discussion of proffers.

The question was then asked "What bugs each group about the other?"

Mr. Fink noted a frustration with the Biscuit Run review process. Cheri Lewis noted that the impacts of county projects affect City infrastructure and there is potential for the neighborhood model to work in other places similar to Crozet. Mr. Strucko noted that the growth areas follow the water and sewer areas.

Mr. Fink asked if the Neighborhood Model is working. The answer is not clear at this time.

Bill Lucy noted that in the past there was more of a focus on growth on 29North rather than around the City. Could that focus be revisited? It was noted that components of the Places 29 project move in that direction.

Mr. Fink noted that one issue that both communities share is how to focus density to allow for mass transit options and encourage a decrease of single occupancy vehicles?

Bill Edgerton noted that people did not always come to Charlottesville to shop. That has occurred due to decisions made in the last few decades to enhance the Downtown. He noted that the growth will need to be phased over time so that it can be absorbed. Many projects may be in the approval process however the time table for completion is typically over 10-20 years. It would be good to figure out how we can build infrastructure together.

Jon Cannon asked if a joint study had been done of the growth areas to determine if this area could support mass transit and what would need to occur to support such a system.

David Neuman noted that the thresholds focus around what is present within ¼ mile of a stop.

Eric Strucko linked in the affordable housing concerns that we are facing and how the transportation system is affected by this.

Marcia Joseph noted that the County projects are not maximizing the densities on sites. Jon Cannon noted that it is difficult to maximize these numbers and meet other site requirements.

It was agreed that the next meeting should focus around transportation issues and how the city and county can work together. It was noted that it might make sense to invite Harrison Rue to speak as the next UNJAM plan is gearing up. It was agreed that Marcia, Jon Fink, Wayne and Jim Tolbert will meet to plan the next meeting for some time in August 2007.

The meeting ended at 7:30pm