

# Growth & Economic Development Sub-Committee

February 22, 2016

5:00-7:00pm

Planning Commission Office  
230 East Main Street

What's our  
vision for the  
future?



Georgetown-Scott County  
Comprehensive Plan Update



# What's our role? What will we do tonight?

## 1. Comp Plan Process & Committee Role

- History of the Comprehensive Plan
- Where are we and where are we going?
- January 26<sup>th</sup> Public Kick-Off Meeting feedback
- What's our role?
- Process and Timeline
- Distribution of Existing Goals & Objectives

## 2. Vision & Fundamental Principles

- Overall Community Vision
- Sub-Committee level vision statement
- Sub-Committee level fundamental principles

# Introductions

## Planning Commission Staff

- Joe Kane
- Megan Chan
- Matt Summers
- Alaina Hagenseker
- Brent Combs
- John Carter
- Perry Johnston
- Whitley Wolfe
- Ryan Cooper
- Mary Somerville

## Sub-Committee Members

- Larry Bottom
- Mike Bradley
- Bill Burke
- Amy Cloud
- Jack Conner
- Grover Hibberd
- Rick Hostetler
- Ethan Howard
- Rob Jones
- David Lusby
- Bill Offutt
- Blanche Overton
- Ashleigh Perry

## Sub-Committee Members

- Christie Robinson
- Don Rochester
- Steve Roggenkamp
- Christina Rush
- Mohammad Saifullah
- Kevin Sames
- Lori Saunders
- Mark Smith
- Mark Sulski
- Frank Wiseman

# Where are we going? Is it what we want?

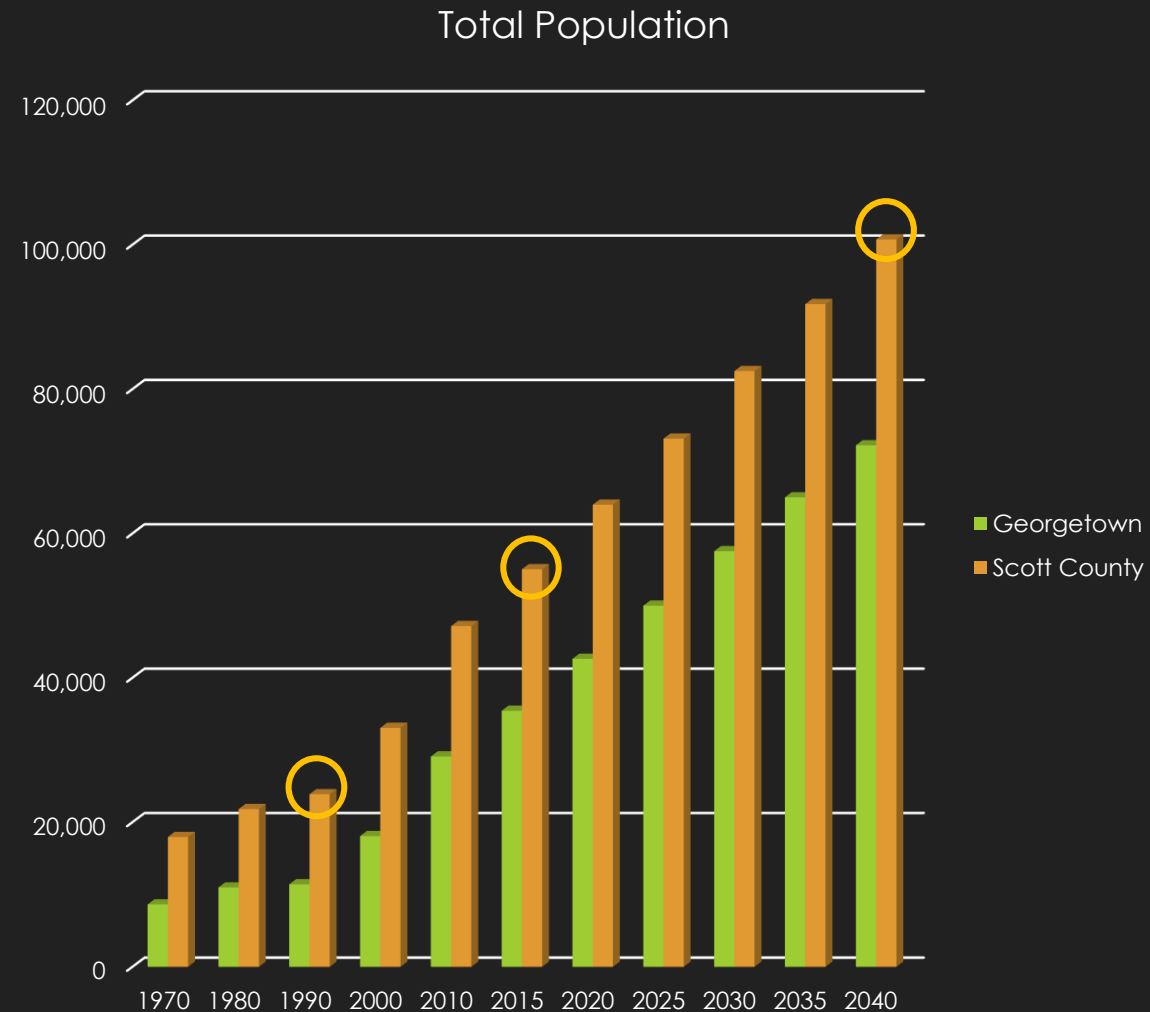
2040  
100,000



2016  
52,000



1991  
24,396



# What is the Comprehensive Plan?



# What is the Comprehensive Plan?

## KRS 100 Kentucky Planning Statute:

The Planning Commission of each unit shall prepare a Comprehensive Plan, which shall serve as a guide for public and private actions and decisions to assure the development of public and private property in the most appropriate relationships. The elements of the plan may be expressed in words, graphics or other appropriate forms. (Guides Actions on Physical Development and Growth)

## Minimum Content:

- Goals and Objectives
- Land Use Element
- Transportation Element
- Community Facilities Element
- Additional elements which in the judgement of the Planning Commission will further serve the purposes of the Comprehensive Plan.



# History of the Comprehensive Plan?

## First Land Use Regulation:

Georgetown adopted zoning in **1958**. Zoning Ordinance established basic pattern and rules for residential, commercial and industrial land use.

## First Comprehensive Plan:

- Early **1970's** Planning Unit and joint cities-county Planning Commission formed.
- In **1974**, the first Georgetown-Scott County Comprehensive Plan and Zoning Ordinance were created.

# What is the Comprehensive Plan?

## Elements Completed

## Proposed

<u>1991</u>	<u>1996</u>	<u>2001</u>	<u>Vision 2020</u>	<u>2006</u>	<u>2011</u>	<u>2016</u>
Land Use	Land Use	Land Use	Growth and LU	Land Use(R&U)	Land Use(R&U)	Land Use
Transportation	Transportation	Trans.	Infrastructure	Transportation	Transportation	Infrastructure
Community Facilities	Comm. Fac.	Comm. Fac.		Comm. Fac.	Comm. Fac.	& Comm. Fac.
Sadieville	Sadieville		Quality of Life			Human Srvcs
Stamping Ground	Stamp. Grd		Health & Human			& Comm. Bldg.
Economic Development			Economic Dev.			Economic Dev.
Historic Resource Management						Heritage &
Downtown Georgetown						Urban Form
Environmental Quality			Agriculture			Ag. & Environ.
Housing						
Education	Education		Education			



# Sub-Committee Role

- Provide Feedback on staff work. Review and guide content revisions.
- Be community focused, positive, and solutions oriented.
- Provide guidance on specific studies or additional research.
- Listen and respect others opinion.
- Provide community perspective and validation of work.

# Growth & Economic Development Sub-Committee Role

- Controlled growth, planned vision
- Sustainability Development
- Financial impact and analysis for new development
- Impact fees
- Life-cycle costs shown by developers
- Stable and diversified economy
- Employment opportunities
- Workforce training
- Business incubators
- Regional business market
- Agriculture jobs
- Regional branding
- Tourism & recreation
- Agri-business opportunities



# Kick-Off Meeting Feedback

## Physical

- Multi-use & recreational trails
- Better transportation system
- Safe bike lanes & pedestrian friendly shopping areas
- Access to public transit (local & regional)
- Historic downtowns – vibrant & restored

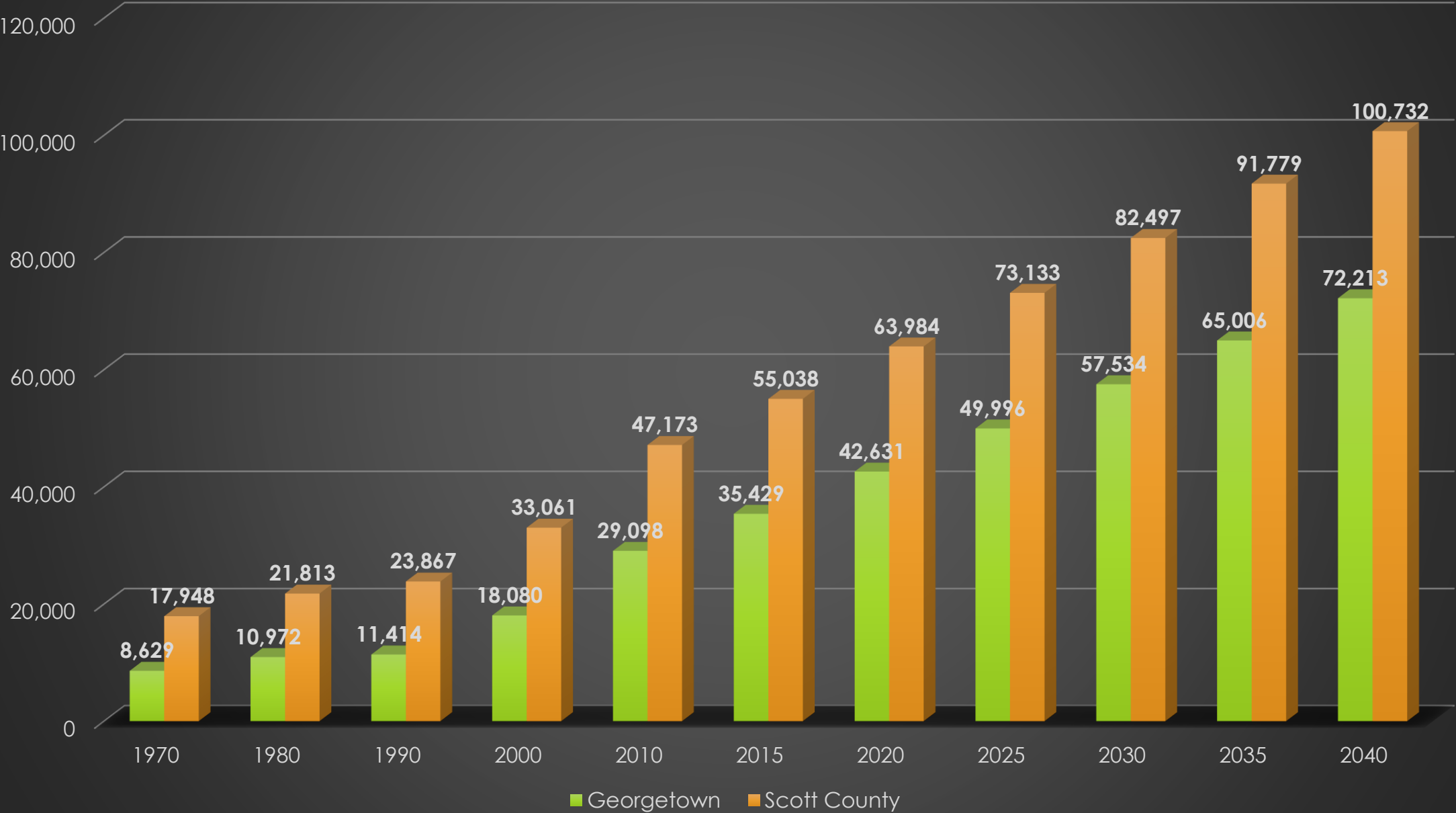
## Social

- Controlled Growth
- Restaurant/Café in Stamping Ground
- Concert Hall
- Support for the arts and cultural events
- Farmers' markets

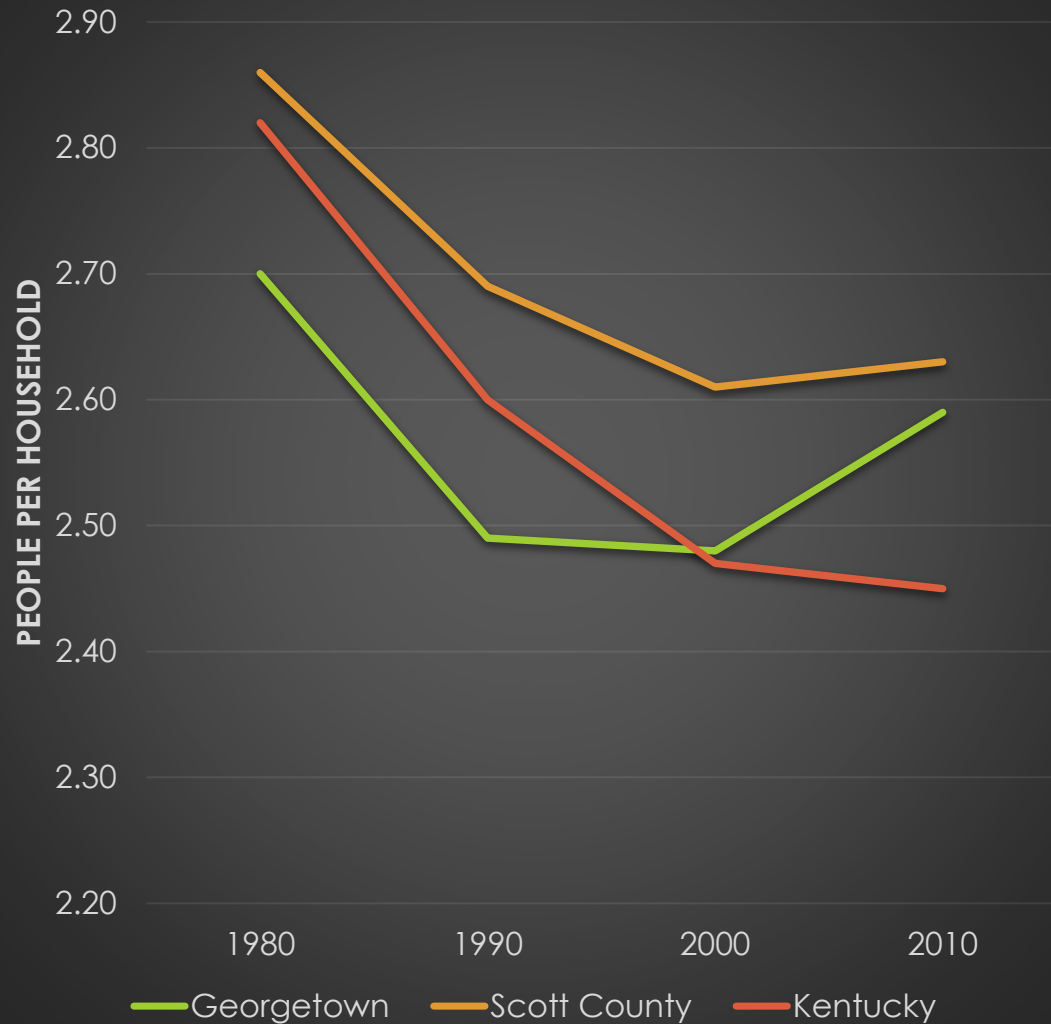
## Economic

- Diversify beyond manufacturing
- Bring in major department stores
- More variety/small businesses downtown
- Bigger, more festive farmers' market
- More CSA
- Friendly environment for small businesses
- A willingness to raise taxes enough to adequately fund a strong infrastructure/schools/sidewalks, recycling, & the arts
- Destination for high tech businesses

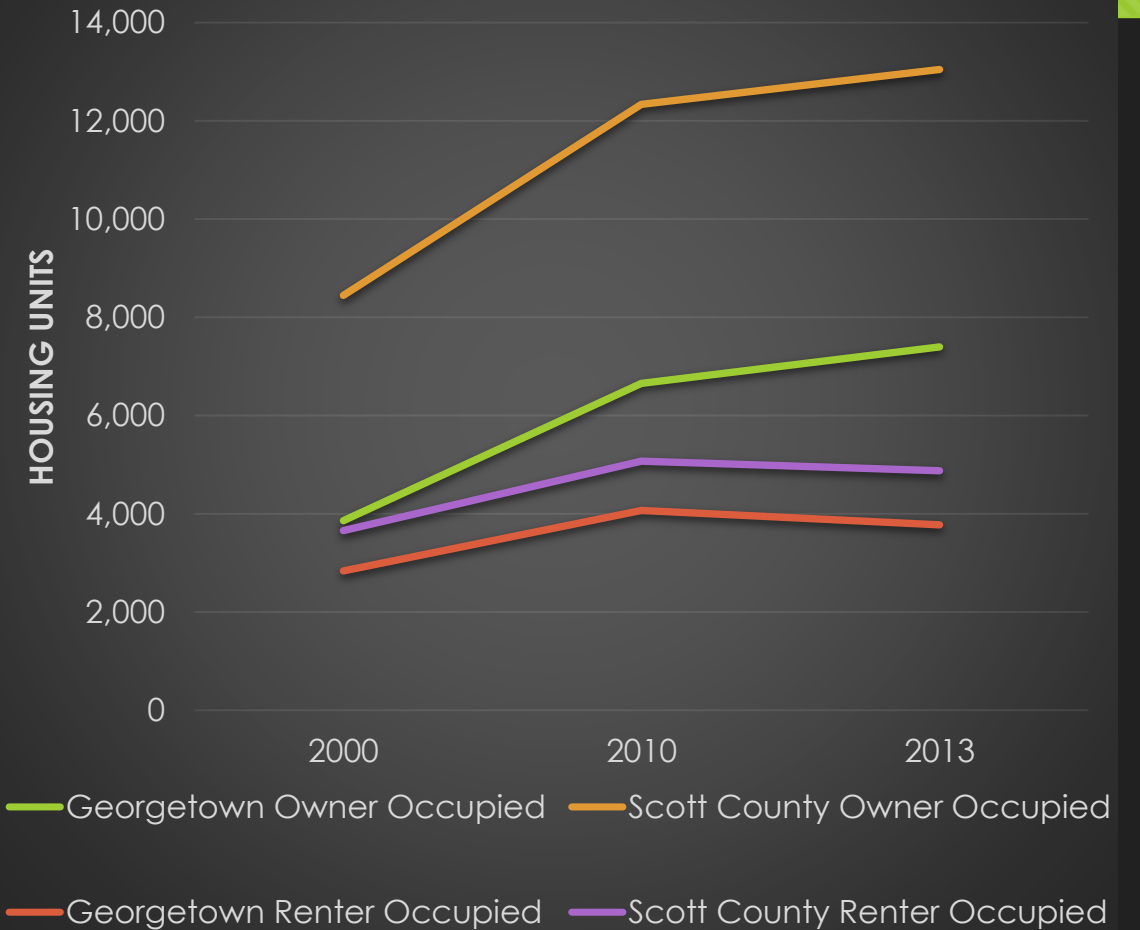
# Total Population



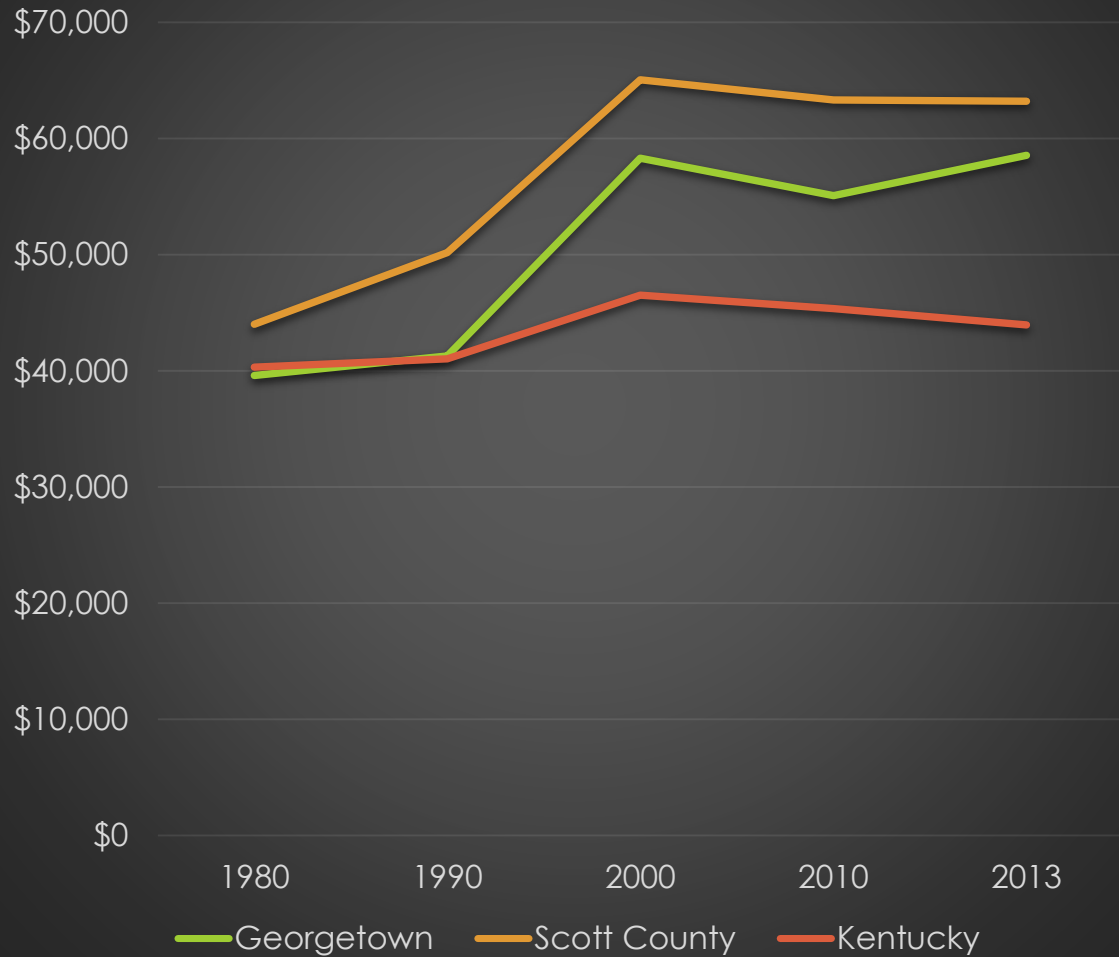
## Average Household Size



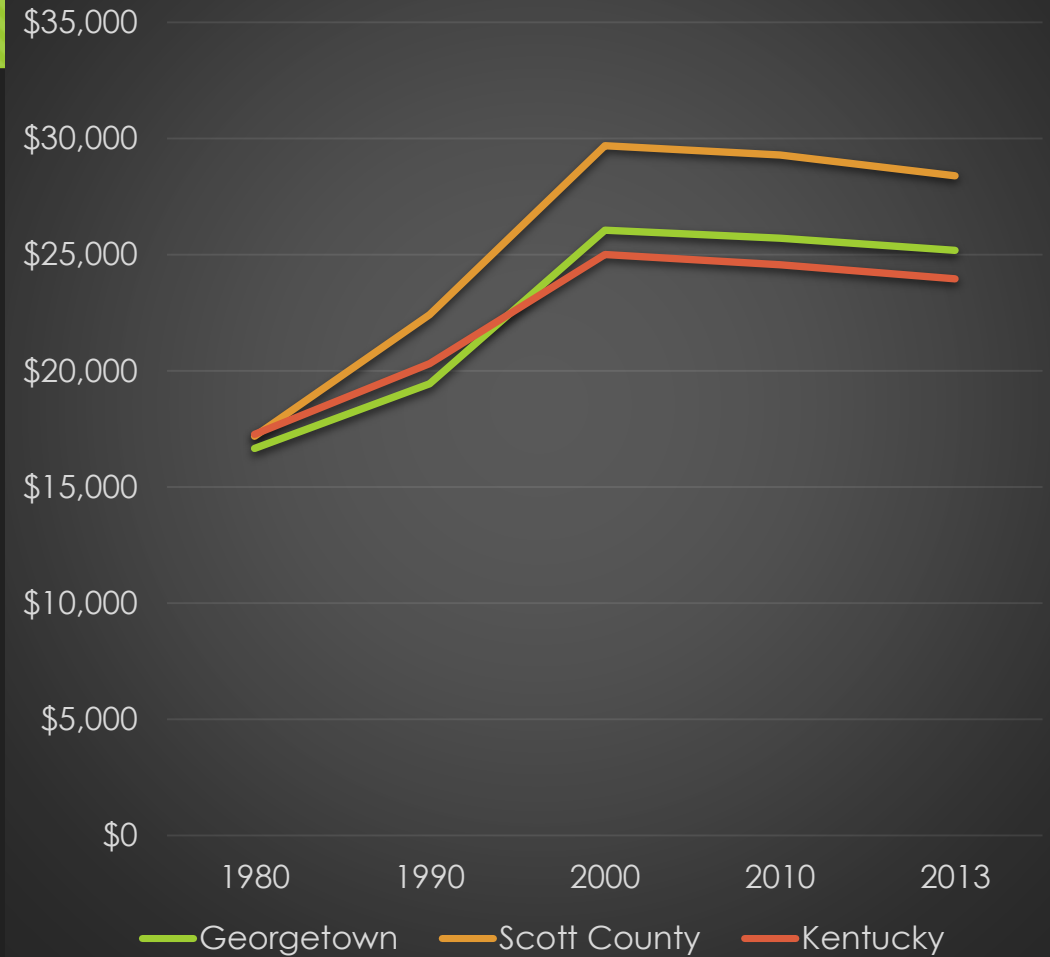
## Owner and Renter Occupied Housing Units



## Median Household Income Adjusted to 2015 Dollars



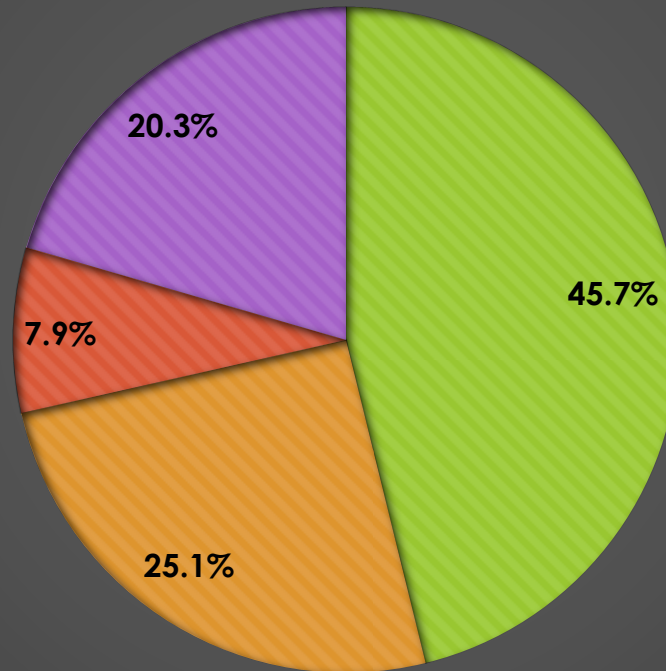
## Per Capita Income Adjusted to 2015 Dollars





# How is the community doing?

Should local officials take actions to encourage growth in your part of the county and if so at what pace?



■ Moderate Rate

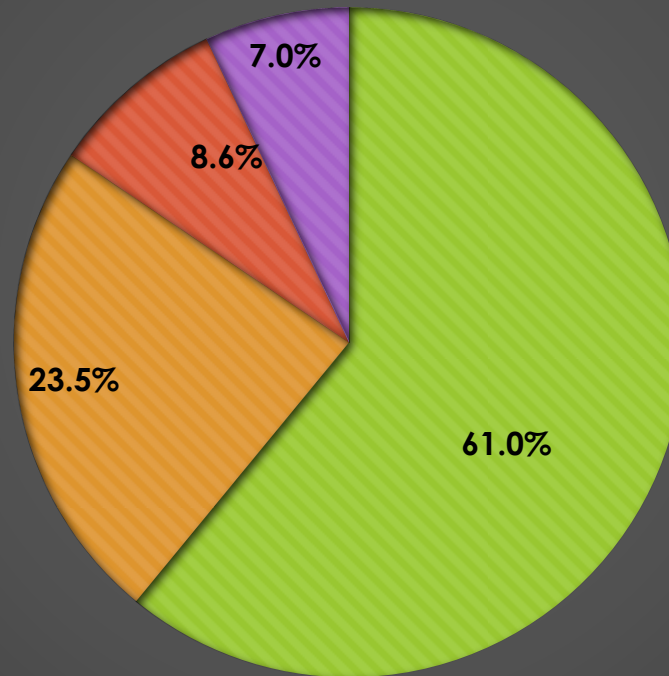
■ Slow Rate

■ Rapid Rate

■ Should discourage growth all together

# How is the community doing?

Should local officials take actions to encourage growth in the whole county and if so at what pace?



■ Moderate Rate

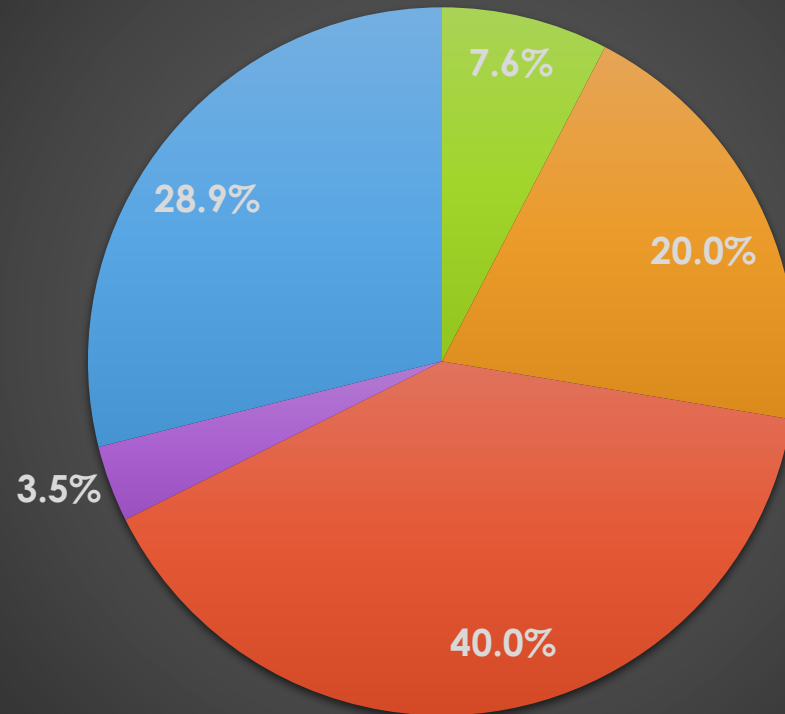
■ Slow Rate

■ Rapid Rate

■ Should discourage growth all together

# How is the community doing?

Lots of job opportunities for both younger and older job seekers



■ Excellent ■ Very Good ■ Good ■ Undecided/ Don't Know ■ Less Than Satisfactory

# Time Line and Work Plan

<b>February-May</b>	Vision Statement, Fundamental Principles, and Draft Goals and Objectives
<b>March</b>	Scenario Planning Exercise – Joint Committee Meeting
<b>April</b>	Continue work on Goals and Objectives
<b>May</b>	<u><b>Refine and complete Draft Goals and Objectives</b></u>
<b>June</b>	<b>Second Public Meeting</b> and feedback for committee
<b>July-September</b>	Focus on implementation, measures, and action plans, review draft Element
<b>October</b>	<u><b>Refine and complete Draft Element</b></u>
<b>October</b>	<b>Third Public Meeting</b>
<b>November on...</b>	Staff Revisions
<b>Late '16/Early '17</b>	<b>Adopt the Plan!</b>

# Existing Goals & Objectives

- See handouts.
- This is your homework. We're not going to read through all this information tonight!
- We ask you to read and evaluate before our next meeting.

# Community Vision – Great Scott!

*In 2040, Scott County is a sustainable, vibrant, safe, and healthy community of urban and rural areas. We have quality and affordable growth, a diverse economic base, high standards of living, lifelong learning resources, and abundant opportunity. We invite creative solutions and welcome new people and ideas to adapt to future needs. From the winding Elkhorn to historic downtowns to the scenic bluegrass farmlands, we value and take pride in local natural and cultural resources.*



# What happens next?

## Homework: Read & Reflect!

- Review vision statements and fundamental principles
- Review goals and objectives Matrix. Take notes on:
  - Compare it to the new vision and fundamental principles
  - Is the information still relevant?
  - What might need to change?
  - Is there anything you would add?

## Next Sub-Committee Meeting

- Thursday, March 17 from 5:00-7:00pm
- Planning Commission Office,  
230 East Main Street

## Scenario Planning Meeting

- Monday, March 21 from 5:00-7:00pm
- Scott County Extension Office,  
1130 Cincinnati Road