

OPEN HOUSE SUMMARY

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Citizen Input (Open Houses)

This section provides data extrapolated from the Citizens' Comment Form filled out by citizens at the open houses conducted by the Planning Department during May 2008. Five open houses were conducted, with one being located in each of the five magisterial districts; a total of 191 people attended the open houses, 140 of which provided comments via the Citizens' Comment Form.

Individuals attending the open houses who wished to have input on the Draft 2026 Comprehensive Plan were asked to complete an exit survey. Twelve questions were asked on the exit survey, nine of which were multiple-choice questions and three of which were open-ended questions. The data collected from the exit survey is presented in two methods. The results of the multiple-choice questions have been shown in a series of charts.

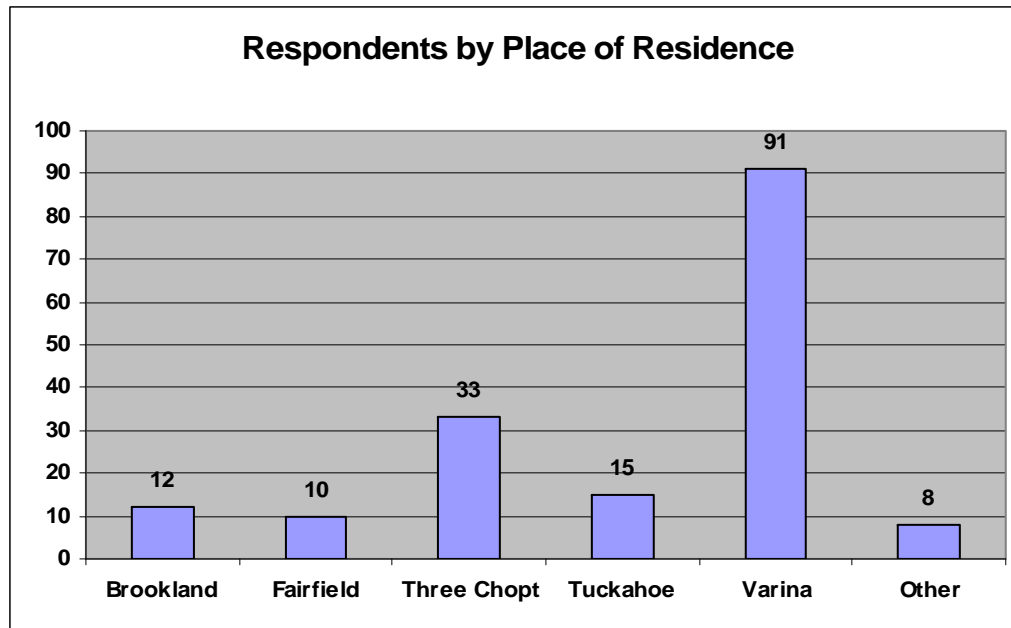
The responses for the three open-ended questions, where citizens were asked to express their views on any topic related to the Draft Plan, have been compiled in a textual format. (A copy of the exit survey can be found in Appendix II of this document.) There were 235 comments received via the open-ended questions of which 47 related to land use and 44 related to transportation.

We would like to take this opportunity to express our appreciation to all those who took the time to attend the May 2008 open houses for the Draft 2026 Comprehensive Plan and complete an exit survey expressing their views.

Results for Multiple Choice Questions

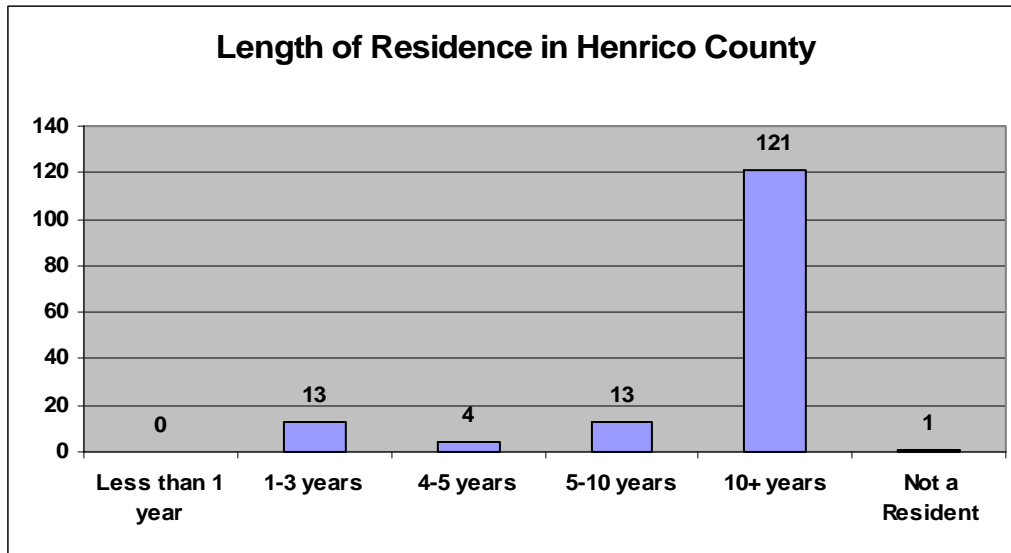
The results of the multiple choice questions have been shown in this section in chart form. It should be noted, attendees who chose to complete an exit survey may not have answered every question, and therefore there is a discrepancy in total answers for some of the results. Additionally, two questions allowed respondents to give multiple answers. In the case of these two questions (Question #8 and Question #9), the total number of responses was greater than the number of attendees.

Question #1: In which magisterial district do you live?



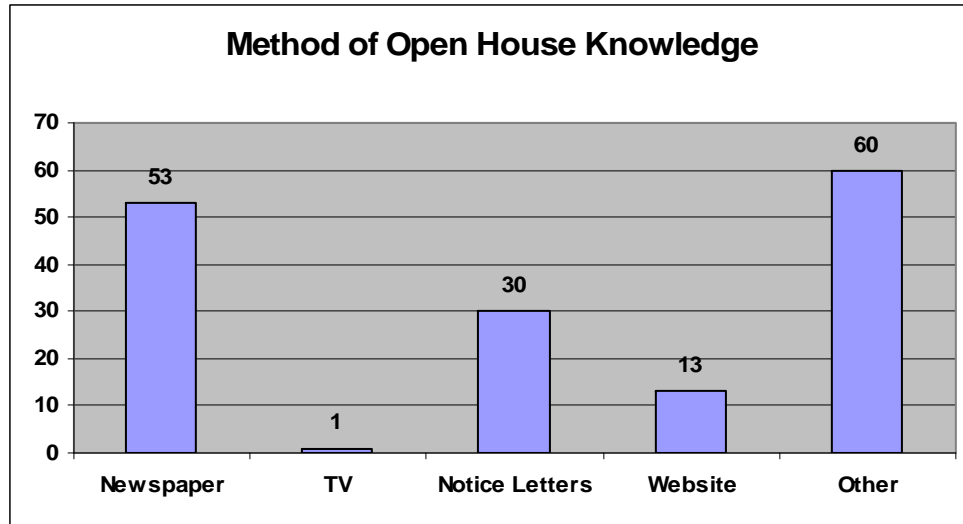
A total number of 169 responses were received for this question. The predominant place of residence for those attending the open houses was the Varina District, with the Three Chopt District also having a large number of attendees.

Question #2: How long have you lived in Henrico County?



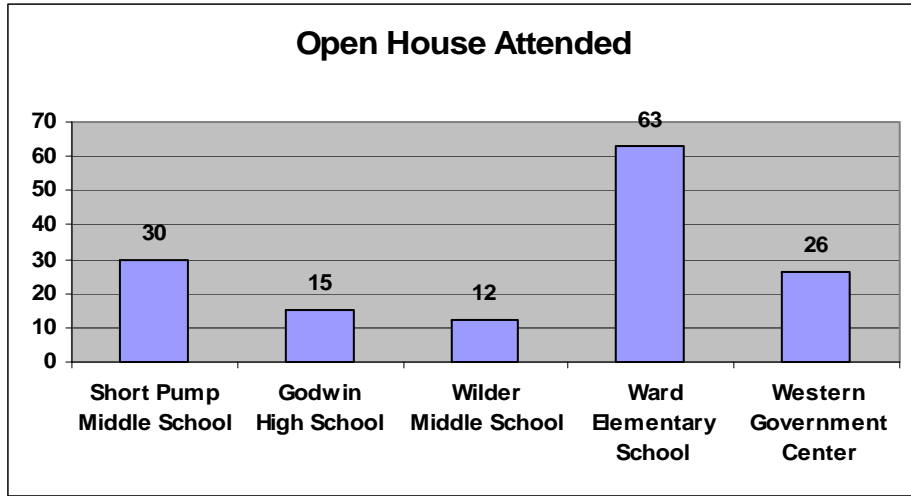
A total number of 152 responses were received for Question #2. Over three-quarters of the respondents had lived in the County over ten years, while only one stated s/he was not a resident of the County.

Question #3: How did you hear about the open house?



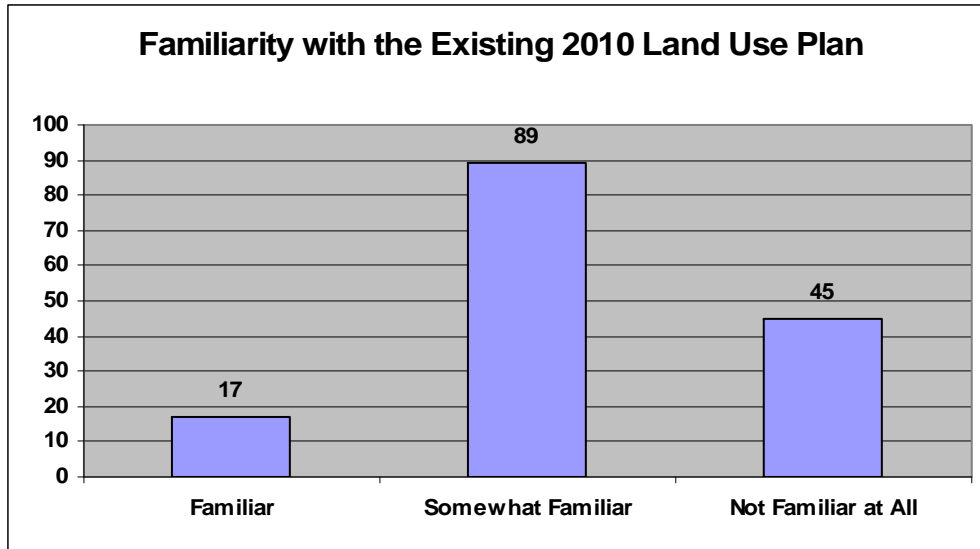
A total number of 157 responses were received for Question #3. The two most common answers to this question were "Newspaper" and "Other".

Question #4: Which open house did you attend?



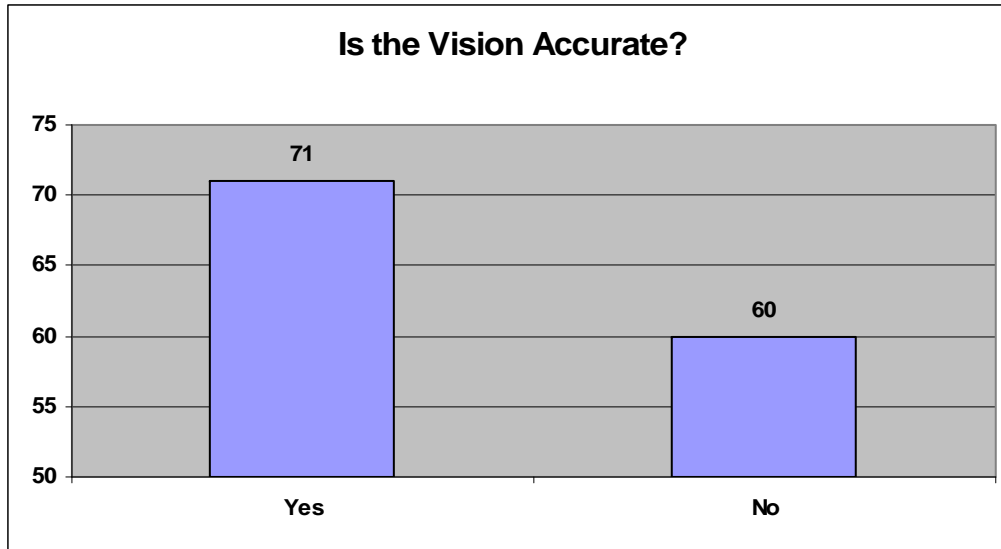
A total number of 146 responses were received for Question #4. The largest number of respondents attended the open house held at Ward Elementary School in the Varina Magisterial District.

Question #5: How familiar are you with the County's current plan – The 2010 Land Use Plan?



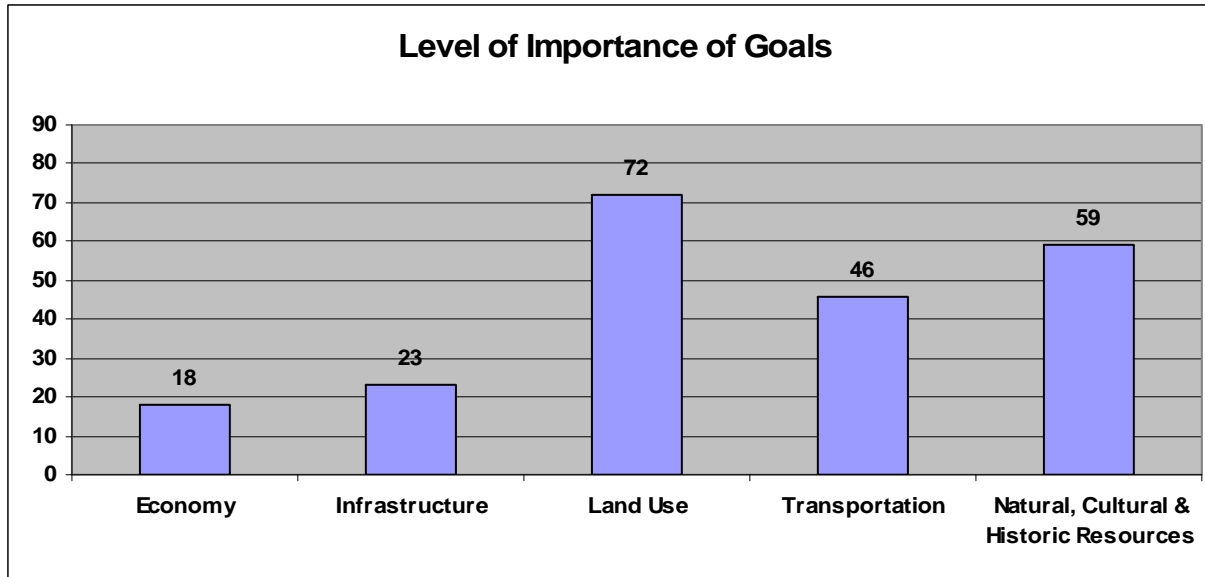
A total number of 151 responses were received for Question #5. Of those responses, approximately 70% answered they were at least somewhat familiar with the 2010 Land Use Plan.

Question #6: Do you think the presented Vision is an accurate portrayal of where the County should strive to be by 2026?



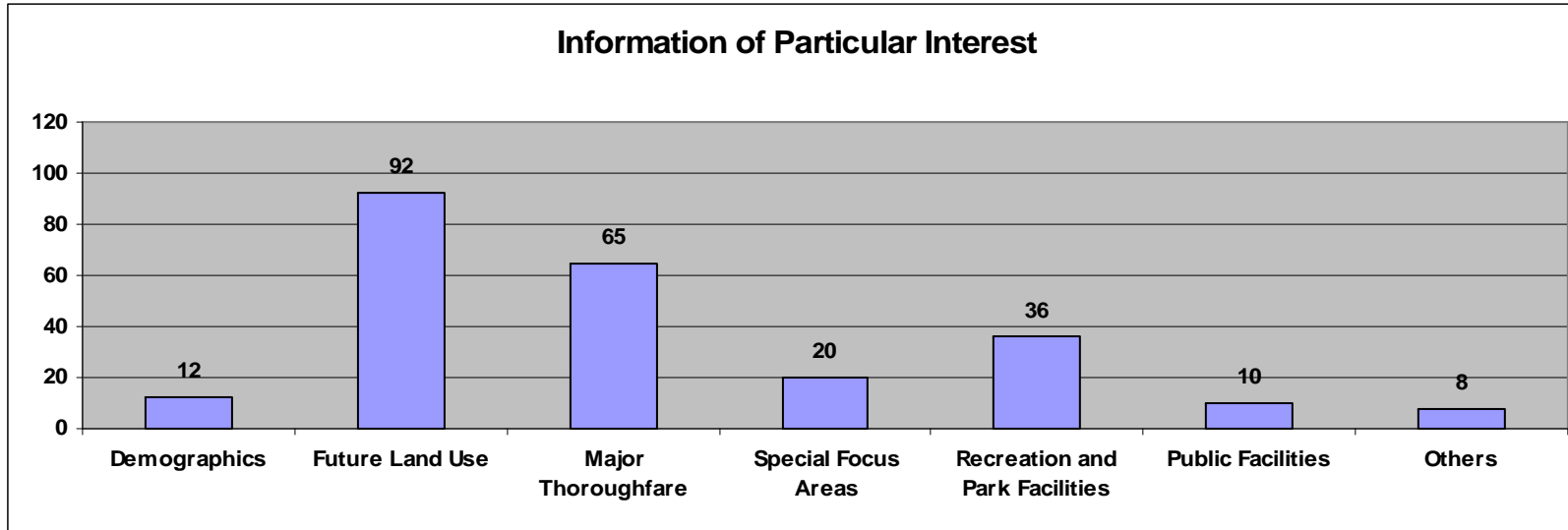
A total number of 131 responses were received for Question #6. A majority of the respondents, approximately 54%, thought the Vision presented at the open houses was an accurate portrayal of where the County should strive to be by 2026.

Question #8: Are there any of the presented goals that you believe to be more important than others? If so, which ones?



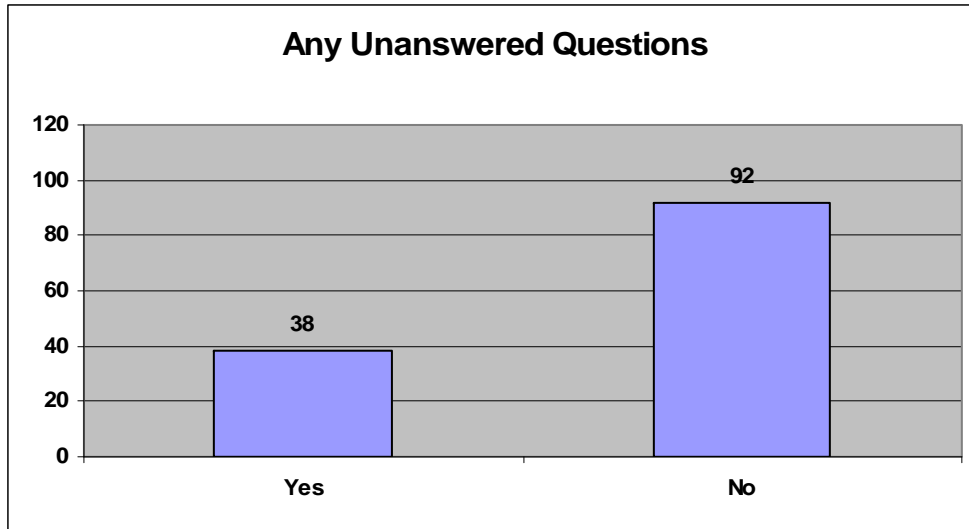
Respondents had the option to select more than one answer with this question. A total number of 218 responses were received for Question #8. The category with the most responses was Land Use, which was followed by Natural, Cultural, and Historic Resources, and then Transportation. Infrastructure and Economic goals received the lowest number of responses.

Question #9: Was there any information provided today which particularly interested you? If so, what was it?



Respondents had the option to select more than one answer with this question. A total number of 243 responses were received for Question #9. The two categories respondents were most interested in were Future Land Use and the Major Thoroughfare Plan.

Question #10: Are there any questions you have about the Plan which were not answered today?



A total number of 130 responses were received for Question #10. A majority of respondents, approximately 70%, answered that they did not have any questions which were not answered at the open house. The following question, Question #11, allowed respondents who answered "Yes" to this question to explain what questions they had which were not answered. Those responses are presented in the next segment of this document.

Responses to Open-Ended Questions

This section of the document provides a comprehensive listing of the open-ended feedback received at the community open houses. The community open houses were attended by 191 participants. While there were several requests for changes to specific land use designations (detailed in the next section under the heading **Proposals for Revisions**), most participants provided their thoughts on specific questions posed in the exit survey.

We would like to take this opportunity to express our appreciation to all those who took the time to attend the May 2008 open houses for the Draft 2026 Comprehensive Plan and complete an exit survey expressing their views.

Draft 2026 Comprehensive Plan Open House Comments

Brookland

Do you think the presented Vision is an accurate portrayal of where the County should strive to be by 2026? If your answer is “NO,” is there anything you would add or subtract?

Natural Resources

Comments

My opinion is that the county needs to cooperate with residents regarding streams eroding properties. I'd like to see more reaching out with information on how to better maintain this.

Joyce White

Transportation

Comments

The transportation section is especially poor. This is not a plan for 2026 or even for 2008. The lack of any bicycle section is especially telling. Bicycling offers an opportunity for cheap, healthy transportation when bike lanes and commuter opportunities are made available. The same is true for pedestrian trails, sidewalks, and safe routes to schools. The County should focus on providing trails, connecting communities to encourage biking and walking. Try walking and biking to your own jobs and see what difficulties current planning has created. Bikes are the wave of the future. Adopt the Regional Bike Ped Plan for starters. Reduce carbon emissions and other green house gases. Where is global warming mentioned in the plan? Peak oil? Where is new information from GRTC's, CAD or RRPDC's new Long Range Planning?

Adele MacLean

Other

Comments

Does this plan address the efficiency of Henrico Government operations? Would like to see the County make innovations in the cost effectiveness of services!

No Name Provided

Lacks 'green development' commitment.

Sylvia Wright

Are there any questions you have about the Plan which were not answered today? If your answer is “YES,” tell us what questions you did not get answered.

Natural Resources

Comments

Talked briefly about 'out of the box' solution to water issues.

Sylvia Wright

Other

Comments

Where is the vision for how the County fits within the region?

Adele MacLean

Is there anything else you would like the County to know related to the Plan?

Natural Resources

Comments

Presently the rain of a 10 year storm becomes the run off of a 100 year storm. Without significant change, it will rapidly become the run off of a 500 year storm.

Sylvia Wright

Transportation

Comments

I strongly support the addition of alternate transportation options (bike, walk, mass transit) and road networks of smaller connecting streets. More emphasis should be added for bike facilities for both recreation and commuting/transportation.

No Name Provided

Extend Patch Road to Mill Road instead of Colfax Road to Mill Road, this would not add traffic to an existing subdivision.

No Name Provided

While the county has done a great job in many respects --- Schools, Libraries, Parks & Recreation, Police, and Fire, its accommodation of Pedestrians and Bicyclists has been PITIFUL, one of the WORST in the state.

This draft of the Comprehensive Plan continues the policy of neglect in this area.

Although Sidewalks and Pedestrians are mentioned a few times in the Draft Plan they should be emphasized much more heavily so that future development will avoid what we now see in such places as West Broad St., Parham Rd., Wistar Rd., and many others where there presently is heavy pedestrian traffic, with no sidewalk and no shoulder on the road.

Additionally, there are no crosswalks at major intersections, such as Broad & Parham, Brook & Parham, Broad & Glenside, Staples Mill & Glenside and many others I could name, so you had better be fleet of foot if you want to walk across them. Hopefully, these glaring lack of pedestrian accommodations will be corrected at some point in the future, and new developments will include such accommodations.

Turning to bicycling, that mode of transportation does not even seem to be mentioned in the Draft Plan. This is not surprising, given the totally "bicycling unfriendly" policies that prevail in the county. Accommodation of bicycles should obviously be included in the plan. Both U.S. Bike Rts. 1 & 76 come through the county. Elko Rd. from Williamsburg Rd. (Rt. 60) to Charles City Rd. in the Varina District carries Bike Rt. 76 on and is envisioned in the plan as being widened to 3 lanes in each direction by 2026. If, and when, such is done, a bike lane or wide shoulder should be included on this route, which is used by cyclists from all over the world.

Additionally, any widening or improvements to any segments of either U.S. Bike Rt. should include either a bike lane or a wide shoulder, as should similar improvements to any of the county's major arterials, such as West Broad St. and Parham Rd. which currently carry significant bicycle traffic, although they are very difficult to ride.

It's high time we started making some improvements to the deplorable pedestrian and bicycling accommodations in the county. Let's start by doing so in the 2026 Comprehensive Plan.

No Name Provided

Other

Comments

I like the thought that has been put into the vision and doing things better than the last 20 years. Thank you.

Darla Phillips

I am disappointed to the extreme with the lack of opportunity for citizens to comment as an active part of the planning process - as partners in group discussions. No plan should be approved until the County opens the process up to the public - giving us a genuine voice, not taking surveys late in the process.

Adele MacLean

I would very much like to see the creation of a County museum.

No Name Provided

Great job!

No Name Provided

Overall perspective: change to eco-County with vision of how to accomplish nationwide, as well as, statewide efforts to develop land from a 'green' perspective is ongoing. Many Virginia communities have committed and successfully implemented green development; so, there are models and assistance available through Virginia Tech.

Sylvia Wright

Fairfield

Do you think the presented Vision is an accurate portrayal of where the County should strive to be by 2026? If your answer is “NO,” is there anything you would add or subtract?

Land Use

Comments

Would like to see more public services while traveling (I-295).

Marjorie & Timothy Ramsey

Are there any questions you have about the Plan which were not answered today? If your answer is “YES,” tell us what questions you did not get answered.

Land Use

Comments

Question regarding properties owned by my employer.

Thomas R. Kinter

Other

Comments

Did not receive survey mentioned in video. Will see website.

Arline M. Shafer

Is there anything else you would like the County to know related to the Plan?

Land Use

Comments

Yes, Scott Road Area.

Willie Mae Powell

Scott Road Area.

Dorothy Powell

Transportation

Comments

Need Park and Ride at Parham/U.S. Route 1 - Virginia Center Commons area!

Arline M. Shafer

Other

Comments

Just keep up the good work. Pay close attention to public comments, but don't forget they are not always right nor is staff. Good Luck!

W. F. "Bill" LaVecchia

Not at this time. I am thankful for all of the positive information that was discussed.

Margaret W. Ritchie

Not at this time. We are very thankful for all your concern and consideration.

Eugene H. Ritchie

Three Chopt

Do you think the presented Vision is an accurate portrayal of where the County should strive to be by 2026? If your answer is “NO,” is there anything you would add or subtract?

Infrastructure

Comments

Concerned that infrastructure doesn't lead the development.

Charles Hall

Land Use

Comments

Need more business zoning, less suburban mixed use. Not adequate. Demand for SMX zoning - residential mixed with business is not a desirable feature.

No Name Provided

Unmanaged growth of areas that has resulted in excessive development.

No Name Provided

Worried about mixed urban use of land south of Kain Road.

Charles Hall

I think there should be some thought to preserving some larger lots for residential.

Danielle Kenny

Natural Resources

Comments

Consideration for natural resources.

No Name Provided

Lack of provision for natural resources.

No Name Provided

Quality of Life

Comments

Consideration for quality of life.

No Name Provided

Recreation and Parks

Comments

Additional recreation space - fields, golf course. More green space/parks amid significant commercial growth explicitly for county residents.

Neil Powers

Parks/Recreation: Be more aggressive on mountain bike trail development. Several local groups are willing to help. You need to plan for, and make the land available for use.

No Name Provided

Special Focus Areas

Comments

Enterprize Zones: Review/evaluate Broad Street between I-64 and Parham Road. Visually this is the next area that could use this support.

No Name Provided

Transportation

Comments

Reflects accurately projected growth, but concerned that the roads don't lead the development.

Charles Hall

More of a focus on bike/pedestrian infrastructure and retrofits.

Ryan Link

I say yes because I think unanticipated traffic woes, especially in Short Pump up thru NW Henrico, will strangle these plans. Also, deeply concerned about Varina, especially Route 5 corridor coming into City!

Norwood Nuckols

I saw nothing about increased or improved bicycle transportation, a key to reducing congestion and improving citizens' health.

Dennis Rainear

More attention to installing sidewalks, pedestrian overpasses and general attention to a more pedestrian and bike friendly community. Bike lanes need to be included on all road projects. Bus lines to Richmond, trolley cars along Broad Street.

Linda Turner

Other

Comments

Somewhat concerned in regards to the financial picture to do so much.

Michael Wise

Are there any questions you have about the Plan which were not answered today? If your answer is “YES,” tell us what questions you did not get answered.

Cultural and Historic Resources

Comments

Historic preservation. Traffic handling and control.

Norwood Nuckols

Infrastructure

Comments

With amount of development and land use, what provisions are there to provide county water to A-1 properties that could be impacted by contaminated wells?

Charles Hall

Land Use

Comments

What will become of the area in which I live? (Three Chopt)

No Name Provided

Natural Resources

Comments

What concern is there for natural resources? There isn't much left to develop.

No Name Provided

Transportation

Comments

Better traffic flow. Planning prior to starting development. Example is the congestion at the Pouncey Tract/Broad Street areas.

Bob Whiteman

What can we do to improve commuting to stores and work by bicycle?

Dennis Rinear

Other

Comments

May be more as I study plan more.

Lee Muckey

Great staff support and knowledge!

No Name Provided

Is there anything else you would like the County to know related to the Plan?

Demographics

Comments

We need to meet the needs of an aging Henrico citizenry. Multi-service delivery!!!

Michael Wise

Infrastructure

Comments

Be sure that adequate water supply and pressure is available prior to building.

Bob Whiteman

Land Use

Comments

I believe there should be larger buffers between commercial and residential.

Robin Schmitz

Please don't take Kain Road and destroy this rural, pristine area. Please help us keep the area as unspoiled as possible. My advice to the Planning Commission and the Board of Supervisors would be to monitor the East End of the County very carefully as it is being developed and not turn it into what Short Pump has become. Save some of the wild spaces. Thank you for your consideration.

Sarah A. Powell

Natural Resources

Comments

I am concerned about the lack of provision for natural resources.

No Name Provided

I believe developers should be required to think more about the environment such as planting more trees, larger lots, less concrete. It seems focus is too much in growth (as in video) instead of considering the future of the environment.

Robin Schmitz

No land should be allowed to be clear cut by developers---NO EXCEPTIONS. We need to save good, mature trees, for air quality, as well as nature.

Sarah A. Powell

Quality of Life

Comments

I am concerned about the lack of provision for quality of life. I have lived here for 20 years. Land use - there is no land left.

No Name Provided

Please continue to ensure needs of families and children are met in a proactive fashion (schools, libraries, parks). Henrico does a great job planning for the future.

Jennifer Christensen

Recreation and Parks

Comments

Future plans for parks and public places should not be named after neighborhoods. Thought should also be given to public facilities accessible from different neighborhoods. Twin Hickory Park for example.

Danielle Kenny

Create more neighborhood parks.

Dennis Berman

Schools

Comments

Concerned about crowding of schools in the Short Pump area.

Neil Powers

Transportation

Comments

Need to look at intersection of Three Chopt Road @ Barrington entrance.

Neil Powers

Would like the Special Area Plan for Short Pump UMU to include a detailed pedestrian plan.

Laura Parkins

Think about traffic? It's already a sore topic in Short Pump. Too much density. I doubt validity of the "UMU" zoning (it will only work on large areas, (e.g. Tree Hill and Wilton on James). The Liesfeld (West Broad Village) project is a disaster in progress.

Norwood Nuckols

Need some bike paths. Let's be bike friendly.

Dennis Rainear

KAIN ROAD: Axe Handle Lane needs to be extended to Bacova along the County line, especially since the County cut off the Axe Handle extension to Pouncey Tract Road to accommodate a well-known developer for his gated community. H.H. Hunt's property at the end of Axe Handle needs to have another exit when it is developed, not only for traffic but also for fire safety.

Sarah A. Powell

Other

Comments

Watch emphasis on tax revenue. The revenue/cash can get in the way of quality of life. In other words, don't get greedy! Today it is all too apparent that \$ rules in this County!!

No Name Provided

This is the first meeting I've attended. Now that I have, I can access future meeting schedules and agendas. I will be a more frequent participant.

Sharyn Lowry

Hire an architect trained in community planning. Incredible that this position is not required on staff. This would ensure a cohesive building plan and prevent such awful developments such as Home Depot and Kohl's on W. Broad Street. Shame on you. Attractive design and development are not mutually exclusive terms. "The eye is drawn to beauty."

Linda Turner

The County desperately needs to purchase the 205 acre tract on Kain Road for a park and possibly a school and fire station. Bob Atack and friends needs/OWE it to Henrico County to negotiate the price to a reasonable amount---18 million or below. I have lived in Short Pump for 30 years. I moved here when Short Pump was the butt of jokes, and, I'm sorry to say, is again becoming the, butt of new jokes. It is no longer country, but is over-populated, has far too many businesses and shopping areas. The roads cannot accommodate the number of vehicles, police are scarce, global warming is taking place because of more black-top and less trees, air quality is diminishing, wildlife is suffering because they have fewer places to occupy, the bird population has fewer places to nest and find food, and the air temperature in this far west end is rising.

Sarah A. Powell

Tuckahoe

Do you think the presented Vision is an accurate portrayal of where the County should strive to be by 2026? If your answer is “NO,” is there anything you would add or subtract?

Natural Resources

Comments

We need to clearly include sustainability and green principles in our vision and goal. Applied in general to industrial development, school construction and perhaps the "how" can come later. "Environmental impact."

Doug Joslin

County should implement conservation measures. Where was the environmental impact? Water usage should continue to emphasize conservation not just at critical times.

Pamela K. Joslin

Other

Comments

Smart Growth principles - Henrico's West End is choked by sprawl. East End is the opportunity area, yet the vision, goals, and objectives perpetuate the mistakes of the past rather than defining a new vision.

Heather Mackey

It did not focus enough on conserving energy and other resources.

David L. Dallas

Are there any questions you have about the Plan which were not answered today? If your answer is “YES,” tell us what questions you did not get answered.

Natural Resources

Comments

Why wasn't environmental impact discussed?

Pamela K. Joslin

Transportation

Comments

Are there no bicycle riders in the County? Why is Henrico not recognizing the need for alternate modes of transportation, i.e., bus routes, bike lanes, sidewalks?

Heather Mackey

Other

Comments

Why was only 1% of the County surveyed? Why are goals and objectives based on 2004 data? Why were online responses to the survey not included in report? Why is smart growth ignored?

Heather Mackey

We did not have the time to discuss in more detail.

David L. Dallas

Is there anything else you would like the County to know related to the Plan?

Demographics

Comments

There is a reason the County only experiences 1.88% growth in a State experiencing 10-20% growth. Why is the County not interested in pushing for more regional cooperation and using all land use tools available to plan and provide for greater growth?

Heather Mackey

Land Use

Comments

I would like to see more flexibility for mixed-use (residential and commercial) infill (1-5 acres) in Henrico. I would like to see it promoted.

Matt Barber

Natural Resources

Comments

Incentives for solar, sustainable, and renewable resources.

Pamela K. Joslin

Transportation

Comments

Westbriar Dr., North of Patterson Avenue, Ryandale, South of Gayton Road - these segments of Ryandale and Westbriar are truly connectors and should be designated as such. More effort should be given to complete the construction of Lauderdale, Ryandale and Gayton with emphasis on the safety for pedestrians, cyclists, etc.

David L. Dallas

Other

Comments

The goals and objectives should use active voice not passive. They should be measurable with a goal deadline in the implementation section. The goals and objectives need to relate to each other better and there are many which suggest/recommend studies, etc. that should actually be the basis of the plan. For example, page 24, 1st Objective, under infrastructure: Identify the need for new public services and facilities based on projected growth in coordination with the Land Use Plan. Page 26, 1st Land Use Objective: Develop a Land Use Map and definitions that identify appropriate locations and amounts of land to accommodate the forecasted growth.....In my experience the Comprehensive Plan you are drafting is supposed to achieve these objectives. Page 26 - "Periodically review and amend plan as necessary to reflect the changing needs and character of the County." This is required by statute every 5 years. The last time it was done was 1996. This isn't necessary as an objective, it just needs to be done!

Heather Mackey

Varina

Do you think the presented Vision is an accurate portrayal of where the County should strive to be by 2026? If your answer is “NO,” is there anything you would add or subtract?

Cultural and Historic Resources

Comments

More attention paid to Henrico's Civil War Battlefields and the need to protect these historic resources.

No Name Provided

Meadow Road also has significant historical value, Savage Station/Brill's Farm. This land should be zoned for recreational use which will also help preserve our history. Soccer fields would be a great alternative (baseball, etc.) instead of houses on/near highway. Perfect rest area for bicyclists for Route 76. At the very least have this area be rezoned back to agriculture. Battlegrounds.

Stacy Brutus Owen

Try to maintain more historical sites such as Civil War areas.

No Name Provided

Infrastructure

Comments

More control of future development to insure infrastructure and transportation does not become overwhelmed. We do not need another Short Pump in Varina.

George Talley

Land Use

Comments

Need to emphasize keeping farmland to make it convenient and safe to have farmland.

No Name Provided

I would like to see the current (2010) primarily rural area East of Turner Road continue to represent the majority of land use in East Henrico.

Meg Barnard

I think if this plan goes through it will only draw negatives. I personally do not want a bunch of subdivisions down from me, drawing more traffic, noise, and congestion on the road in front of my home.

Kelly Stewart

I would like more of the rural to remain.

No Name Provided

Leave Marion Hill alone.

No Name Provided

Object to zoning Savage Station (off Meadow Road) from industrial to 3.4 homes/acre.

Stacy Brutus Owen

Leave Marion Hill alone.

No Name Provided

Reduce development other than re-development of existing decayed areas, reduce proposed densities.

Alan Thomas

Rural and farming areas. Also natural civil war sites.

Barbara Smith

Can be improved if simplified? Lots of nonzoning classes.

Randy Welch

There is entirely too much growth proposed for Varina and no way to preserve land provided. I have heard that if the current draft passes as it is, that landowners will not be able to put easements on their land.

Ashley Goodwin

The remaining agricultural areas should be rezoned sparingly. The Brill Farm area of the County should be rezoned to agricultural or recreational for soccer fields, parks, etc.

Carol S. Slater

Far too much development allowed in the Varina District.

Irvine Wilson

Remove the use of the term "vacant" from areas in pie charts that should really be termed "agricultural". Most importantly, do not change the land designation on Map 22 (Marion Hill) to SR2. It is currently SR1 and should remain such.

Ken Hopson

For a start, change the "office" recommendation for the area near Nine Mile Road and Laburnum. Zoning was changed to residential for that area, including historic properties.

Jeanne McNeil

Rezone the area between Meadow Road and Interstate to RR/PA from SR2.

Victor Kleiner

Natural Resources

Comments

Looking at the overall development in Varina, I think more emphasis should be put on conserving our agricultural resources.

Catherine C. Cooley

Greenway plans should be added.

No Name Provided

Meadow Road has severe drainage and bridge issues which are causing significant erosion in the RPA areas. Bridge has exposed rebar. We are losing water in our pond due to current erosion; Henrico County has erosion issues next to the railroad tracks at Meadow Road.

Stacy Brutus Owen

More green space.

Stewart Goodwin

Please plan more open spaces.

Virginia Lipford

More emphasis on natural, cultural, and historic resources.

Elizabeth Anderson

Try to maintain contiguous tracts of land for wildlife corridors, etc.

No Name Provided

Not enough emphasis on keeping open space and forest land. These tend to be labeled "undeveloped" or "vacant". It would be too bad to have all the east end filled with just houses in 50 years.

Charlie Finley

Quality of Life

Comments

Less development emphasis and more quality of life emphasis, environmental concern and actions. Remember the "Territorial Imperative"?

Nelda Snyder

Recreation and Parks

Comments

Not enough information on what will be in parks in 2026.

No Name Provided

More open space.

John P. Slater

More open space.

Amanda C. Slater

More parks, river access (public) off Wilton property area.

R. Radzisauskas

Schools

Comments

County needs to be more proactive with regard to school construction. We are always overcrowded due to growth in Eastern Henrico.

No Name Provided

Most maps show existing. Not enough information on what will be in schools in 2026.

No Name Provided

Special Focus Areas

Comments

Overlay District needed for River Corridor (295 to Rocketts) (Route 5 to River).

Amy Edmunds

Transportation

Comments

No accomodation for bikes, mass transit, historical, and traditional preservation on the East End.

No Name Provided

Remove Pin Oak extension road from Grapevine to Meadow - cuts through historical property as well as vital woodlands. They can't be replaced.

No Name Provided

Object to Pin Oak Lane expansion to both Meadow and Grapevine Road. Object to Oilwood Circle expansion to Meadow Road (dangerous road and curve). Proposal: place a weight restriction on Meadow Road - semi's are avoiding weigh station on Williamsburg Road and making "shortcuts" on Meadow. Road is narrow and is also bike Route 76.

Stacy Brutus Owen

I would like to see more environmentally friendly things like bike paths along major roads like Darbytown and Route 5.

Maripat Hyatt

Object to Pin Oak Addition and Woodview Drive Extension (Dilworth Circle) since both seem to infringe upon EPA/Chesapeake Bay Act provisions.

Tony Owen

We do not want the Pin Oak Extension to divide our property in half.

Ray Radzisauskas

Other

Comments

The broad community of Henrico citizens should be answering this question. There has not been a strong, vibrant, open process for citizen input. Whose vision is this anyway?

Lynn Wilson

Let it physically happen.

Shirley McNanny

Lack of community input and notification.

No Name Provided

I think the plan is too vague - it needs to be more precise.

No Name Provided

Green infrastructure; more opportunities for public input.

No Name Provided

There is no emphasis on green infrastructure, walkable or bikeable communities.

Irvine Wilson

The County should do a better job of notifying all county people; also better detail of how they plan to widen roads.

Mark Davis

It doesn't include a vision of what green infrastructure and resource practices are proposed by the plan. Open space, cultural landscapes.

R. G. Gibbons

Would prefer less growth oriented plan, more open space, more managed growth, more special focus area; 30-50% open space required in mixed use land categories.

Jane Koontz

Are there any questions you have about the Plan which were not answered today? If your answer is "YES," tell us what questions you did not get answered.

Cultural and Historic Resources

Comments

Why aren't there any historic preservation ordinances which will protect historic sites or buildings?

Ashley Goodwin

When will a historic preservation ordinance to protect valuable cultural/historic resources become a reality?

Richard McNeil

Land Use

Comments

What is going to happen to the Brill Farm on Meadow Road?

Shirley McNanny

Why are agricultural areas called "vacant" areas? They are NOT vacant.

Ken Hopson

Why is the zoning for our neighborhood, which we worked so hard to change from office to residential, showing office again on the 2026 Plan?

Jeanne McNeil

Natural Resources

Comments

Why in this day and time is there no commitment to environmental conservation?

Lynn Wilson

I would like the County to map out important natural resources - greenways like the James River corridor to use as a planning guide - even New Kent has this.

No Name Provided

I also see no parks planned to preserve large open spaces. There is no green infrastructure planning. Henrico needs to preserve land in Varina and encourage agricultural use in our district. We do not want to be like the west end.

Ashley Goodwin

Recreation and Parks

Comments

The Chapter 9 is a compilation of the existing situation regarding recreation and cultural resources in Henrico County. Although the title of the Chapter includes the term open space, it is not defined and therefore the recommendation and descriptions are incomplete with regards to how the County responds to it through the Land Use Tax program. The Comprehensive plan reflects a planning model that has been used for decades and when implemented will result in the same form of development currently found throughout the County.

The draft plan refers to the Parks, Recreation and Open Space Plan 2015 adopted by the Board of Supervisors in 1999 after a two year process. It does not describe the general numbers of parks required by the park planning districts for each of the magisterial districts. Demand and need information in the adopted open space plan should be updated in the comprehensive plan to reflect the new demand and needs data found in the 2008 Virginia Outdoor Plan distributed to the localities in April 2008.

The proposed comprehensive plan does not reflect recommendations for open space found in the 2008 Virginia Outdoor Plan. The review of chapter 9 of the Draft plan resulted in the following questions: Why has the Green Infrastructure Planning Model not been used in the development of the proposed Comprehensive Plan? Why has there been no development of a comprehensive trails and greenways plan to link open space, cultural and historic sites eliminating the need for automobile to provide access? Why does the facilities list for the parks and Classification system not match the facilities listed in the park facility descriptions? Why are the nature trails not listed in the facilities for Baker Elementary School? Why is the 1999 data in the open space plan for needs and demand being used in lieu of the 2007 data developed for the Virginia Outdoors Plan which provides the same type information of the state and counties?

It is suggested that the County look at the language of the Comprehensive Plan for Loudoun County, Fairfax County and Clarke County. Loudoun County has placed a great deal of interest in protecting streams and rivers along with developing trail and other green infrastructure elements. Fairfax County has been a leader for decades in acquiring and providing recreation and green infrastructure elements within the County. They are a member of one regional park authority and have the Fairfax County Park Authority. Both have been effective in developing plans and partnerships that have provided protection to important open space and recreation resources and public recreation opportunities. Clarke County has adopted ordinances to protect mountain crest areas and river resources. They also have a policy of directing growth to insure the hamlets that are in the county are managed in a responsible manner. The Hampton and Jefferson Planning Districts have produced excellent green infrastructure and trails plans for the localities in their region. Arlington and Alexandria are two urban areas that have also completed and are in the process of implementing trail plans that could be useful examples for Henrico to consider for the addition of those elements in the proposed comprehensive plan.

The proposed plan does not reference open space consistently throughout the document. Open space needs to be defined at the beginning of the chapter with the same importance and emphasis that is provided Recreation and Parks. Open Space should be defined using the standards for classification of real estate as devoted to open -space under the Virginia Land Use Assessment Law. This is found under the authority of section 58.1-3229 et seq of the Code of Virginia. The specific standards in the Code include the following types of properties. They are: Park and Recreation, Conservation of land or other natural resources, Floodways, Historic or Scenic Areas, or properties assisting in the shaping of the character, direction and timing of community development or for the public interests. The standards are

expanded in the Code to insure a more complete understanding of the lands or waters that would qualify for tax relief. Under general standards the Code requires consistency with the land use plan, have a minimum acreage and have several other requirements. Henrico has adopted this Land Use Tax Classification and provides tax relief for qualifying properties.

The definition of open-space used for this program should be placed in the comprehensive plan and used when planning projects and programs for other county services. In the section dealing with levels of service the County parks should be viewed from a resource perspective and not a LOS standard. County parks serve the entire county and it should not be a significant factor where they are located because they reflect the acquisition and development of a unique resource. This section also states that increasing costs and limited availability of sites the proximity-based techniques associated with park planning are no longer appropriate for use in the county. This should change the focus for providing large acreage sites to the eastern region of the county where land is still available and not as expensive. The maps showing the three planning areas were not available in the text that I reviewed. They are in the 1999 County recreation plan.

The word landscape needs to be inserted in the text when referring to rehabilitation, protection and preservation of historical, recreation and cultural resources. In the Historic and Museum Services Section there should be a reference to the County History, prepared by Clifford Dowdy and Louis Manarin and commissioned by the Henrico Bicentennial Commission. This contains narrative text, mapping and other information that is important to understanding the importance of some of the County's most important natural, cultural and historic resources.

In the Siting and Acquisition Section under policies, the word landscape should be inserted in phrases dealing with historic, cultural and natural resources. The same applies to policy two a and d. In addition, in 2b easements should be identified as an example. Policy three the word landscape should be included in the opening descriptive paragraph and a new policy f should state the following: Support the implementation of an open space and recreation actions prepared by private state and others to enhance resource and recreation opportunities, especially those contained in the recently published 2007 Virginia Outdoors Plan.

In the section balance the opening sentence should include the word open space. The provision or phrase "when possible" should be modified when dealing with geographic distribution of opportunities for county parks. It may not be possible to purchase county size parks in the western portion of the County. In the section economic development a great deal of work needs to be done to insure that open-space is accounted for and not just parks or historic sites. Open space has to be viewed as a means of protecting the unique character of the County and not just a blank pallet to build on or use for development purposes. It is the element that makes Henrico a special "place" and not just another locality. It is many times the reasons that residents and visitors come to and choose to reside in the County.

In the policies section the word open space should be inserted in a number sentences and locations in the text. Policy two should offer overlay districts for distinct areas in addition to entryways. It should include important road, river and stream corridors through the county and should include setbacks. Loudoun County has a policy of a 300 foot set back along many of its rivers to protect the stream, view shed and water quality values. Specific attention should be given to the State Byways (Route 5 and River Road) for the development of the historic and Scenic Corridor. There should be no requirement for curb and gutter along the roads to enhance the County Road character of the corridor. There appears to be a concerted effort to place curb and gutter along Route 5 and less so along River Road.

Citizens of Virginia have a desire to visit gardens and natural areas. There should be a provision in the plan to provide those opportunities. The current Virginia Outdoor Plan shows that the public ranked visiting gardens number twelve in their preference list and natural areas number 5. This is found in table 11-3 on page 22 of the VOP.

In the section Resource and Heritage protection open space needs to be added in many places in the text. The word educational should be added along with recreation and cultural opportunities in the first paragraph. In the second paragraph the words and their cultural and natural landscapes should be added when describing the conservation of historic resources. The policy section should have the word landscape places in the second policy statement. Subsection a, should include the word view shed when describing the promotion of comprehensive historical and archeological preservation planning. Subsection j should be added to say: seek evaluation and designation of roads and river resources that qualify for state scenic byway or river designation and support designation of those that are consistent with County resource management and planning objectives. In subsection three add natural areas and open space in the text.

The Accessibility section should have a second policy statement that states the county should develop a comprehensive trail and greenway plan to provide access opportunities, as well as provide open space and resource protection. In subsection c there should be a specific reference to providing additional public access and park and open space lands between the developments planned for Tree Hill Farm and Wilton. This should be at a minimum a County Park or larger. It would restore in the comprehensive plan the park proposed for the area known as Warwick Park.

The language reflected in the previous comments form the basis for the limits that I see on the proposed plan. Without the introduction of a definition of open space, a green infrastructure planning model and recognition of the value of the cultural landscape qualities of the county the proposed plan is a mirror of the planning of the 1950 and 60s that has resulted in the current development conditions found in most of the western region of the County. The chapter 9 is a recital of the 1999 open space plan with out any specific detail on specific resources to be managed and protected other than the current inventory of sites. It does not reflect proposals developed for Henrico in the current VOP or any reference or relationship to plans of the adjoining localities.

What the plan should recommend is the development of regional plans developed through the Richmond Regional Planning District Commission and the establishment of a Regional Park and Recreation Authority to provide planning, funding and implementation to open space and recreation resources similar to the one that was proposed in the early 1970's but not funded by the Henrico Board of Supervisors after it had been established. This required the abandonment of the organization and deferment of any regional action on the conservation and utilization of regional resources.

R. G. Gibbons

Special Focus Areas

Comments

Why is there no Overlay District for this unique area?

Amy Edmunds

Transportation

Comments

"Bottle neck" on Main Street.

No Name Provided

Proposed widening of Route 156 in Eastern Henrico.

Nelson Riggle

More detail on the Thoroughfare Plan. Thoughts regarding the environment and conservation of open space.

Col.(Ret)H. S. Snyder, Jr.

Bottleneck of roads converging to Main Street. There is a lot to be worked out. Also, what will happen to Route 5?

No Name Provided

How is Elko Road going to be widened - county land or existing land owned by people along Elko Road?

Mark Davis

Traffic bottle neck from Route 5 coming into the City.

Ken Hopson

Need more bike plans. Loudoun County includes bike/pedestrian pathways.

No Name Provided

The County is too far behind in the development of bicycle paths and bike lanes. Bicycling needs to be considered as a mode of transportation as an alternative to motor vehicles.

George Talley

Other

Comments

Why have our elected officials not involved citizens in establishing a vision for 2026?

Lynn Wilson

I needed more time to become familiar with plan. It wasn't advertised very well.

No Name Provided

Service: Tax and spend regardless of who it hurts - such as the County stickers for cars!

No Name Provided

We need more community input at the Planning stages. My neighbors and I wonder why we were not involved in any of the planning process.

Stacy Brutus Owen

Will send in later.

Stewart Goodwin

Where is the money coming from?

Pat Johnson

How can we modernize the old public works and highway requirements to suit today's environmental and smart growth needs?

Nelda Snyder

Does the county plan to do more publication of the Plan (like mass mailing or newspaper coverage)? Very few residents seem to know about the Plan.

Ellen Snyder

Does my opinion really count? How do we make sure we are heard?

Ray Radzisauskas

Is there anything else you would like the County to know related to the Plan?

Cultural and Historic Resources

Comments

Yes. The development of Varina is of huge historical and ecological impact. Nowhere in the plan do I see this recognized.

Lynn Wilson

Proper care and consideration should be given to Civil War Battlefields and this should be written into the Comp Plan (i.e., no development on battlefield land and very low density on land surrounding battlefields).

No Name Provided

Historical significance should be protected.

Carol S. Slater

Strive to celebrate historic resources.

Richard McNeil

The County has an opportunity that will not last forever that will preserve history and increase property values.

John P. Slater

There needs to be a greater focus and support for historic resources.

Jeanne McNeil

Land Use

Comments

Varina needs to remain as rural as possible.

No Name Provided

We do not want Eastern Henrico to develop in the way that other areas of Henrico have (i.e. Short Pump). Please preserve the serenity of this end of the County.

No Name Provided

Expansion is necessary on the East End. However, as residents of the Varina District, we do not want to see only low cost housing and industry. Williamsburg is only 36 miles away. We need to capture some of the tourists. Let's preserve our heritage! We must take the time to plan with participation of local residents.

Stacy Brutus Owen

This plan is geared toward large developments rather than our neighborhood.

No Name Provided

We need doctors, hospitals, shopping centers, and restaurants.

No Name Provided

I do not accept that growth is inevitable. The County should aim to reduce growth towards zero.

Alan Thomas

People living in Elko area for 40 years don't need or want to move and that's what would happen.

Barbara Smith

My family is very concerned that there are no programs available to preserve landowners' development rights in the future.

Ashley Goodwin

Reduce the density in planning. Adaptive re-use/green buildings/public transportation.

Richard McNeil

Keep Marion Hill SR1. Do not designate SR2.

Ken Hopson

Rezone the area between Meadow/Interstate 295/Interstate 64 to RR/PA from SR2.

Victor Kleiner

Protect the rural character of the Virginia byways.

R. G. Gibbons

The county is highly commended for embedding Smart Growth principles throughout the Background and Keystone Policies sections describing most land use categories. The following notable concepts should be retained when the final plan is adopted: Rural character is desirable. In outlying areas of Varina where county water and sewer services do not exist, new residential development should occur on very large lots or in a conservation subdivision format as described in chapter six. Varina's unique rural character and vast wetlands provide opportunities for low-density development and conservation of open space, forests, and farmland.

Agriculture should be viewed as a desirable land use and farmers should not be expected to carry the burden of providing open space as an amenity. Vertical multi-story designs should be encouraged in mixed-use developments and multi-family housing to provide an equitable range and balance of housing opportunities near future employment centers, community services, and public transportation systems.

Clustered arrangements of mixed housing types should be used to increase open space, recreational space, and preservation of significant natural resources in Traditional Neighborhood Development, Suburban Mixed Use, Urban Mixed Use, and rural conservation subdivisions. "Clustering" should be encouraged in designing site plans for office/service/commercial categories. Architectural quality, character, and an overall architectural theme should be an important component in the design of residential and non-residential development.

Master plans and landscaping (to include green buffers) should be required to assure quality in design. Suburban Mixed-Use, Urban Mixed-Use, and Traditional Neighborhood Development provide flexible, innovative land use categories. Highway access and proximity to regional transportation systems should be major considerations when planning for non-residential development.

Access to support services and amenities for employees should be in close proximity. Strip malls and strip development of major thoroughfares should be discouraged. We request the addition of the following key concepts: The definition of "Clustering" should be rewritten to include a larger percentage of land dedicated to public open space and significant natural resources. The current draft recommends only 10% minimum open space.

Infill and redevelopment near historic properties should occur with special consideration for providing architectural compatibility with the historic structure, green buffers around and less density near the historic property.

Protecting wildlife habitat should be specified as one benefit goal of open space designations. Equestrian culture is a desirable land use in

rural conservation subdivisions. Cannot support the proposed Riverfront Parkway between Osborne and River. We need a park and conservation area there.

Jane Koontz

Natural Resources

Comments

Yes: Water! Where do you expect to find it? And we desperately need a hospital!!

No Name Provided

I would like the County to be more specific and proactive in plans for protecting the James River corridor. There needs to be a statement that the river corridor should be protected. We have a gem in that there is underdeveloped land between Tree Hill and Wilton. The James River Park system should be extended through Wilton and this intent should be stated and strived for. Rather than move away from small parks in favor of recreational facilities, every resident should have a park that can be walked to. Developers should be forced to set aside neighborhood park land. The residents responded by survey that this was desired and County should honor the survey. Wish List: Trail system in 4 Mile Creek like Petersburg Battlefield National Park. These are beautiful trails that people come up from North Carolina to enjoy. Henrico could do as well and make this a destination for walkers, bikers, and equestrians. Please do not call our County agricultural land vacant! And please spearhead an effort to instate PDR's. We need to preserve open space. With the state of the environment and economy we need to encourage farmers to grow our food so we can 'eat locally'. Character Protection Areas: Good job! Please let us move ahead on these and protect them somehow before the developers ruin them .

No Name Provided

Please know that open space, and farmland, and conservation are important to current and future generations of Varina residents.

No Name Provided

Wetlands concerns.

Carol S. Slater

There needs to be a greater focus on environmentally sustainable practices.

Jeanne McNeil

Keep more open space. Its cost to the County is less than anything else. People will actually pay more to be near parks and green spaces.

Charlie Finley

Stream setbacks should be used to preserve and protect stream corridors, wetlands, and other areas contributing to water quality. Environmental Protection Areas & Chesapeake Bay Preservation Areas should be designated where no future development is planned to occur. Environmental impact of pending development should be carefully assessed.

Jane Koontz

Public Facilities

Comments

Adequate Public Facilities should precede development in residential areas.

Jane Koontz

Recreation and Parks

Comments

More access to public transportation as well as bike paths on major thoroughfares would be a great addition to the Varina area. Maybe not all at once but at least start!

Maripat Hyatt

Special Focus Areas

Comments

Special Strategy Areas - Please carefully consider our comments and suggestions which are attached. (See staff files.)

Nelda Snyder

Osborne Pike is good! Route 5 - complete corridor as character protection area from Richmond boundary to Charles City - good! But would like same concentration indicated around Varina Village extended throughout the whole corridor. Historic byway worthy of protection - same with Osborne Pike.

Jane Koontz

Redevelopment of existing Retail/Commercial Areas and infill development should be adopted as strategies to discourage "leapfrog" patterns of growth. Special Strategy Areas and Enterprise Zones should be encouraged to revitalize certain areas of the county.

Jane Koontz

Transportation

Comments

The major thoroughfare from Wilton to Tree Hill to Route 5 presents major traffic and safety problems on the Henrico-Richmond Line. There has to be rethinking of the major traffic in this area.

Catherine C. Cooley

Pin-Oak Extension is in bad location. We don't need a new road going around a development and through a historic area.

No Name Provided

Need to have Route 5 as a divided highway.

No Name Provided

Please do not ever put the proposed Memorial Drive extension thru to 288. Technology Drive is a 4 lane road with adequate access to 64 and 295.

Meg Barnard

People work hard for what they have and they don't want a road running through half their land.

Kelly Stewart

More access to public transportation, as well as, bike paths on major thoroughfare would be a great addition to the Varina area. Maybe not all at once but at least start!

Maripat Hyatt

Traffic quagmire will occur at Richmond border (Route 5 to Main) once proposed density comes online. Osborne Turnpike should not be a major collector. Need bridge over James River at Tree Hill/Parkway. Make it an architectural gem.

Amy Edmunds

Need resolution for the future "choke point" at Route 5 and Main Street. Varina Village idea is great - Just do it!

Col.(Ret)H. S. Snyder, Jr.

The bike route should stay. Road concerns - too much traffic in a small area.

Carol S. Slater

Drop Pin Oak extension from plan.

Irvine Wilson

The ongoing roadway battle begs for truck weight restrictions on Meadow Farm/Dry Bridge to Route 60. The proposed extension of Pin Oak Lane will cause Grapevine Road to be expanded to its 3-lane proposed width, ruining the flavor of the area and devaluing property.

John P. Slater

Any effort at light rail?

No Name Provided

Pin Oak Road is ok. Maybe just put it along property lines and not cut properties in half.

Ray Radzisauskas

If you can't keep up with the roads you have, why build more?

Pete Radzisauskas

Want no extension of Pin Oak Lane. Prevent fragmenting a large corridor for the wildlife, etc.

No Name Provided

Eliminate the proposed road thru Tree Hill Farm - safety issue.

R. G. Gibbons

Where you provide parking in office and business areas you need to have some spots for motorcycles. You can get 3 to 4 cycles and mopeds in 1 car space.

Charlie Finley

Regional cooperation in the development of light rail transportation as an alternative to motor vehicle use. Portland, OR, Seattle, WA, and California are all model areas where this working.

George Talley

Sidewalks, trails, and other pedestrian facilities should be encouraged between and within new developments, other neighborhoods, and key destinations such as schools, libraries, community centers, parks, and grocery shopping. Grid street networks and "through streets" should be used to provide connectivity.

Jane Koontz

Other

Comments

Will probably attend another open house so I can really absorb some of this.

Gatewood Stoneman

Thank you. I greatly appreciate the conversation with staff this evening.

Lynn Wilson

Need to have more discussion about development plans - rather than throw it out there and see who complains.

No Name Provided

There should be more open meetings with the land owners where we can give our input.

Elfy Heidelberg

Better notification of plans to the community!

No Name Provided

Will send in later.

Stewart Goodwin

Put up public notices on Route 5, Darbytown Road, Charles City, Williamsburg Road, Laburnum Avenue about a month in advance.

No Name Provided

A lot of information to digest in a brief time.

Randy Welch

Good work on a very complicated task. Please integrate smart growth tools into the plan for Varina. Quality of life is an economic development tool. Overlay District for riverfront area is an opportunity.

Amy Edmunds

Need to resurvey a greater number of people.

Jeanne McNeil

There has been very little participation/input from area residents until now. I love the openness of Varina and the rural, rustic setting. River access for the public should be considered.

R. Radzisauskas

The County has this mentality that growth is good. Some growth is good, but housing costs the County about \$1.30 -\$1.40 for every \$1.00 paid in property taxes. Think about it.

Charlie Finley

Would have preferred more opportunities for citizen participation and visioning during planning process - please, after these open houses. Excellent open house, knowledgeable, hospitable staff, good orientation. Maps most helpful.

Jane Koontz

Low Impact Development principles (in lieu of BMPs) should be approved strategies for managing storm water runoff in new construction. "Green Building" construction should be included in Keystone Policies for all land use categories as an approved and encouraged technique for lessening the environmental impact of development. A variety of rural conservation programs, including Purchase of Development Rights and/or Transfer of Development Rights should be offered by the county to compensate farmers and other landowners for preserving open space. County procedures should be in place for landowners who own 200 contiguous acres of farmland to form Agricultural-Forestal Districts (as stated in the Code of Virginia). Rural Conservation Districts should be available to landowners who choose to permanently protect land (e.g., 25 acre parcels in which 70% open space is protected with conservation easements and 4 clustered residential units are allowed on 30% of the remaining acreage). To encourage low density in agricultural areas, Agricultural Residential Districts should be designated. Numerous other counties in Virginia offer conservation programs and "districting" arrangements, yet Henrico County offers none. Many landowners in Varina would choose to protect large parcels of farmland and open space if the county offered rural conservation programs. All Henrico County taxpayers would benefit. For every dollar collected in revenue from the residential sector, local governments spend more than a dollar to provide infrastructure (e.g., schools, roads, police, fire, water, sewer, libraries, and other community services). Farmland, forests, and open space require considerably less. Again, we commend the consultants and planning staff in producing an excellent draft plan for land use in Henrico County.

Jane Koontz

Comments Not Associated With Any Magisterial District

Do you think the presented Vision is an accurate portrayal of where the County should strive to be by 2026? If your answer is “NO,” is there anything you would add or subtract?

Land Use

Comments

Need more density and concentration of development to preserve green space/agricultural land.

No Name Provided

Recreation and Parks

Comments

More accessibility. More public process - beyond an 'Open Space survey', to make the plan a true vision for the community's future. Respond to need for bikeways/trailways as valid and necessary alternative networks of transportation.

Sheila Sheppard

Transportation

Comments

Bike lanes and sidewalks on main roads for pedestrians and cyclists for environmental, economic, and safety reasons.

No Name Provided

Are there any questions you have about the Plan which were not answered today? If your answer is “YES,” tell us what questions you did not get answered.

Other

Comments

Differences between 2010 Comprehensive Plan and 2026 Comprehensive Plan?

No Name Provided

I need to come back to study the other information booths. Staff was extremely helpful in conversing with me, hearing opinions, and answering questions.

Sheila Sheppard

Is there anything else you would like the County to know related to the Plan?

Land Use

Comments

Incentives for infill development beyond Enterprise Zones. We must start with what we want to preserve and protect which is what counties have done across the nation including New Kent with a green infrastructure land use tool. This shouldn't have to be dream.

Sheila Sheppard

Transportation

Comments

Connect Willow Lawn to Libby Place Shopping Center so pedestrians can safely get from one to the other.

No Name Provided

Bikeways. Facilitate ways to increase walkability where appropriate.

Sheila Sheppard

Other

Comments

Addresses (should be) clearly visible for each block of commercial areas on West Broad, so motorists can find businesses without getting in an accident while trying to drive.

No Name Provided

More media coverage needed on plan. I commend the planners for this productive public process step, but I encourage the expansion of the public process to include the public in more detail earlier on.

Sheila Sheppard