

REQUEST FOR BOARD ACTION

**HENDERSON COUNTY
BOARD OF COMMISSIONERS**

MEETING DATE: June 15, 2022

SUBJECT: Henderson County 2045 Comprehensive Plan

PRESENTER: Autumn Radcliff, Planning Director
Janna Bianculli, Senior Planner

ATTACHMENTS: 1. 2045 Comprehensive Plan Update
2. PowerPoint Presentation

SUMMARY OF REQUEST:

Planning staff will provide the Board with an update on the Henderson County 2045 Comprehensive Plan.

BOARD ACTION REQUESTED:

No action is required of the board. This is for informational purposes.

Suggested Motion:

None.

PHASE 2

The comprehensive plan is a detailed plan that will take 18 months to complete. The process is broken into three phases. Phase 2 began in January and is anticipated to run through the end of summer 2022.

Phase 3 will begin in the early fall.

JUNE 2022 UPDATES

STAFF MEETINGS

- County staff continued to meet with stakeholder groups including The Partnership, the City of Hendersonville, and the Metropolitan Sewerage District (MSD).
 - These key stakeholders will influence the urban services area depicted on the FLUM.
- Staff reached out to the municipalities to review the draft FLUM for consistency with their individual plans.
- In total, staff have presented information about the plan and received feedback from 45 groups.
- The feedback from the public is overwhelmingly positive and many residents are excited about the potential of this plan.

PLANNING BOARD/BOC WORKSHOP

- On May 25th, staff and the consultant facilitated a joint workshop between the Planning Board, which is serving as the steering committee, and the Board of Commissioners.
 - Both groups worked through the draft Future Land Use map (FLUM) and discussed appropriate land uses within the county for the year 2045.
 - The consultant is currently updating the map to reflect the suggested changes.

SURVEY

- As of June 8th, we have received 6,931 survey responses!
- The survey is ongoing and can be accessed via www.HendersonCounty2045.com
- Staff is continuing to monitor the demographics of survey respondents to ensure we are hearing from a representative sample of all community members. Staff is planning a few events this summer to specifically hear from younger community members.

UPCOMING EVENTS

STEERING COMMITTEE & BOC JOINT WORKSHOP

- A tentative workshop to discuss draft goals and recommendations is scheduled for July 26th in the King Street Meeting Room. More information regarding this event will be posted on the County's Planning Board webpage.
- Public meetings to review the draft plan are anticipated for late August.

Henderson County 2045

Board of Commissioners

June 15, 2022



CREATING A COMPREHENSIVE PLAN



Existing Conditions
Where are we?
Where are we currently
headed?

Public Feedback
Where do we want to go?

**Best Practices, Public
Preference**
How do we get there?

PUBLIC INPUT THEMES

What are we hearing from the public?

Agriculture

Protect the County's **agricultural land, heritage and rural character**

Transportation and Infrastructure

Roads and traffic are an issue for the community. **Broadband access** is important to the community, as is strategic planning of **water and sewer utilities and school facilities**.

Housing

The community would like to encourage more accessible **housing for the workforce, young families and seniors**.

Growth Management

Direct growth away from sensitive environmental areas and agricultural lands. Focus on encouraging **certain types of development** such as small business and retail.

Environmental Preservation

Protect the county's **water quality, wooded areas**, and other sensitive environmental assets.



EFFORTS SO FAR

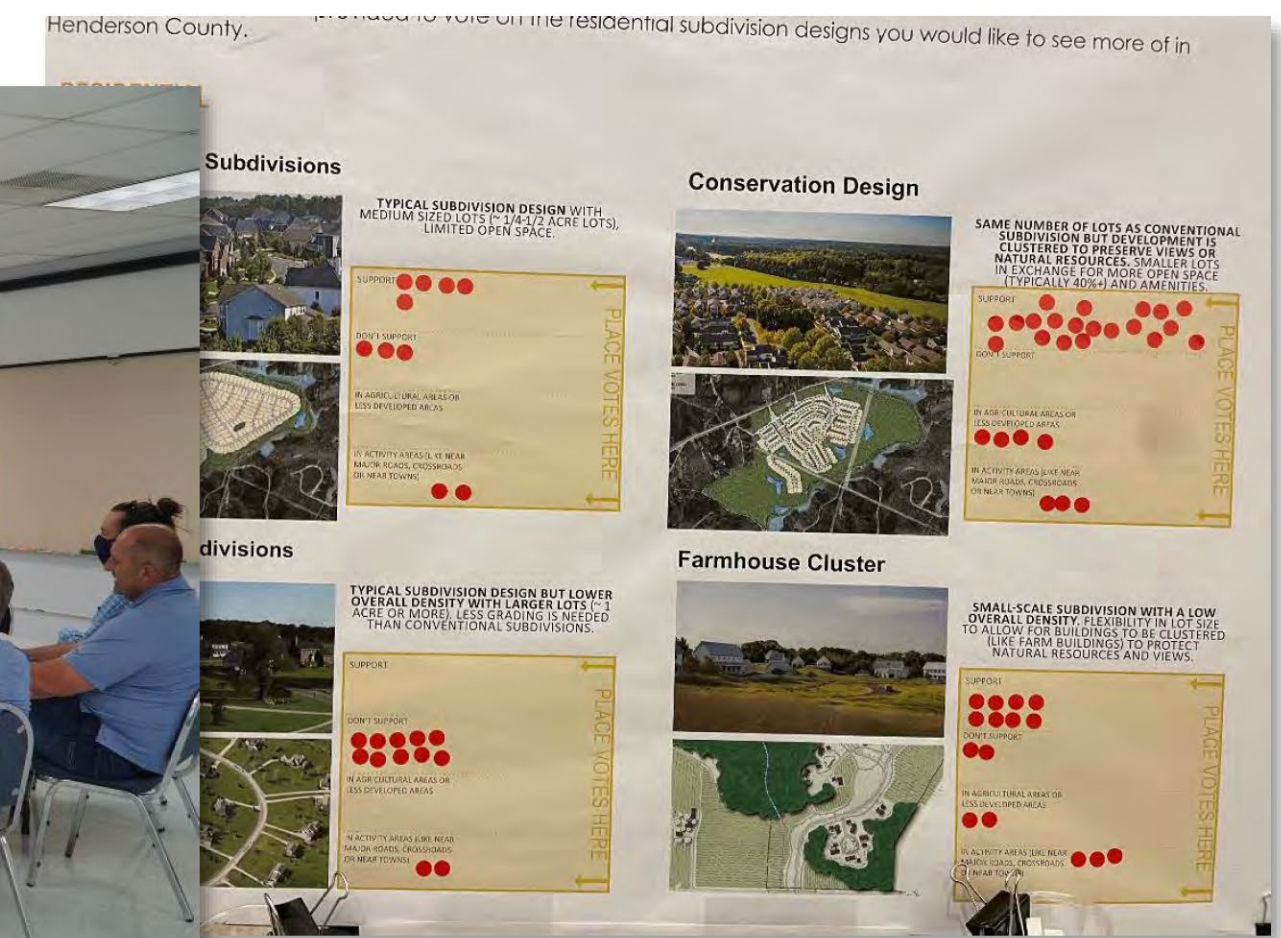
10 Stakeholder Focus Groups

2 Public Workshops

6 Staff-Led Open Houses

6,900+ Completed Surveys

4 Planning Board Meetings



OUTREACH

- Agribusiness Listen & Learn
- League of Women Voters
- HCPS Student Government Association
- Blue Ridge Community College Student Government
- The Partnership (x2)
- Business Morning Update (x2)
- City of Hendersonville's Diversity and Inclusion Committee
- BRCC Vision Class
- City of Hendersonville Public Utilities
- County Emergency Management
- Environmental Advisory Committee
- Transportation Advisory Committee (x2)
- Recreation Advisory Board
- Soil & Water Advisory Board
- Lion's Club
- Cooperative Extension
- Farm Bureau

PROJECT UPDATE

- Staff and Stewart **met with each Commissioner** in May to discuss the project progress and the Future Land Use Map
- The Planning Board and the Board of Commissioners held a **joint meeting** on May 25th to discuss the Future Land Use Map and provide input in prep for public meetings later this summer
- Stewart is currently **updating the Future Land Use Map** based on these meetings
- The **Henderson County Partnership** will discuss the Future Land Use Map at its meeting in late June
- Staff met with City of Hendersonville Engineering, Public Works and, Community Planning to discuss the **City of Hendersonville water and sewer service district**
- Staff met with **MSD** to discuss the Urban Services Area on the Future Land Use Map as it relates to current policies and identified sewer service district

DISCUSSION / NEXT STEPS

- **June:** Stewart will provide draft chapters, goals, maps, and revised FLUM to staff for review
- **July:** Staff will review draft documents as received and work with Stewart on needed changes. 2nd joint workshop with the Planning Board and Board of Commissioners is tentatively scheduled for July 26th.
- **August:** Public Meetings
- **September:** Review public comment and work with Steering Committee to Finalize Draft Plan.