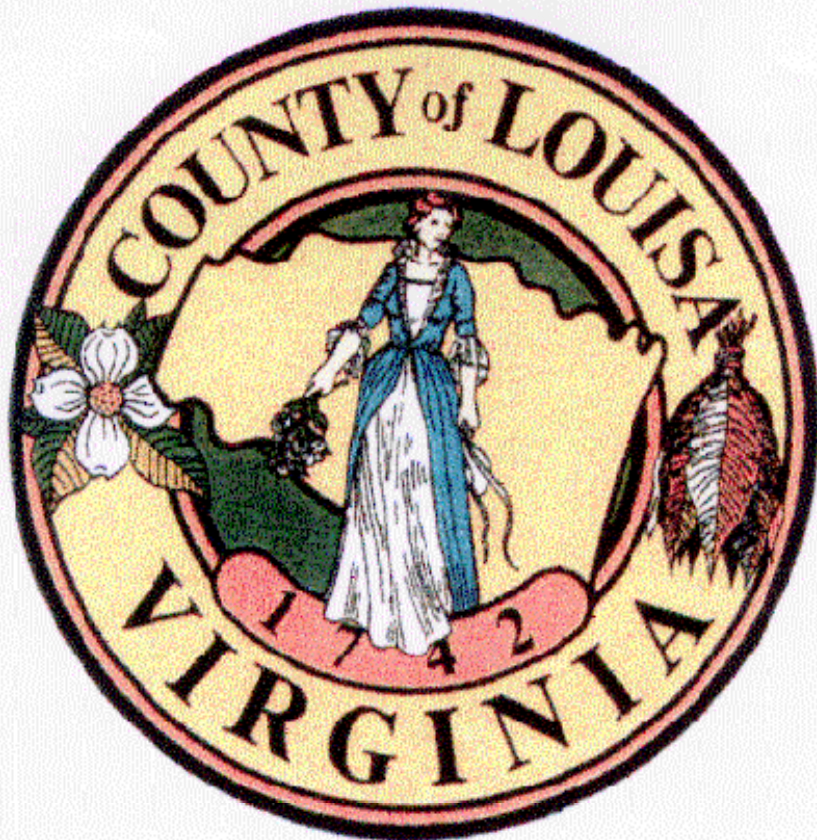

**THE COUNTY OF LOUISA, VIRGINIA
COMPREHENSIVE PLAN**

◆ March 5, 2012 ◆



**BOARD OF SUPERVISORS
COUNTY OF LOUISA
RESOLUTION**

At a regular meeting of the Board of Supervisors of the County of Louisa held in the Louisa County Office Building at 6:00 PM on the 5th day of March 2012, at which the following members were present, the following resolution was adopted by a majority of all members of the Board of Supervisors, the vote being recorded in the minutes of the meeting as shown below:

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Fitzgerald A. Barnes, Patrick Henry District Supervisor
SECONDER:	Willie L. Gentry Jr., Cuckoo District Supervisor
AYES:	Barlow, Barnes, Byers, Gentry Jr., Harper, Havasy, Wade

**A RESOLUTION TO ADOPT AMENDMENTS TO THE 2006
COMPREHENSIVE PLAN**

WHEREAS, the Code of Virginia requires the Planning Commission to review the Comprehensive Plan at least once every five (5) years, to determine if it should be amended; and

WHEREAS, the Planning Commission met in a work session to review the Comp Plan in 2011; and

WHEREAS, the Louisa County Planning Commission held a public hearing on January 12, 2012 and voted to forward a recommendation of approval on the following amendments to the 2006 Comprehensive Plan:

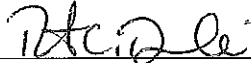
- Updates to the data in the Housing section of the Plan;
- A statement that the Transportation Plan, approved by the Board of Supervisors on March 21, 2011, shall become part of the Comprehensive Plan.
- Adding parcels 28-97D; 29-3; and 28-97E to the Lake Anna Designated Growth Area with a land use designation of Mixed Use.

WHEREAS, the Board of Supervisors tabled this item at its meeting on February 21, 2012 and asked Community Development staff to add parcels 28-97A; 28-106; 28-110; and a portion of 28-97 to the Lake Anna Designated Growth Area; and

WHEREAS, the owners of these parcels were contacted, and with the exception of the owners of parcel 28-106, all others expressed no objection to their properties' inclusion in the growth area.

NOW, THEREFORE, BE IT RESOLVED, on this 5th day of March 2012, that the Louisa County Board of Supervisors hereby approves the proposed amendments to the Comprehensive Plan as described above and as shown on the attached map, with the exception of adding parcel 28-106 to the Lake Anna Designated Growth Area.

A Copy, teste:



Robert C. Dubé, Clerk
Board of Supervisors
Louisa County, Virginia

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GLOSSARY OF TERMS

ACRONYM	DEFINITION
AFD	Ag/Forestal Districts, areas set aside to protect and preserve agriculture and forestry
BMP	Best Management Practices; often used by farmers, foresters to protect environment
BOS	Board of Supervisors
CASBA	Charlottesville Area School Business Alliance, a regional partnership between schools and businesses in the region
CIP	Capital Improvement Program
Clustering	A site planning technique in which buildings are placed closer together to allow for common spaces such as green space, recreation, infrastructure, etc.
CTP	Commonwealth Transportation Board, the state decision-making body for transportation, appointed by the Governor
DRASTIC	An acronym for the process used to determine areas of high groundwater pollution potential
GIS	Geographic Information System, computerized mapping
GPD	Gallons per day
GPOD	Groundwater Protection Overlay District, a district where the groundwater is highly susceptible to pollution where additional precautions might be in effect to mitigate pollution.
“Growing Greener”	A planning concept in which buildings are clustered in order to leave open space and provide for efficient infrastructure.
IDA	Industrial Development Authority
ISTEA	Intermodal Surface Transportation Enhancement Act: Transportation Funding Act, revised and replaced by T-21.

LCWA	Louisa County Water Authority
MACAA	Monticello Area Community Action Agency, the regional anti-poverty agency
MGD	Millions gallons per day
NPS	Non-point Source – pollution which occurs without a defined outfall or source
PC	Planning Commission
PDR	Purchase of Development Rights
PSM	Persons per square mile
SCS	Soil Conservation Service
SOL	Standards of Learning, the proficiency test used in Virginia to assess student achievement
T-21	Transportation Funding Act; funds flow through Commonwealth Transportation Board to road, transit, ridesharing, and enhancement projects throughout the state.
TDR	Transfer of Development Rights
TJPED	Thomas Jefferson Partnership of Economics Development, a regional organization for economic development marketing
USDA	United States Department of Agriculture

STATE-ENABLING LEGISLATION

The County Board of Supervisors is responsible for instituting the preparation of the Comprehensive Plan. The Planning Commission is to prepare and recommend a Comprehensive Plan to the Board. The primary section of the Code of Virginia enabling the County to prepare this plan is Title 15.2, Article 22, Section 2223. The subsequent sections (up to Section 2232) provide the details as to how the plan is to be prepared. [Prior to 1997, these statutes were found in Title 15.1, Article 4 Sections 446 to 457.]

THE COMPREHENSIVE PLAN, CODE OF VIRGINIA 15.2-2223

COMPREHENSIVE PLAN TO BE PREPARED AND ADOPTED; SCOPE AND PURPOSE

The local planning commission shall prepare and recommend a comprehensive plan for the physical development of the territory within its jurisdiction and every governing body shall adopt a comprehensive plan for the territory under its jurisdiction.

In the preparation of a comprehensive plan the commission shall make careful and comprehensive surveys and studies of the existing conditions and trends of growth, and of the probable future requirements of its territory and inhabitants. The comprehensive plan shall be made with the purpose of guiding and accomplishing a coordinated, adjusted and harmonious development of the territory which will, in accordance with present and probable future needs and resources, best promote the health, safety, morals, order, convenience, prosperity and general welfare of the inhabitants.

The comprehensive plan shall be general in nature, in that it shall designate the general or approximate location, character, and extent of each feature shown on the plan and shall indicate where existing lands or facilities are proposed to be extended, widened, removed, relocated, vacated, narrowed, abandoned, or changed in use as the case may be.

The plan, with the accompanying maps, plats, charts, and descriptive matter, shall show the locality's long-range recommendations for the general development of the territory covered by the plan. It may include, but need not be limited to:

- 1. The designation of areas for various types of public and private development and use, such as different kinds of residential, business, industrial, agricultural, mineral resources, conservation, recreation, public service, flood plain and drainage, and other areas;*
- 2. The designation of a system of transportation facilities such as streets, roads, highways, parkways, railways, bridges, viaducts, waterways, airports, ports, terminals, and other like facilities;*

- 3. The designation of a system of community service facilities such as parks, forests, schools, playgrounds, public buildings and institutions, hospitals, community centers, waterworks, sewage disposal or waste disposal areas, and the like;*
- 4. The designation of historical areas and areas for urban renewal or other treatment;*
- 5. The designation of areas for the implementation of reasonable ground water protection measures;*
- 6. An official map, a capital improvements program, a subdivision ordinance, a zoning ordinance and zoning district maps, mineral resource district maps and agricultural and forestal district maps, where applicable;*
- 7. The location of existing or proposed recycling centers; and*
- 8. The designation of areas for the implementation of measures to promote the construction and maintenance of affordable housing, sufficient to meet the current and future needs of residents of all levels of income in the locality while considering the current and future needs of the planning district within which the locality is situated.*