
La Plata County Comprehensive Community Plan

Planning Commission Overview

April 28, 2011



La Plata County Comprehensive Community Plan

Comprehensive Plan

- Guiding Principles
- Community Vision
- Goals & Strategies
- Implementation Workbook

La Plata County
Colorado

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Future Land Use Plan

- Land Use and Transportation Strategies
- Land Use Designations
- Fiscal Impact Analysis
- Future Land Use Map



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Land Use Development Code

- Zoning
 - Development Standards
 - Zoning Classifications/Map
- Subdivision Regulations

- **A little history about how we got here:**
 - How typical county land use systems are built...
 - How LPC's land use system was built...
 - That's the main reason (of several) that the BOCC decided to scrap the 2007 land use code and instruct County staff to start over ...



■ **Community Profile** (page 2)

- Overview of existing conditions and future projections in the County.
- County's 2010 population is 51,334, an increase of 7,393 residents from 2000, for a 1.7% annual growth rate.
- By 2030 the population is projected to increase by another 28,231 people.



- **Plan Guiding Principles** (PAGE 29)
 - 16 Guiding principles were developed for the plan that serve as a basis of reasoning and action; a set of beliefs that lead, show the way and direct the decisions of the plan. They are the fundamental basis for any decision. They shape the solutions and define the way strategies are developed.



■ **Community Visioning** (page 32)

- *Our vision is of a community that is a model of collaboration, partnerships and innovation. We have achieved a balance among economic and social development and environmental stewardship. Our communities are neighborhoods that are connected physically and socially to each other. We have a strong sense of community and work together for the county as a whole. We honor and celebrate our diversity and heritage and honor the constitutional rights of private property. Our community is a caring place that supports residents' effort to achieve their full potential. Our efforts make us one of the best places in the nation to live and raise a family.*



■ **Community Outreach** (page 35)

- Conducted over 45 advertised community workshops over the two year planning period in multiple locations around the County for residents to be involved in plan.
- 20-member Citizen Working Group met 38 times to guide the process.
- Website, social media, and networking with civic groups provided additional informal outreach.
- Intergovernmental Technical Advisory Group met four times to provide input from agencies/organizations.



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■ Six Plan Elements Organized by the County **Compass** (pg 41):



La Plata County Compass: From Vision to Action!

Our Mission: To foster a safe, healthy, viable and self-sustaining community through wise stewardship of public and natural resources, efficient and effective delivery of mandated and discretionary services, local and regional collaboration, open, transparent government and active citizen engagement

Our Vision:

- We are known as a safe, healthy, and self-sustaining community for people of all ages and one of the best places to raise a family in the nation;
- We are a model of intergovernmental collaboration, partnership, innovation and efficiency;
- We have attained the highest level of satisfaction and confidence of our citizens while respecting our heritage and cultural richness.

Our strategic plan values:

- Leadership
- Stewardship
- Sustainability
- Regional cooperation
- Preservation of our heritage
- Integrity

~ CORE STRATEGIES ~

ECONOMIC VITALITY

La Plata County optimizes partnerships with other governments and stakeholders to foster a diverse and stable economy.

SUSTAINABLE DEVELOPMENT

La Plata County guides sustainable development in a way that is symbiotic with local municipalities, neighborhood communities and sovereign nations.

TRANSPORTATION

La Plata County continues to develop and enhance an efficient multi-modal transportation system that complements our land use strategies.

HEALTHY NATURAL ENVIRONMENT

La Plata County supports the protection and enhancement of healthy natural environments on a local, regional and global scale.

ORGANIZATIONAL EXCELLENCE

La Plata County supports a work environment that values productive employees, progressive personnel practices and continuous workforce development to ensure our services are delivered in an efficient, ethical and responsible manner.

THRIVING FAMILIES AND HEALTHY COMMUNITY

La Plata County strives to maximize the quality of life, well being and potential of all citizens by supporting their efforts to thrive.

■ Each Plan Element describes:

- Existing conditions/background
- Vision statement for that Element
- Goals to achieve the vision
- Strategies to achieve goals











■ **Future Land Use Plan (FLUP)** (page 107)

- Identifies areas to encourage future growth
- Implements Guiding Principles and Vision/Goals/Strategies
- FLUP Designations – land use designations of varying intensities to provide intentions of future zoning code entitlements.
- Purpose is to enhance property rights and provide incentives to preserve natural areas, reduce hazards, increase agricultural viability, and encourage new housing and employment locations.
- Fiscal Impact Analysis conducted on FLUP indicating significant cost savings to County as compared to future growth as defined in existing District Plans.

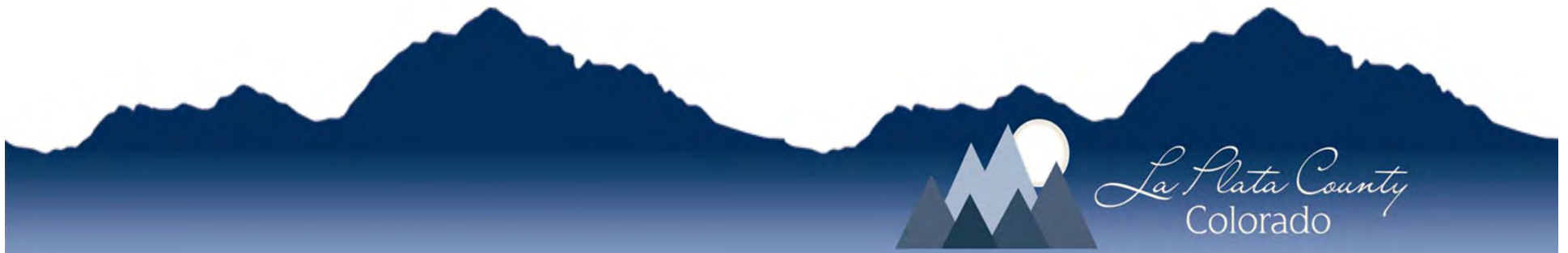


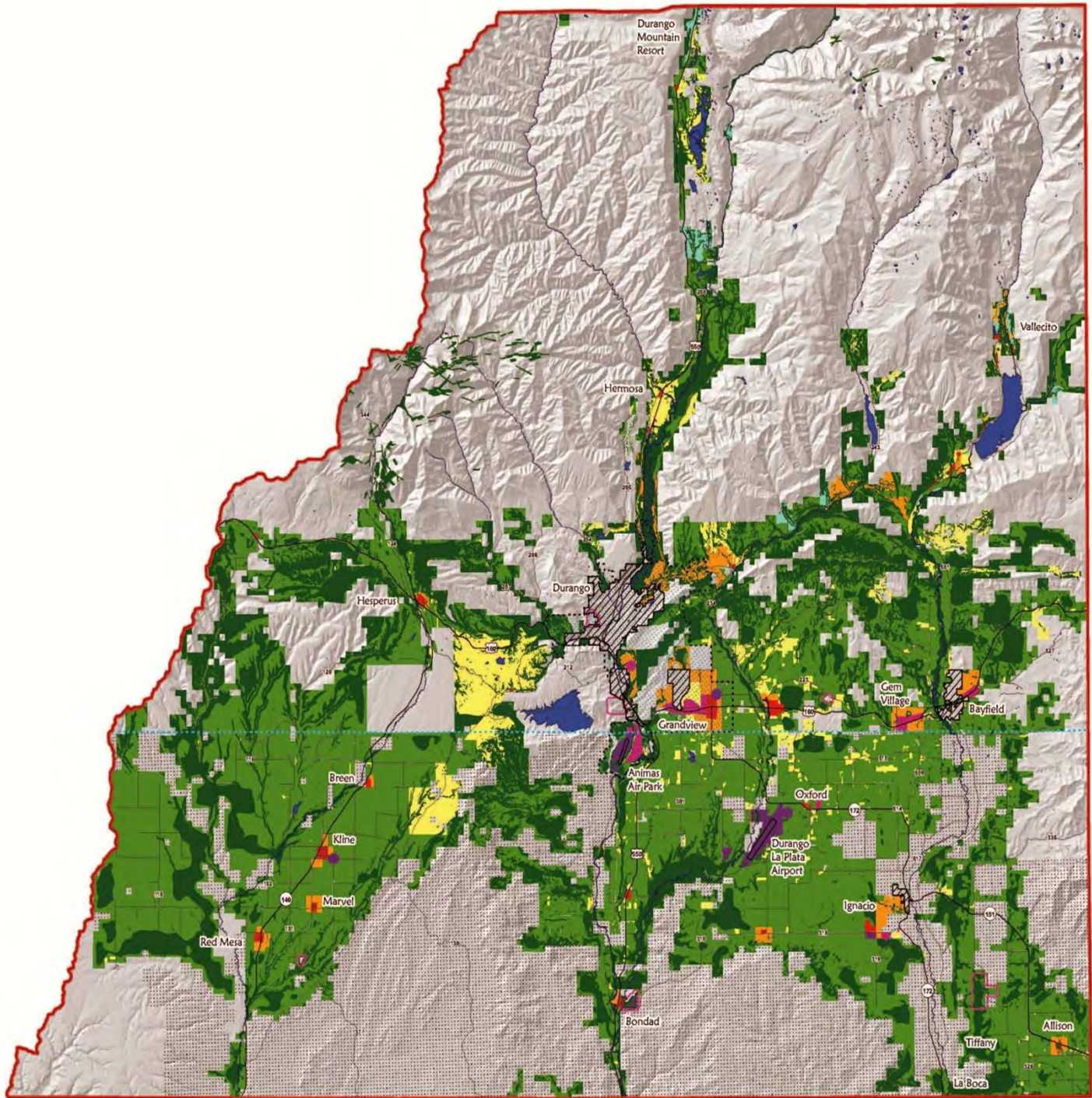
■ Future Land Use Plan Designations (page 113)

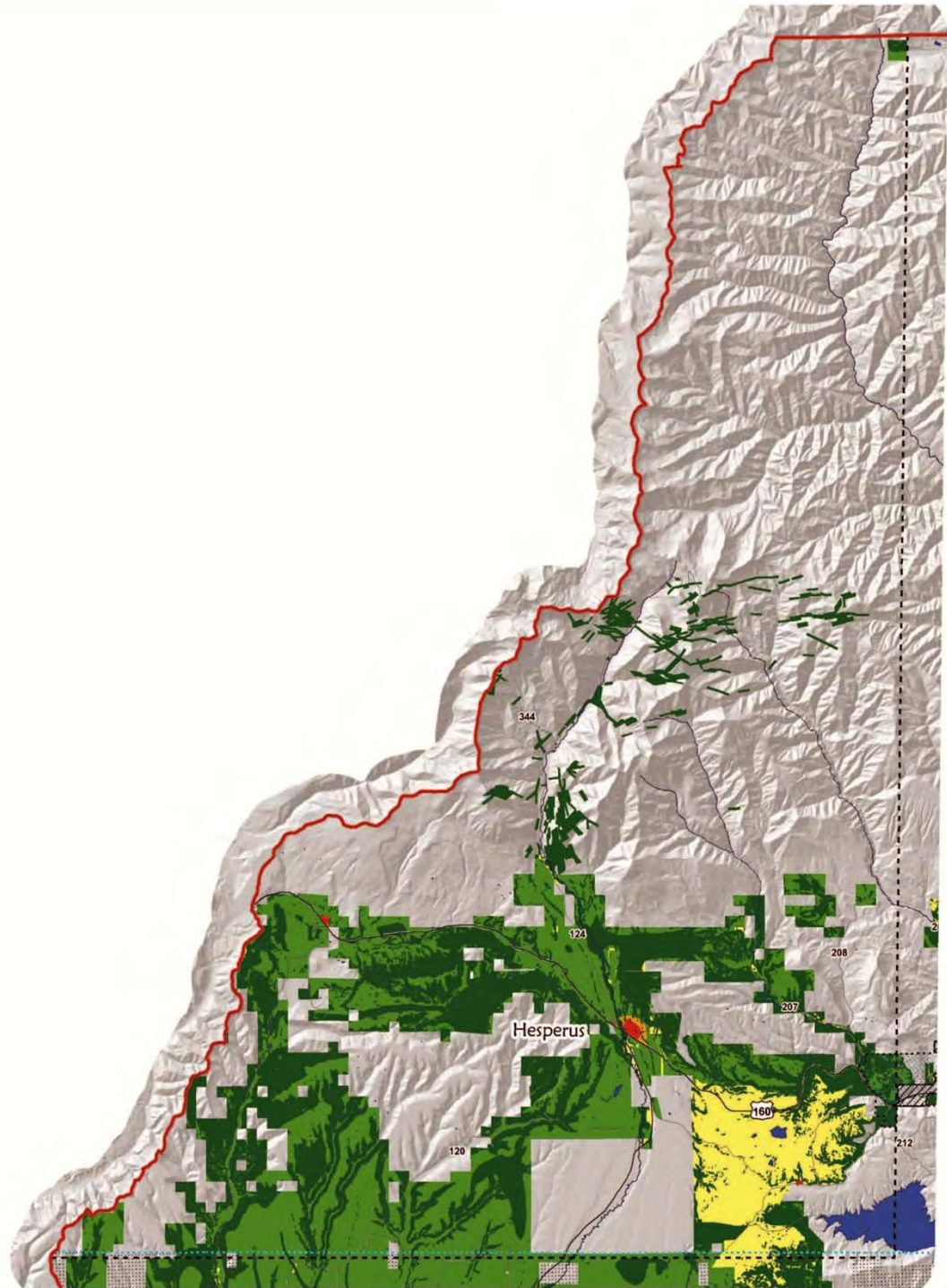
Future Land Use Plan (FLUP) Designations

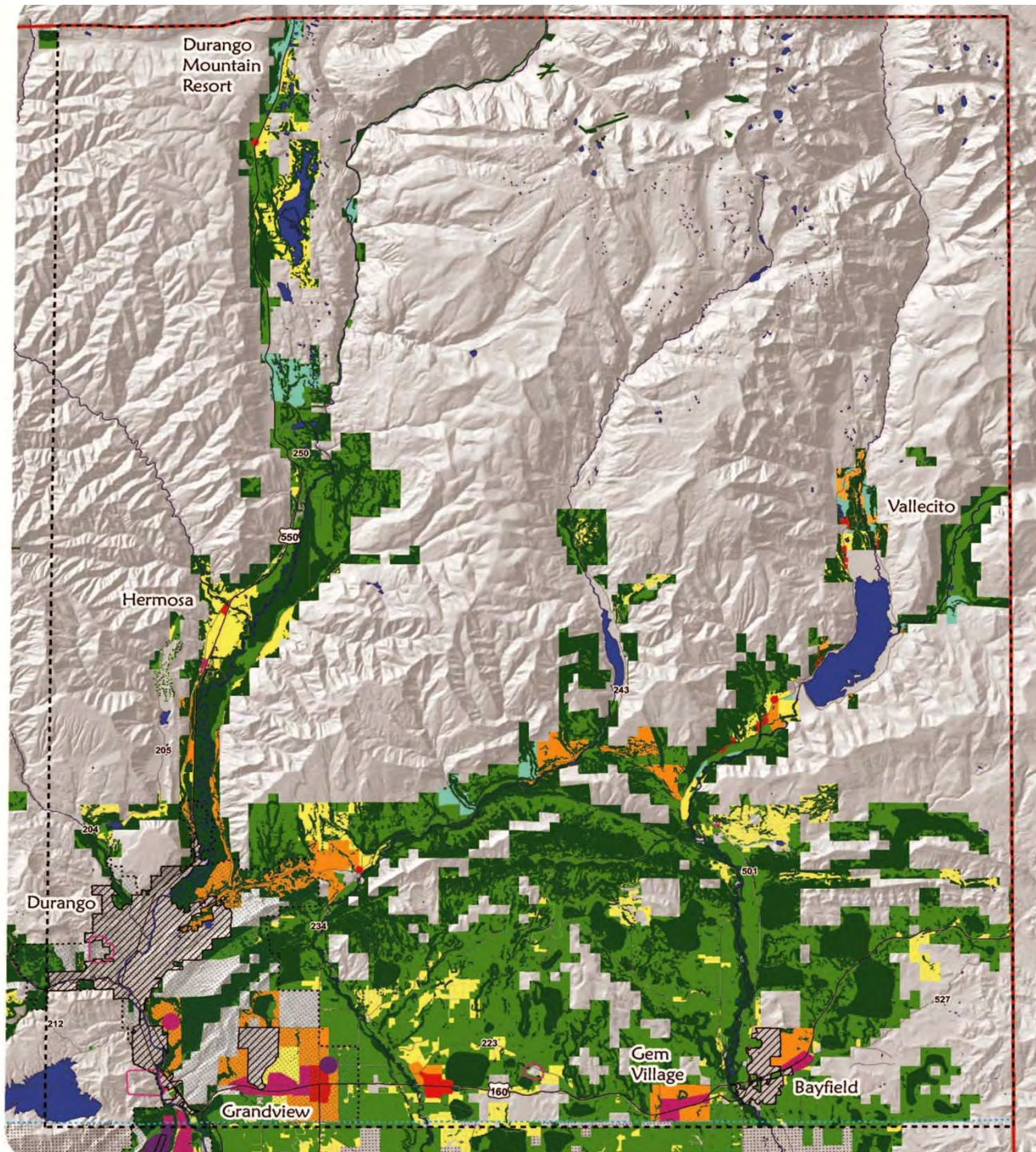
 Agricultural/Rural (A/R)	 Commercial Recreation (CR)	 Rurban (R) Rurban2 (R2)	 Rural Residential (RR)
 Industrial/ Employment (I/E)	 Mixed Use/ Commercial (MU/C)	 Resource Conservation/ Development (RC/D)	 Rural Center (RC)

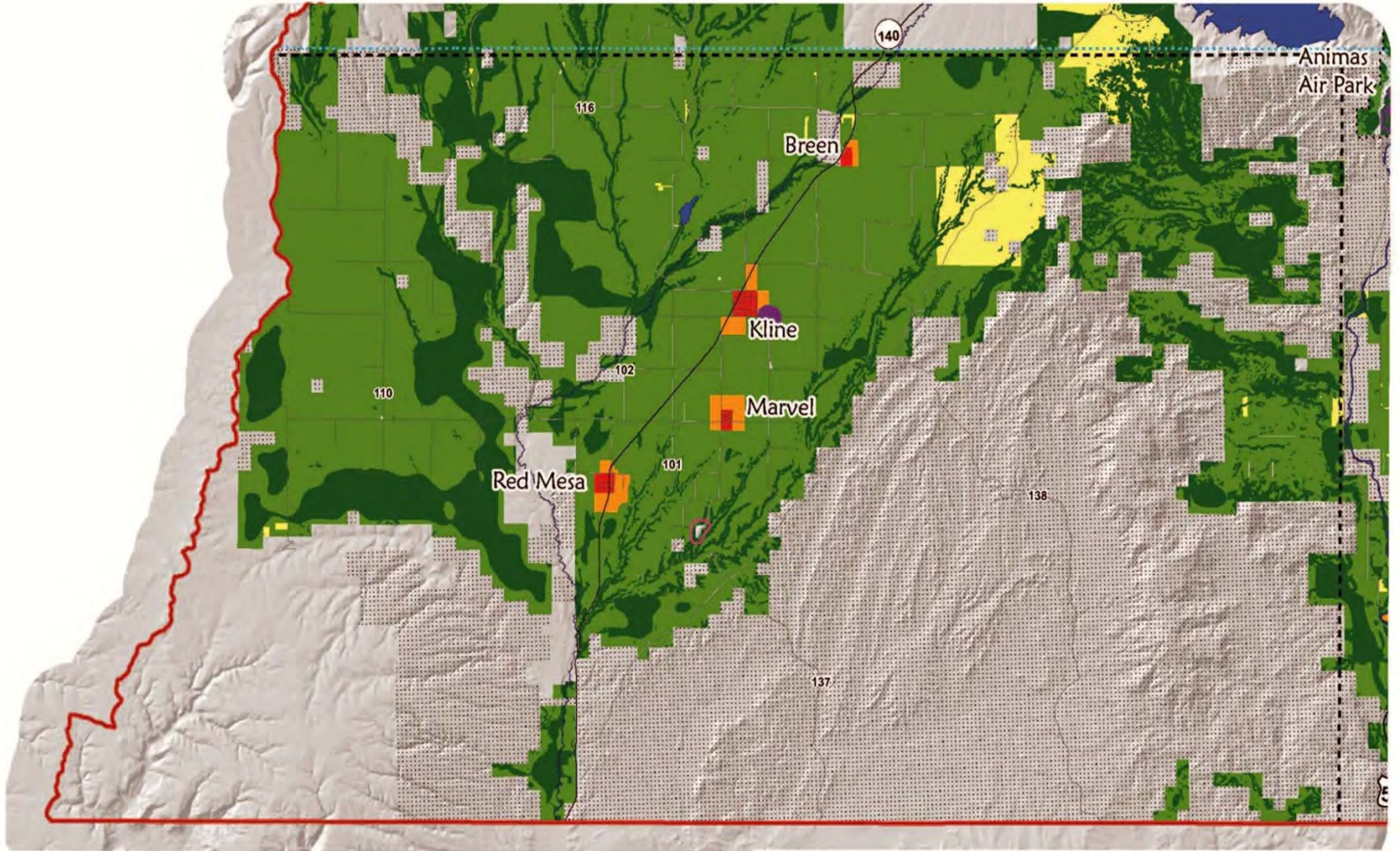
Any land transfers from non-private to private land status will be designated RC/D (Resource Conservation/Development) unless otherwise approved by La Plata County. Development intensity greater than 1 DU/3 ac generally require central services.











■ **Implementation** (pg 122)

- Goals and Strategies Summary Matrix for each Plan Element
- Identifies “Partnering Organizations”, “Funding Sources”, “Alignment with Existing Plans”, and “Resources” to implement the strategies
- Highlights Strategies prioritized from community polling and survey.



- **Updating and Amending the Plan** (pg 155)
 - Defines the Plan Update and Amendment procedures and frequencies.
 - Describes a suggested Criterion for Map Amendment process.



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