



The Virginia Chapter of the American Planning Association

ISSUE BRIEF

COORDINATED PROVISION OF PUBLIC FACILITIES WITH MINIMUM TAX IMPACT

VAPA supports appropriate authority to provide for public facilities with minimum impact on taxpayers for by-right zoning so that the supply of public infrastructure can match the demand created by new development.

Coordination of residential and commercial development with transportation, schools, water, sewer and other public services is critical to assuring livable and affordable communities. Specifically addressing the coordination of transportation and land-use planning will improve community outcomes, but this is only one aspect of a successful public infrastructure.

All regions require planning that promotes good jobs in livable communities, but many Virginia localities now face unprecedented growth. These rates of growth cause pressure on services, quality of life and the Virginia landscape that are proving current laws and efforts to coordinate state and local decisions to be inadequate to effectively manage.

Since the rate of growth in some parts of Virginia is faster than ever experienced, there exists no similar experience to readily draw upon to manage the associated impacts.

Although most Virginia localities have comprehensive plans, capital improvement programs, zoning, subdivision and site plan ordinances, adequate resources necessary to effectively manage the cost of high rates of growth do not exist. It is essential to find additional tools that empower local policy makers to achieve the desired outcomes of safe, economically viable, convenient, healthy and livable communities.

Planning for land use, transportation and other community infrastructure must stress the importance of the people who live, work and play in them. Communities that promote personal achievement, safety, civic pride, healthy living, mobility, environmental stewardship and community involvement are the outcomes by which to measure policy choices.

The prosperity that has come with Virginia's economic growth has been a benefit to many Virginians and to state government revenues through growing personal income and state tax collections. That prosperity has not, however, equally benefited local government. With limited revenue sources to support local public service obligations, the pressure on local real estate tax rates threatens our taxpayers' prosperity.

MAKING GREAT  COMMUNITIES HAPPEN

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MAKING GREAT COMMUNITIES HAPPEN:

VAPA will support state-level planning policies that make Virginia and its communities the best place to live, work and play. Sound planning offers a key to making Virginia the best place it can be for all Virginians. Every region requires planning that promotes good jobs in livable communities. Faster growing regions have the added need for planning that recognizes pressures that are unprecedented in Virginia's history. Good planning actively involves the people of a community in the process; it combines their input on what is "valuable" for a good community with the technical facts brought by professionals and scientists. Sound planning includes an understanding of the differences between technical and value judgments and blends both appropriately to recommend a direction that moves a community toward the best place it can be for its citizens.

ADVOCATING FOR GREAT COMMUNITIES:

In our efforts to advocate for sound planning policies, regulations, and practice in Virginia, our diverse membership is available as a resource for information and expert testimony regarding planning practice in Virginia. Likewise, through our parent organization, APA, we can provide information regarding planning practice through the United States. VAPA is ready and willing to assist as needed.

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