



IMPLEMENTATION

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CHAPTER 10 – IMPLEMENTATION

INTRODUCTION

The adoption of this update to the Comprehensive Plan is not the end of the planning process. Planning is an ongoing process that is intended to periodically review changes that are occurring and the effects of those changes on the County.

In addition to this Plan, many other agencies have plans that must be considered and coordinated with this plan. Planning is not done in a vacuum and will be ineffective if done that way. There are a number of implementation measures available to local government. This chapter summarizes these measures and actions, which should be undertaken to help implement the Comprehensive Plan.

ORDINANCE REVISIONS

REWRITE THE CAROLINE COUNTY ZONING ORDINANCE TO BRING IT INTO COMPLIANCE WITH THIS UPDATE TO THE COMPREHENSIVE PLAN AND TO ADDRESS OTHER NEEDED CHANGES.

The Zoning Ordinance is one of the principal means of implementing the County's plan. The purpose of the Zoning Ordinance is to protect the health, safety and general welfare of the public by addressing issues such as traffic, public facilities, types of land use, density, water supplies, wastewater treatment, and environmental protection. The Zoning Ordinance establishes regulations to reflect and implement the land use plan.

The Zoning Ordinance was last rewritten in 1980. Although there have been a number of amendments reflecting changes to the Code of Virginia or other text amendments, the Ordinance is in need of a complete review and revision. This should be accomplished after the adoption of the Comprehensive Plan as soon as possible.

REWRITE THE CAROLINE COUNTY SUBDIVISION ORDINANCE TO BRING IT INTO COMPLIANCE WITH THIS UPDATE TO THE PLAN AND TO ADDRESS OTHER NEEDED CHANGES.

The second principal implementation method of the Comprehensive Plan is the County's Subdivision Ordinance. The Subdivision Ordinance establishes procedures to subdivide property in order to establish a usable lot for its intended purpose. By providing reasonable regulations relating to development, both prospective owners and the County are protected from the adverse impacts of unmanaged development.

The Caroline County Subdivision Ordinance was last rewritten in 1973. Like the Zoning Ordinance, there have been a number of amendments over the years to reflect amendments to the Code of Virginia, platting requirements, or procedural changes. However, this Ordinance is also in need of a complete rewrite. As with the Zoning Ordinance, it should be accomplished after the adoption of the Comprehensive Plan as soon as possible.

CAPITAL IMPROVEMENT PROGRAM

CONTINUOUSLY UPDATE THE CAPITAL IMPROVEMENT PROGRAM (CIP).

Caroline County has annually adopted a CIP since 1994. Each year the process has been improved and the CIP has become an important planning document. The CIP should continue to be reviewed and updated annually with continuous efforts to improve the document and the process to update it.

PUBLIC FACILITIES REVIEW

ESTABLISH A FORMAL REVIEW PROCESS FOR PUBLIC FACILITIES AND UTILITIES TO INSURE SUCH FACILITIES ARE IN CONFORMANCE WITH THE COMPREHENSIVE PLAN.

The Code of Virginia allows local governments to establish a process for the review of public facilities to ensure compliance with the locality's Comprehensive Plan. This particular provision (15.2-2232) provides localities with a mechanism to ensure that public facilities, public utilities, or public service corporations (including privately owned facilities) are developed with the locality's concurrence and in accordance with the Plan. This allows the locality a mechanism to ensure, for example, that water/sewer lines are not extended into areas that are not planned for development, thus thwarting the Plan. The County should formally implement such a process to ensure compliance of public utilities/facilities with its Comprehensive Plan.

MASTER UTILITY PLANNING

REVISE WATER & WASTEWATER MASTER PLANS.

Following the 1994 Comprehensive Plan, the County provided utilities to the I-95/Route 639 interchange in Ladysmith. This extension increased development potential in this portion of the growth area. Additionally, several factors developed since the 1987 update affecting the provision of utilities around the Town of Bowling Green and need to be addressed.

Caroline County needs to update its water supply and distribution system. The County system is currently served by six wells producing a maximum of 876 gallons per minute. However, to serve the growth area, as planned, the County will require additional groundwater resources in the near future and may have to utilize one or more surface water sources. Caroline County is pursuing a permit to withdraw water from the Rappahannock River.

To remedy this, the Public Works Department, with the assistance of the Department of Planning and Community Development, is developing a detailed ten year plan for the development of the water supply and wastewater collection and treatment systems. This will assist the County in assuring that its actions today support and enhance the development of its utility system in the future.

ECONOMIC DEVELOPMENT

ESTABLISH AN OVERALL ECONOMIC DEVELOPMENT STRATEGY FOR THE COUNTY.

The office of Economic Development recently moved into its new offices at the Visitors Center. A Tourism Coordinator has been hired and an Economic Development Team has been established with a liaison from the Board of Supervisors. This update to the plan establishes an Economic Development Chapter, recognizing the importance of Economic Development and Tourism to the County's future.

The Economic Development Chapter identifies several issues that face the County in advancing its Economic Development Program. An overall strategy should be developed to address these deficiencies and position the County for the future.

PLANNING COMMISSION/BOARD OF SUPERVISORS

ESTABLISH PERIODIC COMPREHENSIVE PLAN REVIEW SESSIONS BETWEEN THE PLANNING COMMISSION AND BOARD OF SUPERVISORS.

As discussed earlier, planning is an ongoing process. The Comprehensive Plan is not designed to be taken off of the shelf every five years, revised, and placed back on the shelf. The plan is *the* guide for everyday land use decisions. As a means of more consistently reviewing the Plan, the Board of Supervisors and the Planning Commission should periodically meet for the purpose of reviewing the Plan. This will ensure a continuous dialogue between the two bodies and provide a better means of evaluating the implementation of the Plan.

STRATEGIC PLANNING

CONTINUE A STRATEGIC PLANNING PROCESS FOR THE COUNTY.

Strategic planning is a concept developed by the private sector that is applicable to and beneficial to the public sector. It is a systematic way of managing change and creating the best possible future. It is also a process for identifying and accomplishing important actions based on identified strengths, weaknesses, threats and opportunities to the community.

Strategic planning is not the same as comprehensive planning. Comprehensive planning is oriented towards identification of goals and measurable objectives to achieve those goals, while strategic planning focuses on allocating resources to critical issues. Thus, strategic planning compliments comprehensive planning and vice versa.

Building upon the strengths and benefits of previous strategic planning efforts, the County updated its Strategic Plan, as a means of fostering a public-private partnership for the betterment of the community. The most recent Strategic Plan was adopted by the Board of Supervisors in 2000. The strategic planning process should be continued with periodic reviews to measure progress in achieving its goals and objectives.

COMPREHENISVE PLAN AMENDMENTS

ESTABLISH A POLICY ON COMPREHENSIVE PLAN AMENDMENTS.

The Board of Supervisors should establish a policy on amendments to the Comprehensive Plan. This policy should require development proposals, including public improvements, that are inconsistent with the Comprehensive Plan to provide additional analysis above and beyond the standard development review. Such a policy would benefit the development community, citizens, staff and the Board of Supervisors by clearly identifying the process through which inconsistent development proposals will be evaluated.

IMPLEMENTATION

ANNUALLY EVALUATE THE GOALS, OBJECTIVES & STRATEGIES CONTAINED IN THE IMPLEMENTATION MATRIX TO DETERMINE PROGRESS.

The County first adopted a Vision Statement in 1994 to articulate the future of the County. It has been guiding decision makers since that time. Each chapter of the Comprehensive plan contains goals, objectives and implementation/action strategies.

The goals, objectives and strategies contained in this Plan are consolidated into a matrix at the end of this chapter. This matrix allows easy comparison to determine how the County is progressing in attaining its goals. The Board of Supervisors should annually review this matrix and modify it as necessary, as objectives and strategies are met and can be removed from the list.

Goals are identified for the future development of Caroline county to help achieve the County's vision. Each goal is followed by a series of objectives and strategies that should be undertake by the Caroline County Board of Supervisors. By achieving the recommended strategies and objectives, the County can progress toward attainment of its goals in an orderly and efficient manner.

The goals identified are long-range in their scope, generally consistent with the 20 year timeframe of the Plan and set the direction for County actions in the coming years. The objectives and strategies generally reflect a shorter time frame of 5 to 10 years and set the foundation for effective and continuous planning. Although certain objectives may appear overly ambitious at present, continuing growth in the County will benefit by their achievement.

IMPLEMENTATION MATRIX

MATRIX TIMING & ABBREVIATIONS

TYPE:

- A** - ACTION
- C** - CAPITAL
- O** - ORDINANCE
- P** - POLICY

TIMING:

ON GOING - A CONTINUAL PROCESS THAT SHOULD BEGIN IN WITH THE APPROVAL AND IMPLEMENTATION OF THIS PLAN AND CONTINUE TO THE NEXT PLANNING CYCLE.

SHORT - ONE TO FIVE YEAR HORIZON

MEDIUM - FIVE TO TEN YEAR HORIZON

LONG - TEN TO TWENTY YEAR HORIZON

CHAPTER 3: HOUSING

	TYPE	ON GOING	SHORT	MEDIUM	LONG
GOAL 3.1: IDENTIFY SUFFICIENT LOCATIONS AND CONSISTENT CRITERIA FOR THE PROVISION OF DIVERSE HOUSING POSSIBILITIES TO PROVIDE HOUSING OPPORTUNITIES FOR ALL SEGMENTS OF THE COUNTY'S POPULATION.	A			X	
GOAL 3.2: PROTECT EXISTING RESIDENTIAL COMMUNITIES THROUGHOUT THE COUNTY TO ENSURE THAT HOUSING REMAINS SAFE AND ATTRACTIVE.	A	X			
OBJECTIVE – PRESERVE AND IMPROVE EXISTING NEIGHBORHOODS AND ENSURE THAT CAROLINE COUNTY'S NEIGHBORHOODS PROVIDE THE HIGHEST QUALITY OF LIFE FOR THEIR RESPECTIVE RESIDENTS.	A/P	X			
Action Strategy 3.2.1: Encourage the creation and continued operation and effectiveness of property owner associations within the communities through recognition, coordination, and appropriate public awareness programs.	P	X			
Action Strategy 3.2.2: Encourage greater voluntary cooperation between the representatives of property owners associations in the County and the appropriate building and zoning code enforcement personnel to increase communication and coordination of these resources in matters pertaining to neighborhood preservation and enhancement.	P	X			
Action Strategy 3.2.3: Continue to promote the formation and use of neighborhood watch and similar programs, as well as connections between neighborhood liaisons and local law enforcement agencies.	A	X			
Action Strategy 3.2.4: Prepare an annual housing report to summarize the conditions of housing in the County and identify geographic areas of special concern.	A		X		
Action Strategy 3.2.5: Periodically conduct County-wide evaluations of older and lower cost neighborhoods to prioritize those areas of the County that have concentrations of neighborhood blight consisting of illegal occupancy, excessive signs, trash/debris and inoperable motor vehicles. Focus more intensive code enforcement in these identified areas.	A	X			
Action Strategy 3.2.6: Maintain Health Department and code enforcement standards to ensure compliance with occupancy and sanitary standards.	P	X			
Action Strategy 3.2.7: Evaluate code revisions to improve the ability of the County to enforce occupancy, health, and sanitation standards for residential structures.	A		X		

CHAPTER 3: HOUSING

	TYPE	ON GOING	SHORT	MEDIUM	LONG
Action Strategy 3.2.8: Identify neighborhoods in need of new or repair of existing sidewalks, curbs, gutters, and street pavement. Initiate a repair/installation program using public and private funding and grants.	A			X	
Action Strategy 3.2.9: Provide incentives for the redevelopment of sites, as opposed to developing new sites for residential construction.	A/P	X			
Action Strategy 3.2.10: Improve the operation and effectiveness of the County's code provisions to promote on-going assistance and encourage clean, safe, and un-blighted neighborhoods.	A	X	X		
Action Strategy 3.2.11: Encourage new residential developments to include supporting infrastructure, such as transit, pedestrian networks, schools, parks, open space, and emergency services.	A/P	X			
GOAL 3.3: PROVIDE SAFE, EFFICIENT AND APPROPRIATE HOUSING FOR ALL CITIZENS OF CAROLINE COUNTY.	P	X			
OBJECTIVE – ENCOURAGE THE PROVISION OF AFFORDABLE HOUSING FOR ALL SEGMENTS OF THE COUNTY'S POPULATION.	A/P	X			
Action Strategy 3.3.1: Support the development of rental and moderate cost housing, including multi-family and condominium housing.	A/P	X			
Action Strategy 3.3.2: Encourage the development, redevelopment, and rehabilitation of workforce housing to encourage businesses to locate in the County and provide jobs to those who live within the County.	A/P				X
Action Strategy 3.3.3: Provide for a density bonus, if a development provides at least 10% of its units to be acquired by the low-income, handicapped, and workforce segments of the housing market.	P	X			
Action Strategy 3.3.4: As a part of the rezoning process and/or use permit process, encourage developers to provide affordable housing dispersed through their neighborhoods to meet the needs of a wide range of low-income groups and populations with special needs living in the County.	P	X			

CHAPTER 3: HOUSING

	TYPE	ON GOING	SHORT	MEDIUM	LONG
Action Strategy 3.3.5: Offer incentives to promote the development of “workforce” housing and provide new locations for rental communities.	A		X		
Action Strategy 3.3.6: Revise ordinances to allow accessory apartments, cottages, and live-work units in appropriate locations in Caroline County.	O		X		
Action Strategy 3.3.7: Encourage the development of housing intended for older residents in appropriate locations throughout the County, which will allow these residents to remain within the community in which they have lived and been active.	A/P		X	X	
GOAL 3.4: RECOGNIZE THE HOUSING NEEDS OF ALL CITIZENS OF THE COUNTY REGARDLESS OF AGE OR INCOME LEVELS.	A	X			
OBJECTIVE – SUPPORT STATE AND FEDERAL HOUSING DESIGN GUIDELINES FOR ALL PORTIONS OF THE POPULATION, INCLUDING THE DISABLED AND ELDERLY.	P	X			
Action Strategy 3.4.1: Utilize available revenue sources to fund home improvements, especially those that enhance the safety and efficiency of the existing housing stock.	C	X			
Action Strategy 3.4.2: Revise County codes to incorporate state and federal standards and better accommodate the disabled and elderly.	O		X		
Action Strategy 3.4.3: Promote the use of small-scale group homes for the disabled and elderly in a variety of residential neighborhoods.	A/P		X		
Action Strategy 3.4.4: Develop partnerships with non-profits to promote affordable housing opportunities.	A	X			
Action Strategy 3.4.5: Maximize federal, state, and private funding to assist income eligible County renters in achieving home ownership.	A/C	X			
Action Strategy 3.4.6: Encourage new housing projects or rehabilitation of existing housing units to meet Energy Star Guidelines as provided by the U.S. Department of Environmental Protection for HVAC, appliances, insulation and lighting.	A/P	X			

CHAPTER 4: NATURAL RESOURCES

	TYPE	ON GOING	SHORT	MEDIUM	LONG
GOAL: IDENTIFY, CONSERVE, AND PROTECT OUR IMPORTANT NATURAL RESOURCES THROUGH LAND USE PLANNING, ZONING, ENVIRONMENTAL PROGRAMS, AND EDUCATIONAL AWARENESS.	A	X			
OBJECTIVE 4.1 – LOCATE DEVELOPMENT IN A MANNER THAT PRESERVES IMPORTANT ENVIRONMENTAL RESOURCES, AGRICULTURAL LANDS, FORESTLANDS, OPEN SPACE, SCENIC BEAUTY, AND HIGH QUALITY GROUND AND SURFACE WATER RESOURCES.	A/P	X			
Action Strategy 4.1.1: Assure that development proposals are consistent with the protection of environmentally sensitive areas and the maintenance of the County’s overall environmental quality.	P	X			
Action Strategy 4.1.2: Encourage landscaping and physical improvement of existing development to improve the overall visual quality of the County.	A/P	X			
Action Strategy 4.1.3: Require underground utilities in all new developments. Encourage screening and buffering of existing above ground utilities and their placement below ground.	A	X			
Action Strategy 4.1.4: Encourage building, site and road designs that enhance the natural landscape and preserve scenic view sheds.	A	X			
OBJECTIVE 4.2 – IDENTIFY EXISTING OR POTENTIAL SOURCES OF SURFACE AND GROUNDWATER POLLUTION AND ACTIONS TO ADDRESS ANY IDENTIFIED POLLUTION PROBLEMS.	A		X		
Action Strategy 4.2.1: Undertake a countywide analysis of existing land uses to identify potential sources of surface and groundwater pollution; including but not limited to above ground storage tanks, underground storage tanks and animal feed lots.	A		X		
Action Strategy 4.2.2: Develop a well head protection program for public water supply wells.	A			X	
Action Strategy 4.2.3: Develop voluntary and regulatory measures to reduce pollution potential.	AP			X	
OBJECTIVE 4.3 – ENCOURAGE THE PRESERVATION OF AGRICULTURAL LANDS, FORESTAL LANDS, SCENIC AREAS, OPEN SPACE AND ENVIRONMENTALLY SENSITIVE AREAS THROUGH A COMBINATION OF TECHNIQUES, INCLUDING: LAND USE VALUE ASSESSMENT, CLUSTER DEVELOPMENT PROVISIONS, CONSERVATION EASEMENTS, LAND TRUSTS, OR THE PURCHASE/TRANSFER OF DEVELOPMENT RIGHTS.	A/P	X			

CHAPTER 4: NATURAL RESOURCES

	TYPE	ON GOING	SHORT	MEDIUM	LONG
Action Strategy 4.3.1: Preserve open space, agricultural lands, forest lands and the rural character of the County.	A	X			
Action Strategy 4.3.2: Educate the public about voluntary techniques to preserve and protect sensitive environmental lands; wildlife habitats; and agricultural, forestal and other open space land.	A	X			
OBJECTIVE 4.4 – CONTINUE THE DEVELOPMENT AND IMPLEMENTATION OF ENVIRONMENTAL PROGRAMS (I.E., EROSION AND SEDIMENT CONTROL, CHESAPEAKE BAY PROGRAM, STORMWATER MANAGEMENT AND BEST MANAGEMENT PRACTICES) THAT PROTECT DOWNSTREAM PROPERTIES, WETLANDS, FLOODPLAINS, AND OTHER ENVIRONMENTALLY SENSITIVE AREAS FROM THE ADVERSE EFFECTS OF DEVELOPMENT.	A	X	X		
Action Strategy 4.4.1: Identify environmentally sensitive areas and develop recommendations for voluntary and regulatory means to protect resources identified in studies of environmentally sensitive areas.	A		X	X	
Action Strategy 4.4.2: Encourage the use of best management practices to mitigate water quality and runoff impacts.	A/P	X			
Action Strategy 4.4.3: Identify and enforce zoning regulations and other county ordinances to ensure the preservation and protection of wetlands, floodplains, natural areas, and other environmentally sensitive areas and resources.	A	X			
Action Strategy 4.4.4: Identify potential uses for streams and rivers and develop standards to support these uses. Protect the quality and quantity of these surface waters so they will continue to support these uses. Consideration should be given to existing and potential water resource uses when reviewing land development applications.	A/P	X			
OBJECTIVE 4.5 – PROTECT THE WATER QUALITY AND THE FLORA AND FAUNA INHABITING THE WATERS OF THE COUNTY THROUGH THE ESTABLISHMENT AND IMPLEMENTATION OF A CHESAPEAKE BAY PRESERVATION PLAN FOR CAROLINE COUNTY.	O/P		X		
Action Strategy 4.5.1: Encourage, to the extent possible, increases in the amount of pervious surfaces.	P	X			
Action Strategy 4.5.2: Maintain a policy of no net increase in nonpoint source pollution.	P	X			

CHAPTER 4: NATURAL RESOURCES

	TYPE	ON GOING	SHORT	MEDIUM	LONG
Action Strategy 4.5.3: Encourage minimal land disturbance to achieve the proposed use.	P	X			
Action Strategy 4.5.4: Encourage development to identify environmental constraints and to avoid environmentally sensitive features during land disturbing activities.	P	X			
Action Strategy 4.5.5: Preserve indigenous vegetation to the maximum extent possible.	P	X			
Action Strategy 4.5.6: Minimize any unavoidable environmental impacts.	P	X			
OBJECTIVE 4.6 – ASSUME A LEADERSHIP ROLE REGARDING THE CONSERVATION, PROTECTION, AND PRESERVATION OF ITS IMPORTANT NATURAL RESOURCES.	A/P		X		
Action Strategy 4.6.1: Monitor the possible non-attainment designation of Caroline County.	A	X			
Action Strategy 4.6.2: Work with Virginia DEQ to develop a designation that addresses the requirements, while attempting not to burden County residents and businesses.	A		X		
OBJECTIVE 4.7 – SEEK ALLIANCES AND PARTNERSHIPS, BOTH WITHIN AND OUTSIDE OF THE COUNTY, IN ORDER TO IMPROVE COUNTY PROGRAMS AND INITIATIVES AND TO IMPROVE OVERALL SUCCESS.	A		X		
OBJECTIVE 4.8 – IMPLEMENT A WATERSHED APPROACH TO IDENTIFY AND ADDRESS POLLUTION PROBLEMS, IMPAIRMENTS, AND UNIQUE AREAS WORTHY OF PROTECTION.	A			X	
Action Strategy 4.8.1: Utilize DEQ’s Water Quality Assessment Report to identify impaired waters.	A		X		
Action Strategy 4.8.2: Identify and pursue independent study projects for area college students	A	X			
OBJECTIVE 4.9 – DEVELOP POTENTIAL LAND USE/POLLUTANT LOAD MODELS IN SUPPORT OF THE TMDL MANDATES.	A	X			
Action Strategy 4.9.1: Utilize GIS technology for land use data, soils, and other data layers.	A	X	X		
Action Strategy 4.9.2: Identify environmentally sensitive areas such as RPA features, wetlands, etc.	A	X	X		

CHAPTER 4: NATURAL RESOURCES

	TYPE	ON GOING	SHORT	MEDIUM	LONG
OBJECTIVE 4.10 – ESTABLISH A COUNTYWIDE NETWORK OF WEATHER STATIONS AND WATERSHED MONITORING STATIONS TO PROVIDE PUBLIC SERVICE (AWARENESS), IMPROVE EFFICIENCY AND EFFECTIVENESS OF ENVIRONMENTAL PROGRAMS, ASSESSMENT OF CHANGES AND IMPACTS TO AQUATIC RESOURCES RESULTING FROM VARIOUS LAND USES AND DEVELOPMENT ACTIVITIES.	A			X	
OBJECTIVE 4.11 – IMPROVE ENVIRONMENTAL AWARENESS OF NATURAL PROCESSES, ECOSYSTEMS, DIVERSITY, ETC.	A	X			
OBJECTIVE 4.12 – PROVIDE OUTSTANDING CUSTOMER SERVICE THAT ENCOURAGES COOPERATION, INTERACTION, AND THE PUBLIC’S USE OF COUNTY STAFF KNOWLEDGE AND RESOURCES.	A/P	X			

CHAPTER 5: CULTURAL & HISTORIC RESOURCES

	TYPE	ON GOING	SHORT	MEDIUM	LONG
GOAL: IDENTIFY AND PROTECT SIGNIFICANT ARCHEOLOGICAL, ARCHITECTURAL, CULTURAL, AND HISTORICAL RESOURCES FOR THE BENEFIT OF COUNTY RESIDENTS AND VISITORS.	A/P	X			
OBJECTIVE 5.1 – IDENTIFY SITES OF ARCHEOLOGICAL, ARCHITECTURAL, CULTURAL, AND HISTORICAL SIGNIFICANCE IN THE COUNTY.	A		X	X	
Action Strategy 5.1.1: Complete the Historic Architecture Survey of Caroline County. Phase I of the survey covered the Primary Growth Area and selected Secondary Growth Areas. The survey of resources in the remaining Secondary Growth Areas and the rural areas of the County should be completed.	A			X	
Action Strategy 5.1.2: Establish and maintain a computerized listing of all architectural, cultural and historically significant sites. In developing the County's Geographic Information System, all culturally significant properties should be included with real estate and parcel identification to facilitate the identification, preservation and protection of significant properties.	A	X			
Action Strategy 5.1.3: Conduct Phase I and, if appropriate, Phase II and III, level cultural resource studies, as defined by the Virginia Department of Historic Resources. As development occurs, culturally significant properties may be destroyed. Applicants for rezonings and special exceptions should undertake such studies when appropriate and incorporate preservation techniques, when appropriate.	A	X			
OBJECTIVE 5.2 – ENCOURAGE THE PRESERVATION OF ARCHEOLOGICAL, ARCHITECTURAL, CULTURAL, AND HISTORICAL RESOURCES THAT ARE IMPORTANT TO THE DOCUMENTATION OF COUNTY, STATE OR NATIONAL HISTORY.	A/P	X			
Action Strategy 5.2.1: Assist property owners who desire to have their properties evaluated for inclusion in the Virginia Landmarks Register or National Register. The County should cooperate with The University of Mary Washington, the Caroline County Historical Society or other preservation groups to provide assistance to those property owners.	A	X			
Action Strategy 5.2.2: Encourage property owners of potentially eligible properties to seek designation in the Virginia and/or National Register of Historic Places. The County, in conjunction with the Caroline County Historical Society, GWRC (Planning District 16), or other groups should assist property owners of potentially eligible properties with their applications for such designation.	A	X			

CHAPTER 5: CULTURAL & HISTORIC RESOURCES

	TYPE	ON GOING	SHORT	MEDIUM	LONG
Action Strategy 5.2.3: Encourage property owners to donate preservation easements for the protection of significant properties. In conjunction with the Virginia Department of Historic Resources, Virginia Outdoors Foundation, The Nature Conservancy or other appropriate organizations, the County should work with interested property owners to identify the benefits of voluntary preservation easements and encourage the use of such easements.	A	X			
Action Strategy 5.2.4: Promote the use of tax credits for rehabilitated structures. The County should encourage the preservation of resources by encouraging property owners to use available Federal rehabilitation tax credits.	A	X			
Action Strategy 5.2.5: Develop an overall preservation plan for historically significant sites, areas and properties. Sound recommendations and ideas were identified in the historic survey of Caroline County, all of which are not identified in this plan. A separate preservation plan should be considered to supplement the Comprehensive Plan and other County ordinances.	A/P			X	
OBJECTIVE 5.3 – ESTABLISH A FRAMEWORK FOR THE PRESERVATION AND PROTECTION OF CULTURALLY SIGNIFICANT SITES FROM THE ADVERSE EFFECTS OF DEVELOPMENTS.	A/O			X	
Action Strategy 5.3.1: Evaluate amendments to the Zoning Ordinance to include techniques to preserve significant resources. One of the best techniques available to local governments is the use of its zoning authority to protect historic properties. The County should use its authority to provide opportunities for landowners to preserve historic resources.	A/O			X	
Action Strategy 5.3.2: Promote the preservation and protection of significant resources through the preservation of open spaces. View sheds and open spaces are integral components of historical properties in rural areas. These open spaces and view sheds should be recognized for their importance and protection measures should be included in the subdivision and zoning regulations.	A/P	X			
OBJECTIVE 5.4 – PROMOTE AWARENESS OF THE IMPORTANCE OF PRESERVING HISTORICALLY SIGNIFICANT PROPERTIES FOR THE CITIZENS OF THE COUNTY.	A	X			
Action Strategy 5.4.1: Assist local historic preservation groups in promoting public awareness of preservation issues.	A	X			

CHAPTER 5: CULTURAL & HISTORIC RESOURCES

	TYPE	ON GOING	SHORT	MEDIUM	LONG
Action Strategy 5.4.2: Enhance the awareness of County history through the public school system. The school system offers a great opportunity to educate the younger citizens of the County and may lead to an increased level of awareness of historic preservation in future generations.	A	X			
Action Strategy 5.4.3: Encourage owners of historic properties to become involved with the Caroline Historical Society or other local group to encourage others to preserve their properties and/or seek state and national registration.	A	X			
Action Strategy 5.4.4: Promote local awareness and recognition of historic properties through open house tours, local landmark signage, driving tours, and brochures. Occasionally spotlight a local resource in the Caroline Progress to promote citizen awareness.	A	X		X	
Action Strategy 5.4.5: Establish a local historic register to allow the County Board of Supervisors to designate specific structures and sites significant to the County's development as worthy of recognition and special consideration.	A	X		X	

CHAPTER 6: ECONOMIC DEVELOPMENT

	TYPE	ON GOING	SHORT	MEDIUM	LONG
GOAL: MAXIMIZE THE WELL-BEING OF CAROLINE COUNTY CITIZENS THROUGH RESPONSIBLE ECONOMIC DEVELOPMENT.	P	X			
OBJECTIVE 6.1 - ESTABLISH A COORDINATED AND EFFECTIVE ECONOMIC DEVELOPMENT STRATEGY INCLUSIVE OF THE COUNTY, CHAMBER OF COMMERCE, INDUSTRIAL DEVELOPMENT AUTHORITY AND THE FREDERICKSBURG REGIONAL ALLIANCE TO FOCUS ON RECRUITMENT OF NEW BUSINESSES, AS WELL AS RETENTION AND EXPANSION OF EXISTING BUSINESSES.	A/P		X		
Action Strategy 6.1.1: Provide water and sewer infrastructure in areas planned for commercial and industrial development consistent with County policies for public utility extensions.	A			X	
Action Strategy 6.1.2: Identify and preserve high quality sites for industrial and commercial use.	A	X			
Action Strategy 6.1.3: Encourage the development of high quality commercial/industrial properties through public/private partnerships.	A/P	X			
Action Strategy 6.1.4: Support the Regional Marketing concept for Economic Development.	P	X			
Action Strategy 6.1.5: Encourage the development of educational opportunities through the Caroline County Public Schools, the University of Mary Washington, Germanna Community College, and local employers to train County residents for local employment opportunities.	A/P	X			
OBJECTIVE 6.2 - PROMOTE A TRAVEL AND TOURISM PROGRAM THROUGHOUT THE COUNTY TO ENHANCE THE ECONOMIC BENEFIT OF TOURISM AND IMPROVE THE QUALITY OF LIFE IN CAROLINE COUNTY.	A		X		
Action Strategy 6.2.1: Identify, develop, and promote Caroline County attractions and events as tourist destinations.	A	X			
Action Strategy 6.2.2: Increase public awareness of tourism as a major contributor to the local economy, job creator, and provider of positive community well-being.	A	X			
Action Strategy 6.2.3: Provide recreational opportunities for visitors and residents.	A		X	X	
Action Strategy 6.2.4: Identify and adopt strategies to expand Caroline County's tax base.	A/P		X		

CHAPTER 6: ECONOMIC DEVELOPMENT

	TYPE	ON GOING	SHORT	MEDIUM	LONG
Action Strategy 6.2.5: Coordinate efforts of the County government, local towns, adjacent jurisdictions of King George and Westmoreland Counties to establish and enhance a regional tourism effort.	A/P	X			
Action Strategy 6.2.6: Recognize the value of agritourism and heritage tourism in growing the local/regional tourism industry.	A	X			
Action Strategy 6.2.7: Coordinate with local tourism businesses to exchange information, strategies, and feedback related to tourism programs and impact.	A	X			
OBJECTIVE 6.3 - DEVELOP AND IMPLEMENT A TOURISM PROGRAM THAT UNIFIES TOURISM TRAINING, BRANDING AND DESTINATION INITIATIVES IN ALL SECTORS OF THE COUNTY.	A/P		X	X	
Action Strategy 6.3.1: Work in partnership with local towns, develop a County-wide staffing and customer service training program.	A		X	X	
Action Strategy 6.3.2: Conduct tourism research on a continual basis that focuses on return on investment and visitor satisfaction.	A	X			
Action Strategy 6.3.3: Focus on overnight visitors for the greatest economic impact.	A	X			
Action Strategy 6.3.4: Create regional/local visitation packages utilizing golf courses, antiquing, winery tours, dining and lodging.	A	X			
Action Strategy 6.3.5: Leverage the central location and quality of the visitor center for direct revenue opportunities within the region.	A		X	X	

CHAPTER 7: COMMUNITY FACILITIES

	TYPE	ON GOING	SHORT	MEDIUM	LONG
GOAL: ESTABLISH EFFECTIVE AND EFFICIENT COMMUNITY FACILITIES AND SERVICE DELIVERY SYSTEMS TO SERVE THE EXISTING AND ANTICIPATED NEEDS OF FUTURE DEVELOPMENT.	A	X			
OBJECTIVE 7.1 – LOCATE FACILITIES TO PROVIDE EFFICIENT SERVICE TO THE GREATEST NUMBER OF EXISTING RESIDENCES AND BUSINESSES, WHILE TAKING INTO ACCOUNT FUTURE DEVELOPMENT NEEDS.	A/P	X			
Action Strategy 7.1.1: Encourage the development of community facilities within the growth areas as identified in the Land Use Plan and the Future Land Use Map.	P	X			
Action Strategy 7.1.2: Utilize the review process set forth in Section 15.2-2232 of the Code of Virginia for the development of public facilities to ensure that such facilities are in accordance with the adopted Comprehensive Plan.	A/P	X			
Action Strategy 7.1.3: Utilize the Capital Improvements Program and Public Facility Standards to prioritize and program the development of public facilities.	A		X		
OBJECTIVE 7.2 - DEVELOP A MASTER COMMUNITY FACILITIES PLAN TO ASSESS THE COUNTY’S CURRENT AND FUTURE PUBLIC SERVICE NEEDS AND PROVIDES A PLAN FOR ADDRESSING THE NEEDS IN AN EFFICIENT AND COST EFFECTIVE MANNER.	A		X		
Action Strategy 7.2.1: Establish public facility standards to use in determining needs associated with the existing population, as well as anticipated development to insure the adequate provisions of services.	A/P		X		
Action Strategy 7.2.2: Apply accepted zoning, land use, public facility criteria in evaluating potential sites for public facilities.	A/P	X			
Action Strategy 7.2.3: Encourage the joint use of public facilities by County departments and agencies to maximize utilization of such facilities.	P	X			
Action Strategy 7.2.4: Encourage the development of joint facilities in conjunction with surrounding jurisdictions.	P	X			

CHAPTER 8: LAND USE

	TYPE	ON GOING	SHORT	MEDIUM	LONG
GOAL: TO GUIDE THE FUTURE DEVELOPMENT IN THE COUNTY TO AREAS THAT ARE EFFICIENTLY SERVED BY PUBLIC FACILITIES BY PRESERVING THE RURAL FEATURES AND THE QUALITY OF LIFE.	P	X			
OBJECTIVE 8.1 – ENCOURAGE DEVELOPMENT TO LOCATE IN AREAS WITH EXISTING OR PLANNED PUBLIC FACILITIES.	A/P	X			
Action Strategy 8.1.1: Phase development in conjunction with the availability of public facilities and utilities.	P	X			
Action Strategy 8.1.2: Establish standards for acceptable levels of service for public facilities and ensure those levels of service are maintained.	P		X		
OBJECTIVE 8.2 – PROVIDE FOR A VARIETY OF LAND USES SO AS TO ALLOW FOR A DIVERSITY OF HOUSING UNIT TYPES AND EMPLOYMENT OPPORTUNITIES.	P		X	X	
Action Strategy 8.2.1: Permit low, low-medium and medium density residential development in appropriate amounts and locations in the primary and secondary growth areas.	P		X	X	
OBJECTIVE 8.3 – PLAN FOR AND PROVIDE PUBLIC FACILITIES THROUGH PUBLIC-PRIVATE EFFORTS IN A COST EFFECTIVE MANNER THAT MEETS THE NEEDS OF DEVELOPMENT IN A TIMELY MANNER AND IMPLEMENTS THE COMPREHENSIVE PLAN.	A/P			X	X
Action Strategy 8.3.1: Target funds in the Capital Improvement Program, Primary Road Improvements, and the Secondary Road Improvements Programs for projects in the primary and secondary growth areas that will provide the most benefit to the greatest number of people.	C	X		X	X
Action Strategy 8.3.2: Restrict water and sewer utility extensions and the establishment of new central systems outside of the primary and secondary growth area.	P	X			
Action Strategy 8.3.3: Require all development or extensions of public or private water or sewer utilities be reviewed and approved under Section 15.2-2232 of the Code of Virginia.	P	X			
Action Strategy 8.3.4: Develop and maintain a list of all major developments approved at the rezoning, site plan, or subdivision stages and monitor the effects of such developments on all public facilities.	A	X			
OBJECTIVE 8.4 – ENCOURAGE “QUALITY” DEVELOPMENT THROUGH INNOVATIVE LAND USE ORDINANCES AND DESIGN STANDARDS.	P	X			

CHAPTER 8: LAND USE

	TYPE	ON GOING	SHORT	MEDIUM	LONG
Action Strategy 8.4.1: Amend the Zoning Ordinance to establish open space standards for developments within and outside of the growth areas.	O		X	X	
Action Strategy 8.4.2: Amend the Zoning Ordinance to establish land use standards related to design, traffic, lighting, smoke, noise, odor and other impacts.	O		X	X	
Action Strategy 8.4.3: Require the submission of concept plans with rezoning and conditional use permit applications for all developments.	P	X	X		
Action Strategy 8.4.4: Establish planning advisory committees for the Ladysmith, Bowling Green, and Carmel Church UDAs and the other villages in the County to develop detailed land use plans for the respective areas.	P	X		X	X
OBJECTIVE 8.5 – PROTECT EXISTING AND PLANNED USES FROM THE ENCROACHMENT OF INCOMPATIBLE LAND USES.	A/P	X			
Action Strategy 8.5.1: Evaluate rezonings and conditional use permit applications to ensure consistency with the Comprehensive Plan and compatibility with the existing and planned land use character of the area.	P	X			
Action Strategy 8.5.2: Require the documentation of impacts of a proposed development including, but not limited to, studies of traffic impact, historic and archaeological resources, water quality and quantity, other environmental considerations, and fiscal impact. Require that the recommendations of such studies be adequately addressed prior to preparation of development plans, or as part of those applications where a rezoning or conditional use permit is required.	P	X			
Action Strategy 8.5.3: Require open space in developments within the primary and secondary growth areas to provide for active recreation, passive recreation, landscaping and buffering.	P	X			
OBJECTIVE 8.6 – PRESERVE THE RURAL CHARACTER OF THE COUNTY BY DISCOURAGING RURAL SUBDIVISIONS THAT UTILIZE AGRICULTURAL LANDS, FORESTLANDS, ENVIRONMENTALLY SENSITIVE AREAS AND OPEN SPACES.	A/P	X			

CHAPTER 8: LAND USE

	TYPE	ON GOING	SHORT	MEDIUM	LONG
Action Strategy 8.6.1: Encourage the use of conservation easements and land trusts in rural areas to facilitate open space preservation and the protection of agricultural lands, forestal lands, natural areas and environmentally sensitive areas.	P	X			
Action Strategy 8.6.2: Encourage developers in the designated growth areas to acquire the development rights to properties in the preservation areas in exchange for higher densities in their development.	P	X			
Action Strategy 8.6.3: Evaluate reducing the permitted densities in the preservation areas, as one way of discouraging inappropriate rural development.	A	X			
Action Strategy 8.6.4: Where development is permitted in the preservation areas, encourage cluster development over conventional development.	P	X	X		
OBJECTIVE 8.7 – ENSURE RURAL DEVELOPMENT IS SENSITIVE TO THE NEEDS FOR RURAL PRESERVATION AND THE PROTECTION OF ENVIRONMENTALLY SENSITIVE AREAS.	A/P	X			
Action Strategy 8.7.1: Require open space in rural developments to protect agricultural lands, forest lands, environmentally sensitive features and preserve the rural character of those areas.	A/P	X			
Action Strategy 8.7.2: Utilize the concept of net density, in lieu of gross density, to eliminate density credits for environmentally sensitive areas such as floodplains, wetlands and steep slopes	P	X			

CHAPTER 9: TRANSPORTATION

	TYPE	ON GOING	SHORT	MEDIUM	LONG
GOAL: DEVELOPMENT AND MAINTAIN A SAFE AND EFFICIENT TRANSPORTATION SYSTEM.	A	X			
OBJECTIVE 9.1 - WORK WITH THE VIRGINIA DEPARTMENT OF TRANSPORTATION TO IDENTIFY, DESIGN AND IMPLEMENT PROJECTS THAT PREVENT OR RELIEVE CONGESTION IN DEVELOPED AREAS.	A	X			
Action Strategy 9.1.1: Work with Virginia Department of Transportation to complete the four laning of U.S. Route 301 to its ultimate design.	A			X	
Action Strategy 9.1.2: Implement the plan for the I-95/Rogers Clark Boulevard (Route 207) interchange from Jefferson Davis Highway (Route 1) to Dry Bridge Road (Route 684) to relieve congestion, improve traffic safety, and provide for controlled access.	A		X		
Action Strategy 9.1.3: Ladysmith Road (Route 639) from Jefferson Davis Highway (Route 1) to Rogers Clark Boulevard (Route 207) should be redesigned and improved to provide high speed access across the County (east/west). Implement Phase I upon adoption of the Plan.	A		X		X
Action Strategy 9.1.4: Work with VDOT and the citizen advisory committees to develop transportation plans to supplement the detailed sub-area plans in the growth areas.	A	X			
Action Strategy 9.1.5: Designate Ladysmith, Carmel Church and Bowling Green/Milford as Urban Development Areas and adopt the provisions required by the Code of Virginia 15.2-2223.1.	A/O		X		
Action Strategy 9.1.6: Develop a road impact fee system for UDAs identified in the County.	A		X		
Action Strategy 9.1.7: Support and strengthen the highway corridor plan and the overlay district regulations	A	X	X		
OBJECTIVE 9.2 - WORK WITH THE VIRGINIA DEPARTMENT OF TRANSPORTATION TO PRESERVE AND IMPROVE ACCESS TO INTERSTATE 95.	A	X			
Action Strategy 9.2.1: Preserve land area in the areas of I-95 and Golansville Road (Route 601) and Paige Road (Route 605) for possible future interchanges, if needed.	A				X
Action Strategy 9.2.2: Work with VDOT and GWRC to develop an area management plan for the Ladysmith/I-95 interchange area.	A		X		

CHAPTER 9: TRANSPORTATION

	TYPE	ON GOING	SHORT	MEDIUM	LONG
Action Strategy 9.2.3: Work with VDOT to identify an alternative alignment for the I-95 Ladysmith Road interchange, and secure the necessary right-of way for the improvement.	A		X		
OBJECTIVE 9.3 - WORK WITH THE VIRGINIA DEPARTMENT OF TRANSPORTATION TO ASSURE SAFE AND CONVENIENT RAILROAD CROSSINGS, INCLUDING SIGNALIZATION AND GRADE SEPARATION WHERE WARRANTED.	A	X			
Action Strategy 9.3.1: Signalization and constant time warning devices should be installed at all at-grade crossings.	A		X		
Action Strategy 9.3.2: Grade separated crossings should be constructed, as needed, where public safety dictates. Candidates to be considered should include Route 605 (Paige Rd), Route 606 (Stonewall Jackson Rd) and Route 601 (Penola Rd).	A	X			
Action Strategy 9.3.3: Emergency pre-exemption signal(s) should be installed on roads to and between commercial developments, while maintaining the capacity of the existing transportation corridor. Such signals should be installed on all new traffic signals to promote public safety and enable emergency vehicles to pass through traffic signals safely.	A	X	X		
Action Strategy 9.3.4: Mast arms with a street light shall be used for all new traffic signals.	A	X			
OBJECTIVE 9.4 - RESTRICT PRIVATE ROAD SUBDIVISIONS.	A/P	X			
Action Strategy 9.4.1: The Virginia Department of Transportation's Rural Additions Program should continue to be utilized to admit existing qualifying private road subdivisions into the secondary road system.	P	X			
Action Strategy 9.4.2: Prior to approving private road subdivisions, require documentation of adequate financial resources for long term maintenance (recorded road maintenance agreements) of such roads.	P	X			
Action Strategy 9.4.3: Require language on subdivision plats, in covenants and restrictions, and deeds that identify the roads as private roads with no state or local funds for maintenance or upgrades.	P	X			
OBJECTIVE 9.5 - PROMOTE ALTERNATIVES TO IMPROVE TRAVEL TO AND FROM THE COUNTY.	A	X			

CHAPTER 9: TRANSPORTATION

	TYPE	ON GOING	SHORT	MEDIUM	LONG
Action Strategy 9.5.1: Continue to monitor the improvements and expansion plans of the Virginia Railway Express and the participation of adjacent jurisdictions in the commuter rail system.	A	X	X		
Action Strategy 9.5.2: Monitor and participate in the high-speed rail study of the I-95 corridor between Washington, D.C. and Raleigh, N.C., as well as the D.C. to Richmond Rail Study.	A	X	X		
Action Strategy 9.5.3: Support the feasibility of developing an airport capable of handling small freight and commuter passenger planes in conjunction with a commuter rail facility and a public airstrip to serve the residents and businesses of the County.	A				X
Action Strategy 9.5.4: Identify and preserve sites for future commuter/high-speed rail stations within the County.	A	X	X		
OBJECTIVE 9.6 - MONITOR TRANSPORTATION ISSUES OUTSIDE THE COUNTY THAT MAY AFFECT THE COUNTY'S FUTURE DEVELOPMENT.	A	X			
Action Strategy 9.6.1: Continue participation in the Fredericksburg Area Metropolitan Planning Organization (FAMPO). The County should pursue full voting membership in place of the non-voting membership it currently enjoys.	A	X	X		
Action Strategy 9.6.2: Monitor transportation improvements and developments in adjacent jurisdictions and assess their potential impacts on the County.	A	X			
Action Strategy 9.6.3: Monitor the impacts of the Clean Air Act and the possible designation of Caroline County as a non-attainment area for potential impacts to the County.	A	X			
OBJECTIVE 9.7 - PLAN AND COORDINATE LAND USE DEVELOPMENT AND TRANSPORTATION IMPROVEMENTS AT THE LOCAL LEVEL AND WITH OTHER JURISDICTIONS AT THE REGIONAL LEVEL.	A	X			
Action Strategy 9.7.1: Encourage development to pay its share of costs resulting from increased impacts to the transportation system.	P	X			
Action Strategy 9.7.2: Utilize the expanded conditional zoning powers and other recently enacted legislative powers granted to the County by the General Assembly available through the Code of Virginia to negotiate improvements generated in whole or in part by development proposals.	A/P	X	X		

CHAPTER 9: TRANSPORTATION

	TYPE	ON GOING	SHORT	MEDIUM	LONG
Action Strategy 9.7.3: Rights-of-way should be reserved and, where possible, dedicated to meet the functional classification requirements identified in this chapter.	P	X			
Action Strategy 9.7.4: Require that development proposals maintain a Level of Service (LOS) of C, D or better on roads in the Primary and Secondary Road System.	A/P	X			
Action Strategy 9.7.5: Develop traffic standards that supplement and improve upon the minimum VDOT traffic standards and will improve traffic safety.	A		X		
Action Strategy 9.7.6: Develop transportation standards for new urbanist developments.	A		X		
OBJECTIVE 9.8 - ENCOURAGE DEVELOPMENT PATTERNS THAT PROMOTE AND ENCOURAGE ALTERNATIVE MODES OF TRANSPORTATION, THEREBY REDUCING POLLUTION, TRAFFIC CONGESTION, AND ENERGY CONSUMPTION.	A/P	X			
Action Strategy 9.8.1: Reduce trip generations by encouraging mixed use developments.	A/P	X			
Action Strategy 9.8.2: Encourage residential densities sufficient to support mass transit in areas accessible to transit.	A/P	X			
Action Strategy 9.8.3: Adopt a trail/greenway plan that incorporates bike lanes along the roads in the County to provide a safe alternative method of transportation.	A/P		X		
OBJECTIVE 9.9 - EXPLORE OPPORTUNITIES TO EXPAND PUBLIC AND PRIVATE FUNDING FOR TRANSPORTATION IMPROVEMENTS.	A	X			
Action Strategy 9.9.1: Evaluate the creation of or participation in a taxing district that would provide the opportunity for a local gasoline tax to supplement transportation improvement funding.	A		X		
Action Strategy 9.9.2: Utilize to the fullest extent possible special VDOT funding programs for revenue sharing, industrial and recreational access, safety improvements and enhancements.	A	X			