

Coastal Community Planning and Development Worksheet:

Thinking about Development in Your Coastal Community

Please complete this worksheet before attending the workshop. We will discuss and build on your answers during the workshop.

Step 1: Print and complete the worksheet.

You've already got it printed – now let's get started on completing it!

Step 2: Watch Video 1 - *History of Development*, and answer these questions.

1. Where do you see conventional development in your community?

In the table below, record locations in your community, briefly list the qualities of these places that remind you of conventional development, and describe any impacts that come to mind.

Location	Characteristics that exemplify conventional development	Impacts to Your Community

2. List a possible driver for the conventional development examples you listed above.

3. Where do you see smart growth development in your community?

Coastal and Waterfront Smart Growth Elements

- 1: Mix land uses, including water-dependent uses
- 2: Take advantage of compact community design that enhances, preserves, and provides access to waterfront resources
- 3: Provide a range of housing opportunities and choices to meet the needs of both seasonal and permanent residents
- 4: Create walkable communities with physical and visual access to and along the waterfront for public use
- 5: Foster distinctive, attractive communities with a strong sense of place that capitalizes on the waterfront’s heritage
- 6: Preserve open space, farmland, natural beauty, and the critical environmental areas that characterize and support coastal and waterfront communities
- 7: Strengthen and direct development toward existing communities and encourage waterfront revitalization
- 8: Provide a variety of land- and water-based transportation options
- 9: Make development decisions predictable, fair, and cost-effective through consistent policies and coordinated permitting processes
- 10: Encourage community and stakeholder collaboration in development decisions, ensuring that public interests in and rights of access to the waterfront and coastal waters are upheld

In the table below, record locations in your community and circle the smart growth elements you see represented there. Circle the type of benefit this location might provide to your community.

Describe a location in your community that includes 1 or more of the above smart growth elements	Circle the Elements you think are present	Circle the Type of Benefits this location provides to your community
	1 2 3 4 5 6 7 8 9 10	Social Environmental Economic
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Step 3: Watch EPA Case Study videos listed below and record your reactions.

The Environmental Protection Agency (EPA) created the National Award for Smart Growth Achievement in 2002 to recognize exceptional approaches to developments that respect the environment, foster economic vitality, and enhance quality of life. The winning entries are selected annually for their effectiveness in creating sustainable communities, a robust public involvement process, and partnerships among public, private, and nonprofit stakeholders, as well as in serving as national models.

Directions:

Choose and watch one video from the choices below. Record your reactions to the project and any implications for your community. Optional but recommended: watch all videos and read the brief project overviews.

- **Revision of Comprehensive Plan, [Portsmouth, Virginia](#) (4:30min)**
After completing a revision of its comprehensive plan, the City of Portsmouth undertook a broad review of its development and land use regulations. The cumulative result was Destination Portsmouth, a package of new plans, zoning ordinances, and other development policies, developed in collaboration with community stakeholders, that support and implement the vision outlined in the city's comprehensive plan. The new policies replace outdated regulations to provide clarity for developers and help the city get the type of development it wants.
- **Revitalization Initiative, [St. Louis, Missouri](#) (4:00 min)**
Old North, a historic St. Louis neighborhood, has been transformed over the last several years through a comprehensive, locally driven redevelopment strategy that has turned a largely abandoned area into a flourishing community. Old North now attracts new residents with its various housing options and amenities, including a farmers' market, a neighborhood grocery co-op, outdoor movie presentations, and a history trail.
- **Private-Public Partnership, [San Francisco, California](#) (4:30 min)**
As many municipalities struggle with limited resources to improve and maintain the public realm, a local developer, working with the City and County of San Francisco, successfully transformed Jessie Street, a neglected city-owned alleyway, into Mint Plaza, a neighborhood public space. The project also exemplifies a successful private-public partnership that required minimal public investment. City funds made up only \$150,000 of the project's \$3.2 million capital budget.

Record your reactions to the project(s) and any implications for your community:

Step 4: Watch Video 2, *Tools for Influencing Growth*, and answer these questions.

A scorecard, stakeholder analysis, and community image survey are all introduced here. You will learn much more about these tools in the workshop.

1. Scorecards – Assessing your community’s strengths and challenges

If you were using a scorecard to assess the quality of different features of your community, such as housing, transportation options, community character, walkability, and open space, what would likely score high?

2. Stakeholder Analysis – Ensuring stakeholders are included and fairly represented

Think about a project you’ve been involved in. Who were some of the key stakeholders, and what was one of their main concerns?

Stakeholder Group	Main Concern

3. Community Image Survey – Building consensus around a vision

View the following images and write down your *likes and dislikes*. Your responses will be discussed in the workshop.



Image 1

Likes:

Dislikes:



Image 2

Likes:

Dislikes:



Image from the Metropolitan Design Center Image Bank.
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Image 3

Likes:

Dislikes:



Image 4

Likes:

Dislikes:

Are You Ready to Get the Most Out of the Workshop?

- ✓ I have completed all items on this worksheet and will take it to the workshop!
- ✓ I have explored the online resources – [Coastal and Waterfront Smart Growth](#) and [Smart Growth Awards](#)
- ✓ I have watched the on-line presentations
- ✓ I completed the quiz