



PLANNING DEPARTMENT  
REPORT TO COG BOARD  
February 08, 2010

Planning Staff

- **Greg Lipscomb** recently joined the COG Staff as Senior Planner. Greg has 17 years of professional experience working for municipal, county and Regional units of government. He also worked as an economic developer and planning consultant for 16 years.

Regional Planning

- **Our Region Our Plan**, the Regional land use and transportation planning process launched in 2008, has a revised scope and budget; and is expected to resume in 2010. The collaborative planning program aims to develop broad consensus on a number of key issues; and a single, powerful vision for future development of our Region.
- COG Staff continues its support of the PlaceMatters team as it develops planning scenarios and recommendations to the BCD Region for **“Creating Resilient Communities.”** The project will encourage the Region to grow in patterns more resilient to natural disasters like earthquakes and hurricanes. PlaceMatters provided data support to the aforementioned *Our Region Our Plan*, as well as the *Hazard Mitigation Plan*.
- A revised RFO for a multi-disciplinary team to develop a **Master Plan for the Neck of the Charleston Peninsula** has been developed by the cities of Charleston, North Charleston, South Carolina Public Railways, South Carolina State Ports Authority, South Carolina Department of Transportation, and the BCDCOG Staff. The procurement process, to include a pre-proposal conference, is expected to commence in March 2010.

A major goal of the project is to promote the highest-quality of urban design, to include a safe and efficient transportation network to replace the existing development patterns of an earlier era. Historic and proposed new neighborhoods, mixed-use developments, commercial centers, institutions, industrial parks and recreational facilities will provide attractive, memorable places for people to live, learn, work and play.

- COG Staff completed updating the **Berkeley-Dorchester Hazard Mitigation Plan** in December, and submitted the revised draft to the State. State EMD officials are now reviewing the revised document, which is due to FEMA February 10, 2010. EMD previously requested that the COG Staff convene another meeting of the Hazard Mitigation Planning Committee, which was conducted on December 7.

Once the plan is approved by State and federal authorities, later this year, it will be presented to the BCDCOG Board to consider adopting a **Resolution of Support**.

- The next meeting of the **BCD Air Quality Coalition** is scheduled for Wednesday, February 10, 2010 at 9:30 AM. Topics include Greenhouse Gas reporting and EPA's latest recommendation for ozone standards. Contact Jessica Gillis for additional information.
- With the federal Office of Economic Adjustment and **City of North Charleston** Staff, COG Staff is devising a proposal and application for funding to implement the **Joint Land Use Study II** recommendations regarding directing development away from accident-potential zones around Charleston Air Force Base.
- COG Staff sits on the "**See 2030 Steering Committee**", an initiative sponsored by the South Carolina Chapter of the Urban Land Institute (ULI). *See 2030* is an education and outreach effort designed to support Regional planning in the tri-county area.
- COG Staff continues to serve on the **Community Mitigation Agreement Committee** (CMAC) and supports its planning process for revitalizing neighborhoods proximate to the new North Charleston port terminal.

### **Transportation Programs**

- Work continues on the **CHATS Long-Range Transportation Plan** (LRTP) update. Based upon the seven public input meetings, the goals and objectives chapter is currently under development by the COG Staff. Additionally, an online survey is currently available for freight carriers operating within the BCD Region.

The **CHATS Policy Committee** recently met on February 05, 2010.



**PLANNING DEPARTMENT  
REPORT TO COG BOARD  
February 08, 2010**

- COG’s new online service, [www.Trident Rideshare.org](http://www.TridentRideshare.org), is fully operational. Commuters throughout the tri-county area now have a convenient single-source to identify fellow carpoolers, vanpoolers, and bike-to-work buddies. The BCDCOG Mobility Manager, Vonie Gilreath, is promoting the new service to large employers and civic groups throughout the tri-county area. Vonie also serves individuals in need of trip planning by helping them navigate public- and private-sector transit services. Call (843.529.0400) or e-mail Vonie Gilreath ([vonieg@BCDCOG.com](mailto:vonieg@BCDCOG.com)) with any questions or to request services.
- COG Staff is available as a resource to member units of local governments that are developing and implementing transportation improvement programs. Staff regularly participates in meetings and runs the **travel demand model** for transportation improvement projects located throughout the Region.

**Planning Services and Technical Assistance to Local Units of Government**

- **Hollywood and St. George** adopted municipal **Comprehensive Plan** reviews or updates in 2009, with BCDCOG Staff assistance, while several other similar efforts are ongoing in 2010. **Berkeley County, Summerville, Goose Creek, and Folly Beach** are developing new or amended Comprehensive Plans for adoption this year. Meetings are conducted:
  - **Berkeley County Planning Commission** Third Monday
  - **Goose Creek Steering Committee** Third Tuesday
  - **Folly Beach Planning Commission** First Monday
  - **Summerville Planning Commission** Third Monday
- The **Dorchester County Planning Commission** is considering both a **Form-Based Code** (FBC) and **Performance Zoning** as new implementation tools to better manage land development as part of their recently adopted Comprehensive Plan. COG Staff is participating in regular meetings every second Tuesday of the month at the County Services Building in Summerville.
- COG Staff is working with the **City of Hanahan** to update its **Official Zoning Map**. The Planning Commission adopted several new zoning districts, which were established in the zoning text rewrite adopted by City Council in 2008. The new map will apply these new districts.

- COG Staff is providing mapping analysis support for the ongoing **Town of Awendaw** Comprehensive Plan process.
- COG Staff is also providing current planning services (development review and rezoning recommendations) to the **City of Hanahan**.

#### **Information Resources**

- COG Staff convened the **Lowcountry GIS Users Group** in the BCDCOG Boardroom Monday, November 9. About 25 GIS professionals attended and learned more about statewide geographic information systems data collection and sharing from the State's GIS coordinator.
- COG Staff continues to support the **Charleston Regional Development Alliance** with mapping services in their Regional economic development efforts.
- COG Staff fields information requests on a daily basis from member local governments and their consultants as well as members of the real estate development industry and the general public. Most requests involve mapping, aerial photography, road improvements, traffic counts, building permit activity, population projections, and other data analysis. Many more requests like these are satisfied by BCDCOG's **Online Mapping Tool** ([bcdcog.binarybus.com](http://bcdcog.binarybus.com)). The performance of that online resource is currently being evaluated.

#### **Collaboration, Outreach and Education**

- The COG is hosting **Certification Maintenance (CM)** and **Continuing Education (CE)** courses for professional planners, planning officials and planning commissioners serving throughout the Region. **First Friday Lunch and Learn** sessions are available to planners, planning commissioners, ARB and other planning and zoning officials. This month, a two-part series on "**Historic Preservation**" is being offered in the BCDCOG Boardroom; Friday February 26, 2010. Please contact Kathryn Basha for more information ([KathrynB@BCDCOG.com](mailto:KathrynB@BCDCOG.com) or 843.529.0400).
- COG Staff regularly contributes to the **South Carolina Coastal Information Network (SCCIN)**, a coalition of agencies and groups interested in reaching local elected and



PLANNING DEPARTMENT  
REPORT TO COG BOARD  
February 08, 2010

appointed officials with coastal planning and management issues. Last Fall, the SCCIN hosted three educational workshops on **shoreline change** for local elected officials and planning commissioners from coastal communities. The program is yet another opportunity for planning and zoning officials to receive state-required continuing education (CE) credits. The group hosts a website at: [www.SCCoastalInfo.org](http://www.SCCoastalInfo.org)