



Laurel Taylor <ltaylor@town.irvington.va.us>

**Information for our PC meeting**

3 messages

**Tom Chapman** <tchapman@town.irvington.va.us> Wed, Nov 8, 2023 at 1:14 PM  
 To: Lee Capps <lhcapps@town.irvington.va.us>, Albert Pollard Jr <apollardjr@town.irvington.va.us>, Ruth Fuller <rfuller@town.irvington.va.us>, David Clarke <dclarke@town.irvington.va.us>, Jeremy Taylor <jtaylor@town.irvington.va.us>, Robin Camillo <rcamillo@town.irvington.va.us>  
 Cc: Laurel Taylor <ltaylor@town.irvington.va.us>, Justin Nelson <zoning@town.irvington.va.us>, Julie Harris <jharris@town.irvington.va.us>, Mary Carey Braddley <cay22480@gmail.com>

Attached are the updates of the CP we will review tonight. I will have paper copies available at the meeting. The key area is the Goals and Strategies. I have attempted to organize them in an efficient fashion based on our last discussion.

Our goal is to agree on these so I can forward to EORpc.

Thanks,  
 Tom Chapman

**Figure 4: Households & Families (2011-2021 Estimates)**

	2011	Margin of Error (2011)	2021	Margin of Error (2021)	Change (2011-2021)	Percent Change (2011-2021)
Total Households	253	±65	213	±57	-40	-15.81%
Family Households	186	±57	152	±49	-34	-18.28%
Nonfamily Households	67	±35	61	±33	-6	-8.96%
Households with one or more people under 18 years	<del>49</del> <u>30</u>	±5	<del>22</del> <u>40</u> [TC1]	±12	-18	<del>-45%</del> <u>+33%</u>
Households with one or more people 60 years and over	124	±17	123	±17	-1	-0.8%
Average Household Size	1.92	±0.21	1.95	±0.26	+0.03	+1.6%
Average Family Size	2.25	±0.26	2.22	±0.39	-0.03	-1.33%

Source: U.S. Census Bureau American Community Survey 5-Year Estimates [A2]

[TC1] Alan, I think we should eliminate all Margin of Error column and note issue in comments  
 [A2] Flagged for planning commission review. The margins of error on these numbers from the U.S. Census bureau are very high, which is unfortunately common when analyzing small geographic areas such as Irvington. If these figures are unsatisfactory, perhaps the planning commission could produce more accurate estimates based on its knowledge of the Town and its population?

**THE PLAN**

The Plan component of a Comprehensive Plan is the section that outlines a community's vision for its future and the goals, objectives, and strategies needed to move that vision forward. Per the Code of Virginia, the Plan component must also contain a generalized land use plan that encourages an orderly, harmonious arrangement of land that will meet the present and future needs of the locality. This is typically accomplished through a Future Land Use Map that represents the locality's vision for the development and/or redevelopment of the land within its boundaries.

**Goals, Objectives, Strategies, and Tactics**

- **Goal A: Preserve and enrich the Town of Irvington's charm and attractiveness. [df1]**
  - Strategy A-1: Protect existing real estate assets and historic resources.
    - **Tactic (ordinance):** Conduct an ongoing review ~~audit~~ of the zoning and subdivision ordinances to determine code rewrites that would protect existing real estate assets and historic charm while balancing individual property rights.
    - **Tactic (program):** Explore beautification efforts to finance landscaping and maintenance of the Town's streetscape and reduce traffic speed through town.
  - Strategy A-2: Assure that organic growth is consistent with the Town's character.
    - **Tactic (ordinance):** Conduct an ongoing review ~~audit~~ of the zoning and subdivision ordinances to determine code rewrites that would require appropriate densities and uses.



- **Goal B: Enhance Irvington's livability and promote community through a livable, walkable town, active lifestyles for current and future residents:**
  - Strategy B-1: Foster active living through bicycle and pedestrian improvements.
    - Tactic (policy): Cooperate with Lancaster County and the surrounding towns to implement the Triway Three-Town-Trails project between Irvington, Kilmarnock, and White Stone.
    - Tactic (capital): Seek VDOT Transportation Alternative Program funding in several phases for the construction of planned public pedestrian and bicycle facilities.
    - Tactic (capital): Construct planned pedestrian and bicycle facilities as funds are awarded by VDOT and as matching funds become available.
- **Goal C. Support the development of the Town's Infrastructure for full and part time residents and tourists.**
  - Strategy B.1 Improve the Town's commons by playground and tennis court upgrades.
    - Tactic (Capital) Implement the Commons Improvement plan (currently underway)
  - Strategy B.2 Maintain and Improve Public Access to waterfront
    - Tactic (capital) Understand the Gaskins plan for the current waterfront access
    - Tactic (capital) Appoint a Waterfront Committee (currently underway.)
  - Strategy B.3 Review alternatives for Public Sewer Service.
    - Tactic (program) Have consultant develop options for sewer service following the recommendations fo the Sewer Advisory Panel (currently underway)
  - Strategy B.4: Develop and Implement Plan for new Twon Hall by 2025
    - Tactic (capital) Develop alternatives and recommend to TC (currently ongoing.)
  - Strategy B.5 Assure Irvington has a State of the Art Communications Infrastructure for Cell Phone and Internet Services
    - Tactic (program) Have Breezeline make a presentation to the Town on their plans to provide State of the Art interned service to all of Irvington.
    - Tactic (program) Have Verizon and other cell phone service providers make a presentation to the Town on their plans to provide State of the Art cell phone service for all of Irvington.
  - Strategy B.6 Develop Traffic Calming Measures to build on our unique and walkable community
    - Tactic (program): Identify the Traffic Calming measures that will improve safety and walkability in Town.
    - Tactic(capital) Fund recommended Traffic Calming measures through VDOT.
- **Goal D E: Support Irvington's tourism industry while preserving its quiet waterfront character.**
  - Strategy C-1: Boost tourism by advertising Community Events by having a venue for regular outdoor concerts and other special events.
    - Tactic (capital): Invest in improvements to the Town Commons.
    - Tactic (program): Organize and host a widely availablee community events calendar.
    - Tactic (program): Provide map of Waterfront Access Points in Town and Area
  - Strategy C-2: Foster local business development for a healthy and active main street.
    - Tactic (ordinance): Conduct an audit of the zoning ordinances to determine code rewrites that would support local business development while limiting chain stores.
    - Tactic (capital): Conduct a feasibility analysis for a public sewer system that would support existing and new local businesses. (See Goal C, B.3)
    - Fund the traffic calming plan to build upon our unique and walkable community. (See Goal C, B.6)

- **Goal D: Foster Town unity and fellowship.**

- Strategy D-1: Provide a space for planned and informal recreational activities geared toward younger adults and young families.
  - Tactic (capital): Maintain playground equipment and other amenities for children. (see Goal C, B.1)
  - Tactic (ordinance): Conduct an audit of the zoning ordinances to determine code rewrites that would support local restaurants.
  - Tactic (program): Organize family events and festivals that would draw families and children.
  - Fund the traffic calming plan so that adolescents and young adults can have the independence of going to businesses and coffee shops without relying on their parents' driving them. (See Goal C, B.6)
- Strategy D-2: Encourage citizen participation in the governance of the Town of Irvington by having a more spacious and appropriate facility for community meetings:

- Tactic (capital): Identify opportunities for a new town hall with meeting space.

- **Goal E: Preserve and enhance Irvington's waterfront charm.**

- Strategy E-1: Maintain existing waterfront access points.
  - Tactic (initiative): Create Maintain a relationship coordination with the Gaskins family and a long term goal to preserve Gaskins Landing. (see Goal C, B.2)
  - Tactic (capital): Formalize a right of first refusal for the Gaskins property in case if the family wishes to sell. (part of Goal C, B.2)
  - Tactic (policy): If the Town secures the Gaskins property, commission a plan of development site improvements.
  - Tactic: Provide public support for the gravel and maintenance of the landing as a gesture of goodwill and appreciation of this private resource being, essentially, a public access point.
- Strategy E-2: Provide tourism information on waterfront access points.
  - Tactic (program): Develop information materials on where visitors can get in their car and go drive somewhere else that isn't Irvington to find waterfront access.
- Strategy E-3: Maintain a working waterfront.

- Tactic (initiative): Develop understanding of current working waterfront plans by owners.

- Tactic (ordinance): Conduct an audit of the zoning ordinances to determine code rewrites that would preserve waterfront operations on industrial land.

Strategy – Deny CUPs for future residential use on industrially zoned land and amend the Ordinance to reflect this intent. [AP2]

- **~~Goal F: Attract families and full-time residents that can help to preserve the Town's sense of community.~~**

- Strategy F-1: Provide additional job opportunities within the Town by making it easier to live and work in Irvington.
  - Tactic (program): Monitor and engage in efforts by Lancaster County, the Northern Neck Planning District Commission, the Northern Neck Broadband Authority, and the Center for Innovation and Development to develop more robust internet connectivity in the area.
  - Tactic (program): Continually keep an eye on the public and nonprofit resources that might become available to boost the internet connectivity in the Town.
  - Use tax revenue for items that benefit town property owners only... for instance, a waterfront town park could be for the use only by taxpayers.

## Future Land Use

This section will be updated after we receive comments/approval from the Town on the updated Goals, Objectives, Strategies, & Tactics

[d1]Agree with goal as is.

[AP2]Its getting a little late for this



11/9/23, 9:08 AM

Town of Irvington Virginia Mail - Information for our PC meeting

To: Tom Chapman <tchapman@town.irvington.va.us>

Cc: Lee Capps <lhcapps@town.irvington.va.us>, Albert Pollard Jr <apollardjr@town.irvington.va.us>, Ruth Fuller <rfuller@town.irvington.va.us>, David Clarke <dclarke@town.irvington.va.us>, Jeremy Taylor <jtaylor@town.irvington.va.us>, Robin Camillo <rcamillo@town.irvington.va.us>, Laurel Taylor <ltaylor@town.irvington.va.us>, Justin Nelson <zoning@town.irvington.va.us>, Julie Harris <jharris@town.irvington.va.us>, Mary Carey Braddley <cay22480@gmail.com>

Also, suggested language for trees that I promised in the September meeting.

*Trees are a valuable part of Irvington's towns streetscape and add to property value. In particular, compared to other nearby towns of Kilmarnock and White Stone, Irvington has larger and more diverse trees that give a patina to the town that isn't noticed unless one specifically seeks it out. This is true all through town. Just consider the tree canopy on Route 200 that greets a visitor driving in from White Stone; the large red oaks across from the Post Office; the red cedars in front of and around the Methodist Church (or down Steamboat Road); the tulip poplar at the intersection of Steamboat Road and 200; and, of course, the granddaddy of them all, the pin oak at Chesapeake Academy.*

*While we do not believe there should be a governmental function to preserve these trees, we do think it is appropriate to note that they help shape the town so that the owners, neighbors and others can properly appreciate them.*

[Quoted text hidden]

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**Ruth Fuller** <rfuller@town.irvington.va.us>

Wed, Nov 8, 2023 at 3:00 PM

To: Tom Chapman <tchapman@town.irvington.va.us>

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Tom,

Please also include this latest draft of enforcement policy in your print-offs.

Thanks,  
Ruth

On Wed, Nov 8, 2023 at 1:14 PM Tom Chapman <tchapman@town.irvington.va.us> wrote:

[Quoted text hidden]

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 **DRAFT - IRV Enforcement Policy 11.8.23.docx**  
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