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Portsmouth-Chesapeake Joint Land Use Study Status Report

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Background

The Hampton Roads Region – Portsmouth and Chesapeake Joint Land Use Study is a cooperative planning process that includes the cities of Chesapeake and Portsmouth and three Navy installations in South Hampton Roads: Naval Support Activity Hampton Roads – Portsmouth Annex (Naval Medical Center Portsmouth), Naval Station Norfolk – Navy Supply Systems Command Fleet Logistics Center Norfolk, Craney Island Fuel Depot, and Norfolk Naval Shipyard (including associated properties). The Hampton Roads Planning District Commission is the project sponsor. The study is funded primarily through a grant from the Department of Defense’s Office of Local Defense Community Cooperation (formerly known as the Office of Economic Adjustment).

The purpose of the study is to identify issues in the study area that are currently affecting or could affect the operations and readiness of the participating Navy installations and to develop recommendations for how to mitigate any impacts, including community impacts. The study has focused on four issues: flooding, mobility (including transit and parking), land use, and interagency coordination.

Process

The study has been developed through collaboration with and participation from a technical committee comprised of local staff, including representatives from planning, economic development, public works, and utilities, and Navy representatives from the participating installations. Staff from the HRPDC and HRTPO also participated in these discussions. All analysis products and recommendations have been reviewed by the technical committee before inclusion in the final report. In addition, the consultant, AECOM, project sponsor, and partner organizations coordinated on a stakeholder engagement process that included over 50 stakeholder interviews and several public meetings, including a virtual meeting in March 2021 that was attended by over 40 stakeholders and members of the public.

Goals

Based on technical analysis by the consultant, input from stakeholders, and discussions with the Technical Committee, seven goals were identified to help guide the development of recommendations. These are:

- 1) Mitigate current and future flooding impacts to the transportation network.
- 2) Strengthen military installation resilience.
- 3) Maintain access to Navy installations and expand mobility options for commuters.
- 4) Enhance neighborhoods surrounding installations.

- 5) Redevelop and reuse underutilized land on and near the installations to improve the local economy.
- 6) Manage growth and avoid potential conflicts through effective local land use policies and regulations.
- 7) Strengthen relationships between the Navy and participating cities.

These goals were then used to develop fourteen criteria in four different categories to help evaluate the relative importance of recommended actions. The four categories are:

- 1) DoD Mission and Personnel Readiness (5 criteria)
- 2) Transportation Network Connectivity (3 criteria)
- 3) Community Benefits (4 criteria)
- 4) Economic Resiliency (2 criteria)

Further discussions with the Technical Committee resulted in giving double weight to criteria in the DoD Mission and Personnel Readiness and Economic Resiliency categories. Each recommended strategy was then evaluated against the criteria to calculate its score.

Recommendations

The Portsmouth-Chesapeake JLUS includes two types of recommended strategies: actions (i.e., projects or steps that could lead to projects) and policies. The Technical Committee and consultant recommended 36 actions. The breakdown of the recommendations by type is listed below.

Category	# Actions	Category	# Actions
Multimodal transportation	11	Access	3
Land use and development	9	Parking	3
Flood mitigation	8	Utilities	2

The highest scoring project received a weighted score of 17 out of a maximum of 21 points. The lowest scoring projects received a weighted score of 5. Based on the scores, the actions have been grouped into four tiers to assist, along with several implementation factors, a potential prioritization framework and implementation plan. The top scoring projects are the development of flood mitigation and stormwater strategies for several critical corridors in the study area, including Effingham Street, George Washington Highway, Victory Boulevard, and Portsmouth Boulevard.

The Technical Committee and consultants also developed a total of 36 recommended policies. Of those, 18 are related to coordination and communication, 7 are related to development practices, 6 are related to technology, and 5 are related to advocacy. A list of the recommended policies is attached.

Current Status

AECOM has completed a complete draft of the study, which has been reviewed by the Technical Committee. AECOM is currently responding to Technical Committee comments and revising the draft document as appropriate. A virtual public meeting has been tentatively scheduled for June 30 to present the draft study to the public and solicit feedback.