

NEWSBRIEF

A publication of the Virginia Chapter of the American Planning Association



ABOUT NEWSBRIEF

Newsbrief is the flagship publication for the **Virginia Chapter of the American Planning Association**, and serves as a robust repository for in-depth analyses of issues and events that are relevant to Virginia planners.

If you have an interesting topic or case study that you think would benefit APA Virginia Chapter members, please consider contributing to the Newsbrief by submitting a request to have your article published. Contact Newsbrief@APA-Virginia.com for all inquiries.

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Virginia Chapter of the American Planning Association

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NEWS FROM THE BOARD

By Andrew Hopewell

Happy 2023! While the weather in the new year has started off somewhat chilly and gloomy, the Chapter's outlook is certainly bright!

We started off 2023 with the first meeting of our Leadership Development Program on Saturday, January 7th at the Holocaust Museum in Richmond. Our inaugural class includes: **Julie Chop** (Portsmouth); **John Harbin** (Hampton Roads PDC); **David Human** (Fairfax); **Tolu Ibikunle** (Newport News); **Jill Jefferson** (Woodstock); **Tori Kanelopolous** (Albemarle); **Douglas Krietemeyer** (Arlington); **Wayne Leftwich** (Roanoke); **Jennifer Little** (Rappahannock Rapidan RC); **Jon McCoy** (Botetourt); **Becca Sial** (Streetlight); **Brian Swets** (Portsmouth); and **Alisande Tombarge** (Waynesboro). These planners are embarking on a journey to cultivate new relationships and learn valuable soft skills related to mindset, emotional intelligence, negotiation, diversity, and inclusion. We're looking forward to seeing their progress both during the class and beyond.

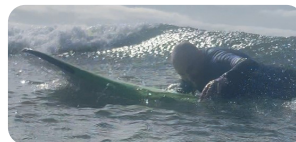
Continuing in the professional development theme, we've got a number of webinars lined up between the "**Your Hour with APA Virginia**" monthly series and the **Mid-Atlantic Planning Collaboration's** offerings of topics spanning the interests of planners across the region. Be sure to keep an eye out for our eblasts that alert you to the upcoming webinars as well as other opportunities.

For our VCU students, we have a different professional development opportunity underway as 11 students have been paired with practicing mentors in the **Mentor a Planning Student (MAPS)**

program to learn some of the lessons that can't be taught in the classroom.

Finally, we're getting started planning our **2023 Annual Conference** which will be held in **Roanoke** this year from **July 16-19**. Be on the lookout for both the call for session proposals as well as the call for awards nominees. We want to celebrate the great planning that is taking place in Virginia and the great people that are doing it! So please take the time and consider submitting a session proposal to highlight something that you think others could benefit from learning about, or an awards nomination to celebrate a plan, or a planner that you think exemplifies the best in our field.

As always, we're here to serve our members within the Chapter, so if there's something that you think we could be doing that we're not doing currently, or if there's something that we could be doing better, please don't hesitate to let us know (president@apavirginia.com or admin@apavirginia.com). Be warned though, we may ask for your help to solve the issue you're raising - which is our way of inviting you to help your colleagues in planning. I hope all of your 2023's have gotten off to a brighter start than the weather's and that this year proves your most fulfilling one yet in your ongoing planning journey!



About the Author:

Andrew Hopewell, AICP, is the Town of Culpeper's Director of Planning &

Community Development. He is currently the Chapter President and has served in various roles on the Board since 2017. He recently enjoyed his first surfing experience off the west coast of Ireland, after neglecting to take opportunities while growing up in various surfing meccas around the world!



A LOOK AT THE ANNUAL REPORT

By Brian
Wegener

Every January, the Secretary of the APA Virginia Board of Directors publishes an Annual Report of the Chapter's happenings from the past year. A democratizing resource for Virginia planners, the Annual Report concisely summarizes useful Chapter news in one place and is accessible to everyone. The Annual Report is also transmitted to the APA National Executive Offices as an official account of the Chapter's activity.

The Annual Report starts off with an introduction written by the Chapter President. This opening provides an essential indication of the Chapter's work from the perspective of its executive leader. The President describes administrative changes, Chapter goals, known challenges from the past year, and upcoming enhancements for members, such as new training, website resources, and mentor programs. These highlights abridge APA Virginia's past year while setting the tone for the next year.

Significant changes are emphasized in the Annual Report. For example, in 2022, our members voted to amend the Chapter By-Laws to add a voting position to the Board of Directors—a Vice President of Inclusion. The Board of Directors also appointed two new volunteer positions: a Social Media Coordinator and a Newsbrief Editor. The Annual Report describes why these changes are important, and how they enhance service for our members.

Other key updates are presented. The Annual Report summarizes last year's General Assembly session and forecasts the next. This summary includes a list of the weighty planning topics on the Chapter's

legislative and policy agenda. The Annual Report highlights the initiatives, plans, and individuals who received recognition at the Annual Conference Awards Program. And statistical data on Chapter membership figures, Annual Conference financials, and Chapter expenses and revenues are provided for transparency. Cool facts from the past 12 months are noted in the Annual Report, too. Like this one: in 2022, APA Virginia offered more AICP CM credits than ever before!

Look for the 2022 Annual Report to be published in late January 2023, on the Chapter website, virginia.planning.org.



About the Author:

Brian Wegener, AICP, CZA, is the Customer Service Center Division Manager at the Loudoun County Department of Planning and Zoning, where he leads and

supports a team of hardworking Virginia Planners. He serves as the Secretary of the Chapter Board of Directors. Brian has a planning degree from Michigan State University and an MPA from George Mason University. Brian can be reached on LinkedIn.

[Articles continue on the next page]

CALL FOR NOMINATIONS FOR FAICP CLASS OF 2024

By Lorna Parkins

Election to the College of Fellows is one of the highest honors that the American Institute of Certified Planners (AICP) bestows upon a member. Fellows of AICP are honored in recognition of the achievements of the planner as an individual, elevating the Fellow before the public and the profession as a model planner who has made significant contributions to planning and society. Fellowship is granted to planners who have been members of AICP and have achieved excellence in one or more areas of professional practice, teaching, mentoring, research, and community service and leadership.



Preparing a nomination is a significant commitment of time and energy. **If you are interested in becoming a Fellow:**

- The first step is to review the primary criteria in the guidelines to determine if you qualify. Minimum requirements for eligibility include: being an AICP member for at least 10 years; being a member of AICP in good standing; and providing outstanding contributions to the profession over an extended

period. Information on the full requirements and guidelines may be found at [2024 FAICP Nomination Guidelines](#).

- Consider the importance not only of having had an impact on communities, but also on having established a legacy in our profession. It is advisable to discuss with a senior colleague and/or FAICP whether your career is at the point where the impacts of your individual work can be seen and demonstrated to have established a legacy. If you would like to be connected with an FAICP, email our FAICP chair Lorna Parkins at faicpchair@apavirginia.com

The Virginia Chapter endorses selected Chapter AICP members who meet the qualifications to the College of Fellows for each nomination period. To secure nomination by the Chapter, a member must submit a letter outlining their significant contributions to the profession and why the Chapter should be the nominator.

Letters of Interest no more than 3 pages in length (and not a resume) should highlight evidence of exceptional planning practice and/or published research; Chapter involvement; leadership; innovation; and impacts/outcomes of these contributions to the profession. Please email your letter to faicpchair@apavirginia.com no later than **February 27, 2023**.

If selected, the Chapter will provide support by appointing an FAICP mentor to coach and provide informal mentoring advice. The primary responsibility to prepare the submittal package, which requires substantial work, rests with the nominee. Please review the submittal requirements in the guidelines document carefully. A draft nomination package must be completed by the end of July in order to make the deadline for submittal of the final nomination package by nominee(s) to APA for the 2022 Class on August 30, 2023. The applicants

who are accepted as Fellows are expected to be notified by March 1, 2024 and will be inducted at the 2024 APA National Planning Conference. Please email any questions to faicpchair@apavirginia.com.



About the Author:

Lorna Parkins, FAICP, is the Office Executive of Michael Baker International's Richmond, Virginia Office, she leads a transportation and planning team of about twenty staff. She serves as the

FAICP chair of the chapter board and will be shepherding our 2024 FAICP applicants through the nomination process very soon. She is also supporting the chapter President on the upcoming APA Virginia Chapter Leadership Program. You can find Lorna on LinkedIn.

RAISING A MORE COMPLETE HIGH STREET

By Carl E. Jackson

Portsmouth is a historic waterfront community located in the heart of Hampton Roads. Whether you visit by car through the Elizabeth River tunnels or via paddlewheel ferry from Downtown Norfolk, chances are your next conveyance will be by foot or bicycle through Portsmouth's historic Olde Towne and Downtown districts. As you stroll through the first dozen tree-lined, brick-laid blocks of High Street, you're transported back in time to the charm and splendor of exquisite shops, fine restaurants with outdoor dining, the historic Commodore



Theatre, and the bells of more than a dozen centuries-old churches, some of which pre-date the American Revolution.

Less than a half mile into your journey, you leave Olde Towne as High Street begins to digress. You are now greeted with empty buildings, boarded-up windows, and vacant lots. The once charming streetscape of Olde Towne deteriorates into dirty concrete, broken sidewalks, low-hanging power lines, and road lanes wide enough to land a passenger plane. The magic has ended, and the streetwise visitor has no choice but to turn around and retreat to their vehicle for fear of entering Portsmouth's "Uptown" section.



This perception is what Portsmouth planners want to change. Over forty years ago, city officials devised a 1980s streetscape plan for High Street that only went as far as the original Olde Towne Historic District. City officials then couldn't imagine that visitors and shoppers would ever want to be too far from the ferry or nearby parking garages. Today, with more people living and working in Olde Towne/Downtown Portsmouth and with the growing use of bikes, e-bikes, and scooters, planners have reimagined the former "Uptown" section of High Street to be less automobile-centric and instead, an attractive, walkable, multimodal center of Portsmouth's Innovation District.

The Complete High Street Innovation Corridor project is a roadway redesign that will convert a lower-volume section of High Street into a complete (cont.)

street by reducing travel lanes, installing raised medians to slow traffic, and provide on- and off-street bicycle and pedestrian accommodations. A shared-use path will be constructed along High Street as part of the regional 41-mile South Hampton Roads Trail. The project will also preserve on-street parking, improve pedestrian safety with highly visible crosswalks, and provide dedicated bus pull-off lanes allowing for the successful integration of vehicles, pedestrians, cyclists, and transit users throughout the corridor.

In addition to extending the streetscape design west of the Olde Towne/Downtown area toward the new Martin Luther King Expressway (Route 164), The Complete High Street Innovation Corridor will also facilitate the development of Portsmouth's Innovation District. In 2017, planners commissioned a land-use study of the blighted, underutilized "Uptown" area west of Downtown Portsmouth to initiate the process of updating the zoning regulations to promote revitalization. This study led to the development of the city's Innovation Overlay District. An overall masterplan for the district is also currently underway.



The Complete High Street Innovation Corridor project will allow the corridor to function as an extension of Downtown and introduce interactive street frontages that will foster interactions between people and provide flexible spaces for business meetings, start-ups, and mixed-use development. The district is currently home to several civic facilities including a high school, and a public health and social services center. Since the adoption of the Innovation

District, several new projects have been initiated, including the new state-of-the-art Hampton Roads Community Health Center, a 52-unit multifamily housing development, and a unique industrial hemp urban farming center. These developments represent \$35 million of private investment thus far in the corridor, with another \$469 million in capital investment expected.



On August 9, 2022, the U.S. Department of Transportation (DOT) announced that Portsmouth would be awarded \$19.3 million from the DOT's Rebuilding American Infrastructure with Sustainability and Equity (RAISE) Discretionary Grant program to revitalize the High Street corridor within the newly established Innovation Overlay District. Portsmouth's Complete High Street Innovation Corridor was one of only 166 projects selected nationwide, and one of only six projects selected in Virginia.

As part of President Biden's Bipartisan Infrastructure Law, also known as the Infrastructure Investment and Jobs Act, the RAISE Discretionary Grant program provides a unique opportunity for the DOT to invest in road, rail, transit and port projects that promise to achieve national objectives. The program also targets at least half of the funding to areas of persistent poverty and



historically disadvantaged communities. The program is highly competitive and evaluates applications on statutory criteria such as safety, environmental sustainability, quality of life, mobility and community connectivity, economic competitiveness and opportunity including tourism, state of good repair, partnership and collaboration, and innovation.

The RAISE 2023 Notice of Funding Opportunity (NOFO) has authorized \$1.5 billion in new funding. Most non-federal agencies are eligible to apply including state and local governments, transportation authorities, transit agencies and Indian Tribes. The deadline to submit applications is February 28, 2023, and project selections are expected by this summer. More information can be found at the DOT's program website at www.transportation.gov/RAISEgrants

Portsmouth is grateful to be the recipient of a RAISE Discretionary Grant, and planners will continue to work with other city departments and community stakeholders to extend the magic and charm of Olde Towne/ Downtown into the city's Innovation District as we begin to RAISE a more Complete High Street for the citizens of Portsmouth.

For more information on the project, please visit our website at www.portsmouthva.gov/2376/Complete-High-Street-Innovation-Corridor



About the Author:

Carl Edward Jackson III, AICP, has been the Manager of Transportation Planning for the City of Portsmouth's Planning Department since 2018. Prior to that, he was a

Transportation Planner with the Virginia Department of Transportation (VDOT) Hampton Roads District and began his career as a Senior Planner with the Newport News Department of Planning. Mr. Jackson has been a member of APA Virginia for nearly 15 years and has a Master's of Urban Planning from the Harvard Graduate School of Design in Cambridge, Massachusetts. He has lived in Hampton Roads for over thirty years and is a native of Norfolk, Virginia. He can be reached at Jacksonc@portsmouthva.gov.

IT'S A MARATHON NOT A SPRINT: THE LIFE & WORK OF DR. JOHN V. MOESER

By Dr. John Accordino

This past year, the Virginia planning community lost a wonderful colleague, mentor, teacher and friend, and the world lost an insightful thinker and passionate advocate for social justice in urban public policy. John V. Moeser (1942-2022) grew up in Lubbock, Texas. He received his doctorate in Political Science from The George Washington University and then came to VCU in 1970, where he co-founded the Department of Urban Studies & Planning.



John was always quick to tell his faculty colleagues he was “just” a political scientist, not a planner, and therefore we must know more than he did about planning issues. In fact, it was the other way around. Through his research on community power structures, race relations, the (cont.)

operation of local government, and city-county conflict and cooperation (through books such as *The Politics of Annexation* with Rutledge Dennis, or *The Separate City* with Christopher Silver), John taught us how the world is organized. He showed us the injustices in our world and how planning had contributed to them. But he also showed us – through his op-eds in local newspapers, his tireless service to local non-profit initiatives, and his inspiring teaching – how planning could contribute to making a more inclusive and equitable community.



When he retired from VCU in 2005, John joined the Bonner Center for Civic Engagement at the University of Richmond, where he continued to inspire students, and where he co-created the Unpacking the Census project that found a new and powerful way to show the pernicious patterns of poverty and racial segregation in Central Virginia.

The truths John spoke were difficult for some to hear, and his words often encountered resistance. But he was able to speak the truth in a manner at once gentle and persistent. Like the most skillful planners, John understood that planning the just community is a marathon, not a sprint, and that opposition and apathy are constant challenges. All the more reason to keep going, as John saw it. The one regret he mentioned to me in the months before he passed is that he was no longer able to work on important social justice issues. When

we look back over the life and career of John Moeser we can see that his contributions did much to make Virginia a better place than it was when he started in 1970.

But for those who knew John personally, there was something more – the gift of caring, and heartfelt mentorship. John gave generously of his time to students, faculty colleagues, and community members. When you were with John, you were the most important person in the world – he listened, he empathized, he gently guided, and he supported you. John has mentored me since the day I arrived at VCU in 1986, and I continue to draw inspiration from the things he said to me.



John drew inspiration and strength from his loving and supportive family – wife Sharon, sons Jeremy and David, and grandchildren John Charles and Caroline, and from his faith community – Second Presbyterian Church of Richmond. How fortunate we are that he touched our lives.



About the Author:

John Accordino, PhD, FAICP, is Professor of Urban and Regional Planning at Virginia Commonwealth University, where he joined the faculty in 1986.

His teaching and research focus on community revitalization in cities and towns, regional planning, and urban history, in the United States and in Europe. He can be reached at jaccordi@vcu.edu.

Newsbrief Postnote

APA Virginia has recognized individual planners who have made significant contributions to their communities and to the profession through its Outstanding Service Award. In recognition of Dr. Moeser's legacy, APA Virginia will rename this category to be the **Moeser Outstanding Service Award**.

REMEMBERING JACK STODGHILL

By Jeff Stodghill

Albert Jack Stodghill, FAICP, ASLA, the first president of the Virginia Association of Planners died on October 2, 2022 at the age of 95 in Newport News, Virginia. Jack began his planning career as a project manager in the Atlanta office of Harland Bartholomew Associates in 1955. He was hired to develop a Comprehensive Plan for the City of Miami Beach at a time when the area to become known as South Beach was in decline. While preparing to move to Miami to take on the field-work needed for the project, Jack met his wife Nancy at HBA. They married within a few months and moved to Miami for the remainder of the year. While at HBA, Jack completed additional comprehensive plans for Naples, Vero Beach, Fort Pierce, and Clearwater in Florida, as well as for Waynesboro, Virginia and Toccoa, Georgia.

Jack moved the family to Virginia in 1961 to become the second Planning Director for the newly expanded City of Newport News -- following the consolidation of the city with the neighboring City of Warwick (formerly Warwick County). Newport News was where Jack made some of his most memorable contributions working as a public servant. He planned and managed the construction of a 50,000 acre park in Newport News, complete with camping, a stable facility for trail riding, an 18 hole public golf course, picnic areas, and marina and botanical gardens. It was the largest urban park east of the Mississippi River. He also managed the transition of a former military munition's storage facility into the Oyster Point Office and Industrial Park (later expanded to form City Center). He wrote and adopted the first zoning ordinance and comprehensive

plan for Newport News and adopted the first signage ordinance in the city. He discovered the historical significance of Hilton Village, the first government-funded worker housing project in the US built in 1917, and succeeded in nominating the district to the National Register of Historic Places. Jack also established a local overlay district and an architectural review board.

In 1975 Jack left public service to become a planning consultant offering his expertise across the Commonwealth of Virginia for the next 30 years. He established Planning Management Associates (PMA) in 1978 with Joseph M. Cross, Jr. Jack and Joe developed PMA into a major planning consulting firm in the state. The firm continues today as PMA Architecture under the management of Jack's son, Jeff, and his daughter-in-law, Katie.

Jack was recognized for his leadership and contributions to the profession of Planning in 2014 with admission to the College of Fellows of the American Institute of Certified Planners (FAICP). Jack believed that planners could make a difference in managing growth to enhance and enrich our communities. He also firmly believed in involving people in the craft of making a plan. Jack's memory will live on through us—he will be missed.

