

Keeping LANCASTER Current

AN HOURGLASS PUBLICATION

Lancaster County Growth Management Issues

August 17, 2004

FYI

FIXING IT FIRST: TARGETING INFRASTRUCTURE INVESTMENTS TO IMPROVE STATE ECONOMIES AND INVIGORATING EXISTING COMMUNITIES

– From the [NGA \(National Governor's Association\) Center for Best Practices](#) an [Issue Brief](#). States are finding it too expensive to build as they have for the last fifty years. For much of that period, state development spending has been driven by costly growth patterns. By prioritizing investments in roads, schools, utilities, housing and other infrastructure in a way that leverages and enhances existing assets before building new, states are enjoying substantial benefits such as savings of greater efficiency and restoration of the economic competitiveness of existing communities. ***“Governor Ed Rendell of Pennsylvania is achieving greater efficiency by coordinating agencies and comprehensively mapping state investments to ensure the greatest impact of limited spending.”***

WORKER SALARIES CAN'T KEEP UP WITH SOARING HOUSING COSTS

– In the recent report, [Paycheck to Paycheck](#), released by the [National Housing Conference](#) (NHC), in conjunction with [NACo \(National Association of Counties\)](#) and the [Center for Housing Policy](#), it clearly establishes a link between the low incomes of many workers and soaring housing costs.

The average sale price of \$154,742 for the period of April – June, 2004 was a record-breaker, representing a 5.5% climb over the \$146,709 avg. price last year.

Sunday News
7/11/04

People who provide the bulk of essential services in our communities, moderate-income workers – teachers, police officers and fire fighters- often cannot afford to live in the communities in which they serve. ***“About 85 percent of county officials surveyed said that most of the new housing in their respective counties was targeted at middle- and upper-income families rather than low-income families. 75 percent of the county officials said a lack of public financing and a not-in-my-backyard attitude in neighborhoods were the biggest barriers to erecting more affordable housing.”*** – *Boston Globe* 7/21/04

PROTECTING THE SOURCE – According to this new [report](#) by the [American Water Works Association](#) and the [Trust for Public Land](#), communities are doing a better job of implementing programs to protect drinking water sources, but more work is needed. The loss of natural lands to development not only impacts the quality of our drinking water, but also the cost of treatment and the quantity of water available. ***“Development increases the demand for drinking water and at the same time, decreases the ability for water to filtrate the ground and recharge water supplies.”***

What is Fix-it-First?

A term used to describe a wide range of state investment strategies that utilize planning, development incentives, and other tools to better leverage limited state funds. The goal is to build upon and maintain previous asset investments before building new. This approach focuses on three main themes: 1) **efficiency**; 2) **economic and community**; 3) **quality of life** (including preserving existing housing stock in the core and inner-ring suburbs.

Upcoming Events

WGAL Town Meeting – WGAL has partnered with The Lancaster Chamber and WROZ and WLPA radio stations to host the Lancaster Town Meeting – an opportunity for residents to dialogue about the issues facing the County. Dick Hoxworth will emcee the event. **Thursday, August 19, 2004 – 7:00 p.m.** Farm and Home Center, 1383 Arcadia Road, Lancaster, PA For more information visit - [TheWGALChannel.com - Home](#)

Fall 2004 Master Planner Program – The 8-week program will begin on Sept. 9th with graduation on Oct. 28th, 2004. Meeting dates are Thursdays 6:30-9:30 p.m. Location is Lancaster County Public Safety Training Center, 101 Champ Blvd. East Hempfield in Lancaster County. For more information visit the [LCPC educational web page](#).

Strategy for Regional Prosperity – A Fall Summit, sponsored by the South Central Assembly for Effective Governance, has been scheduled for Thursday, **October 14, 2004** in the Wildwood Conference Center at Harrisburg Area Community College. The Summit will examine the prosperity of South Central Pennsylvania. [The Brookings Institution](#) report, [Back to Prosperity: A Competitive Agenda for Renewing Pennsylvania](#), will be a major focus of the day. [For more information](#).

Interesting Websites/Reports/Books:
[Trust for Public Land](#)
[PLANetizen](#)
[Sustainable Communities Network](#)

**Enabling informed growth management
decision-making for Lancaster County**

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