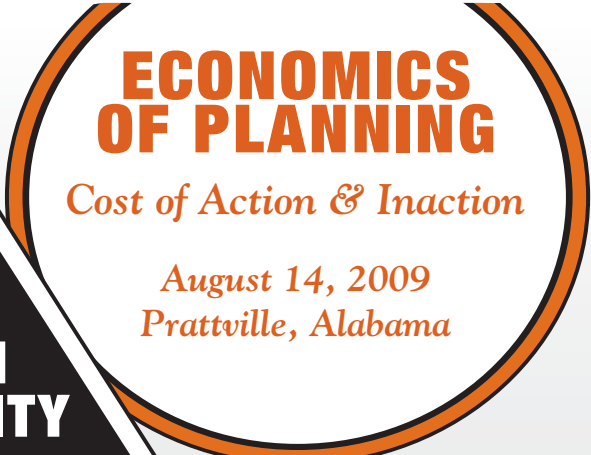
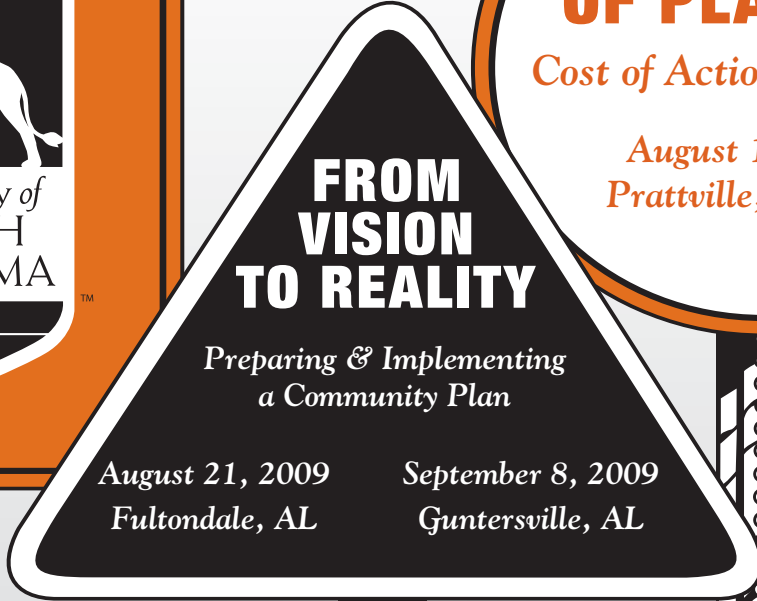


# ALABAMA PLANNING INSTITUTE



Specifically designed for: Local Planning Commissioners, Board of Adjustment Members, Mayors, City Council Members, Zoning & Building Staff, County Commissions, County Administrators, County Engineers, Landscape Architects, Real Estate Professionals, Developers, City & County Attorneys, City Planners, and anyone involved with local growth issues!

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**FROM VISION TO REALITY: Preparing & Implementing a Community Plan**  
August 21, 2009 • Fultondale, Alabama & September 8, 2009 • Guntersville, AL  
**ECONOMICS OF PLANNING: Cost of Action and Inaction**  
August 14, 2009 • Prattville, Alabama  
**12TH ANNUAL ALABAMA LAND USE LAW UPDATE**  
September 11, 2009 • Daphne, AL

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# ECONOMICS OF PLANNING: Cost of Action and Inaction

August 14, 2009  
Marriott Legends Capitol Hill  
2500 Legends Circle • Prattville, AL 36066  
Course No. 09-PZ814

**Course Objectives:** To familiarize the attendee about how planning and development is impacted by economic cycles. To expose students to conventional economic tools used to describe financial performance. Additionally, the course will illustrate what the true cost of planning is and how creative planning and design impacts communities.

**Why You Should Attend:** Bridge your gap of understanding between the public realm and the private realm. Gain knowledge regarding what the true cost of planning is from both private investment and community based perspectives.

**Instructors:** Christopher D. Baker, AICP; L. Chad Watkins, ASLA; Troy R. Strunk, ASLA

## AGENDA

7:30 a.m. – 8:25 a.m.	<b>Registration and Continental Breakfast</b>
8:25 a.m. – 8:45 a.m.	<b>Session Overview</b> <ul style="list-style-type: none"><li>• Introductions</li><li>• Format</li></ul>
8:45 a.m. – 9:00 a.m.	<b>Morning Exercise</b>
9:00 a.m. – 10:30 a.m.	<b>Far Away Forces of Economic Tsunamis</b> <ul style="list-style-type: none"><li>• Economic Cycles</li><li>• Monetary Policy</li><li>• Key Indices</li><li>• Financing</li><li>• Proformas</li></ul>
10:30 a.m. – 10:45 a.m.	<b>Break</b>
10:45 a.m. – 11:45 a.m.	<b>Overview of Planning Regulations</b> <ul style="list-style-type: none"><li>• Subdivision Regulations</li><li>• Zoning Ordinances</li><li>• Comprehensive Plans</li><li>• Site Specific / Design Regulations</li></ul>
11:45 a.m. – 12:45 p.m.	<b>Lunch (included in registration fee)</b>
12:45 p.m. – 2:00 p.m.	<b>Economic Impact of Regulations</b> <ul style="list-style-type: none"><li>• Design Costs</li><li>• Infrastructure Costs</li><li>• Impact to Values</li><li>• Impact to Supply</li><li>• Impact to Demand</li></ul>
2:00 p.m. – 2:15 p.m.	<b>Break</b>
2:15 p.m. – 3:45 p.m.	<b>Economic Impacts of High + Low Quality of Life</b> <ul style="list-style-type: none"><li>• Positive Examples</li><li>• Negative Examples</li><li>• Staff and Plan Costs</li><li>• What is the Cost of Anytown, USA</li><li>• Impacts to Investment</li></ul>
3:45 p.m. – 4:15 p.m.	<b>Afternoon Exercise</b>
4:15 p.m. – 4:30 p.m.	<b>Wrap up and Final Q and A</b>

## Cost:

\$159 per person / \$149 when 3 or more register together, registration fee includes breakfast, refreshment breaks, lunch, certificate of attendance, and materials

## Hotel Accommodations:

Sleeping rooms at the Marriott Legends are under renovation and are not available. We do not have a block of rooms reserved. Please make your reservations at one of the nearby hotels.

## Continuing Education Credits:

0.7 Continuing Education Hours • 0.7 CAPZO Recertification Hours  
7 CM Hours (pending) • 9.1 Professional Development Hours (Landscape Architects)

## MEET YOUR INSTRUCTORS

### Christopher D. Baker, AICP

#### Director of Planning and Development

Currently, Mr. Baker serves as Director of Planning for Hutchinson, Moore and Rauch, LLC (HMR), as well as Project Manager for various planning efforts and development initiatives. He is responsible for all aspects of planning coordination, project approvals, and design for clients throughout the Southeast.

Mr. Baker served ten years in public sector planning while working for several municipalities. Mr. Baker served as Director of Planning and Building for the City of Fairhope, Alabama, for seven years managing growth and development and working within the arenas of the Planning Commission and City Council. He developed and oversaw the development of two Comprehensive Plans for Fairhope, the development of a new zoning ordinance, new subdivision regulations, and other special studies related to traffic, urban design, and community involvement. As Director of Planning and Building, he worked closely with all levels of the government, citizens, and elected and appointed officials. Mr. Baker also wrote and administered many different grants for the City of Fairhope. He also worked closely with our national legislative delegation in Washington, D.C. to secure funding for special projects through the Congressional budget process. During his tenure at Fairhope, Mr. Baker was invited to speak at numerous regional and national conferences including the Governor's Conference on Smart Growth in Birmingham and the American Planning Association National Conference in San Francisco. Mr. Baker also made presentations to 'Nations in Bloom' in London, England, and 'America in Bloom' in Washington, D.C. Mr. Baker was the City staff person assigned to numerous economic development efforts and traveled throughout the United States and Europe.

Prior to becoming the Director of Planning and Building for Fairhope, Mr. Baker was a planner for the City of North Richland Hills, Texas. He worked as the Planning Representative on "Hometown," a 300 acre Traditional Neighborhood Development with Andreas Duany. He also worked with many civic organizations to review landscaping and signage standards for the City.

### L. Chad Watkins, ASLA

#### Project Landscape Architect – WAS Design, Inc.

Mr. Watkins has worked on a wide variety of Landscape Architecture and Planning projects in his career. As a principal of the firm, he also serves as President, and his responsibilities include business development and information technology.

Mr. Watkins is experienced in all phases of Landscape Architecture, including site master planning; hardscape, landscape, irrigation, and landscape lighting design; landscape grading and drainage, and amenity design.

### Troy R. Strunk, ASLA

#### Project Landscape Architect – WAS Design, Inc.

Mr. Strunk possesses over seven years experience in site planning and design experience for churches, residential, commercial, institutional and industrial land developments, and park and recreational facilities. The majority of his career has been focused on creating "places" to live, particularly for the residential sector. He is committed to developing more "livable" places based on consumer preference, and many of the projects he and his firm have worked on are designed to create a "sense of place".

As one of the principals of the firm, he serves as Vice President and is responsible for overseeing the preparation of: site development master plans, grading and drainage plans, and alternate stormwater management design solutions. He is also responsible for project administration, project schedules and budgets and supervision of his design team from the preparation and presentation of plans for agency approval through the contract document phase and into construction.

# FROM VISION TO REALITY: Preparing & Implementing a Community Plan

Friday, August 21 • 8:30 a.m. – 4:30 p.m.

Location: Fultondale Council Chambers  
1210 Walker Chapel Road • Fultondale, Alabama  
Course No. 09-PZ821



Tuesday, September 8, 2009 • 8:30 a.m. – 4:30 p.m.

Location: Guntersville State Park Resort  
Guntersville, Alabama  
Course No. 09-PZ908

## COST:

\$179 per person; \$169 when three or more register together.  
(fee includes continental breakfast, refreshment breaks, lunch, handouts,  
and a certificate of attendance)

## CREDITS:

0.6 Continuing Education Units (CEUs) • 6.0 CAPZO Recertification Hours  
6.0 Certification Maintenance Hours (applied for)

## AGENDA

- 7:30 a.m. – 8:25 a.m. **Registration & Continental Breakfast**
- 8:25 a.m. – 8:30 a.m. **Welcome & Introductions**
- 8:30 a.m. – 9:30 a.m. **Session Orientation**
- Overview of the Session
  - Why Plans are Crucial
  - Types of Plans: comprehensive plans, issue-specific plans, area & corridor plans
  - Building Political Support for Plans
- 9:30 a.m. – 10:30 a.m. **Planning Process**
- Who Prepares the Plan? In-House vs Consultants
  - Background Research
  - Public Input (expanded on below)
  - Concept Plan Creation
  - Detailed Plan Preparation
  - Revisions & Adoption
- 10:30 a.m. – 10:45 a.m. **BREAK**
- 10:45 a.m. – 11:30 a.m. **Public Input**
- General Principles
  - Example Approaches
- 11:30 a.m. – 12:15 p.m. **Public Workshop Exercise**
- 12:15 p.m. – 1:15 p.m. **LUNCH BREAK**
- 1:15 p.m. – 2:30 p.m. **The Substance of a Plan**
- Example Plan: Northport Downtown & Riverfront Plan
- 2:30 p.m. – 2:45 p.m. **BREAK**
- 2:45 p.m. – 3:45 p.m. **Plan Implementation**
- Organization
  - Zoning & Design Standards
  - Public Policy Incentives
  - Other Implementation Approaches
- 3:45 p.m. – 4:30 p.m. **Course Wrap-Up**
- Summary & Final Discussion



## MEET YOUR INSTRUCTOR

*Philip L. Walker, AICP*

### PROFESSIONAL EXPERIENCE

- Principal: The Walker Collaborative - Nashville, TN (2002-present)
- Director of Planning – Nashville Office: Looney Ricks Kiss Architects - Nashville, Tennessee (1998-2002)
- Principal: Community Planning & Research, Inc. - Nashville, Tennessee (1994-1998)
- Associate: Christopher Chadbourne & Associates - Cambridge, Massachusetts (1993-1994)
- Director of City Planning: City of Natchez - Natchez, Mississippi (1991-1993)
- Associate: Hintz/Nelessen Associates - Princeton, New Jersey (1988-1991)
- Executive Director: Downtown Improvement Board - Pensacola, Florida (1986-1988)

### DEGREES

- Harvard University: Master of Design Studies – Real Estate Development (1994)
- University of Florida: Master of Arts in Urban & Regional Planning (1986)
- Middle Tennessee State University: Bachelor of Science - Historic Preservation (1984)

### PUBLICATIONS

In addition to his work as a practitioner, Phil Walker's nationally recognized expertise in downtown revitalization and historic preservation is being furthered through his publications. In 1997, he coauthored a Planners Advisory Service (PAS) publication entitled "Gambling, Economic Development, and Historic Preservation." His latest book is entitled "Downtown Planning for Smaller and Midsized Communities."

### AFFILIATIONS

American Institute of Certified Planners (AICP); American Planning Association; The Urban Conservancy; Preservation Action – Board of Directors (past); National Trust for Historic Preservation; National Main Street Network; Tennessee Preservation Trust – Board of Directors (past); Nashville Urban Design Forum – Board of Directors (past)

## 12TH ANNUAL ALABAMA LAND USE LAW UPDATE

Daphne City Council Chambers  
1705 Main Street, Daphne, AL 35626

Friday, September 11, 2009

8:30 a.m. – 4:30 p.m.

Course No. 09-PZ828

Cost: \$169/\$159 when 3 or more  
register together

Instructors: Katherine Ennis, AICP  
Justin Williams, ESQ

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# ALABAMA PLANNING INSTITUTE

## CERTIFIED ALABAMA PLANNING & ZONING OFFICIAL (CAPZO) PROGRAM

**HOW TO BECOME CERTIFIED:** Certification involves completing a specific 30-hour program. The following courses are required.

- The Legal Foundation for Planning and Zoning in Alabama (3.5 hours)
- Powers, Duties, and Responsibilities of Planning Commissions and Boards of Adjustment (3.5 hours)
- Comprehensive Planning: How to Prepare, Update, and Implement Your Plan (3.5 hours)
- Basic Zoning and Subdivision Regulations (3.5 hours)
- Meeting Management and Dispute Resolution Workshop (6 hours)
- Community Planning in Alabama: A Primer for PC and BZA Members-Home Study Course (10 hours)

Start the certification program today and take courses in any order that is convenient to you!

**HOW TO MAINTAIN CERTIFICATION:**

- Certification is effective for 24 months. To ensure certification does not expire, be sure to complete the recertification requirements during the two years your certification is active. (example: certification period is effective January 1, 2009 – January 1, 2011) Thereafter, certification is required annually.
- Certification may be extended for one year by attending designated six hour workshops.

Contact Wanda Dixon at 256-765-4786 or Lavonne Gatlin at 256-765-4787 if you have any questions or if you need additional information.

### CAPZO COURSES: MADISON, ALABAMA

Madison Fire Department • 101 Mill Road, Madison, AL 35758

#### The Legal Foundation for Planning and Zoning in Alabama

Saturday, August 8, 2009: 9:00 a.m. – 12:30 p.m. (Course No. 09-PZ705)  
\$82 per person/\$79 per person when 3 or more register together from the same organization

#### Powers, Duties, & Responsibilities of Planning Commissions and Boards of Adjustment

Saturday, August 8, 2009: 1:30 p.m. – 5:00 p.m. (Course No. 09-PZ706)  
\$82 per person/\$79 per person when 3 or more register together from the same organization

#### Comprehensive Planning: How to Prepare, Update, and Implement Your Plan

Saturday, October 10, 2009: 9:00 a.m. – 12:30 p.m. (Course No. 09-PZ707)  
\$82 per person/\$79 per person when 3 or more register together from the same organization

#### Basic Zoning & Subdivision Regulations

Saturday, October 10, 2009: 1:30 p.m. – 5:00 p.m. (Course No. 09-PZ708)  
\$82 per person/\$79 per person when 3 or more register together from the same organization  
\$92 for CLE (Attorneys)

#### Meeting Management and Dispute Resolution

Saturday, October 24, 2009: 9:00 a.m. – 4:00 p.m. (Course No. 09-PZ709)  
\$169 per person/\$159 per person when 3 or more register together from the same organization

#### Home Study Course: Community Planning in Alabama

(Required-YOU MAY REGISTER FOR THE HOMESTUDY AT ANY TIME) \$139 per person

### CAPZO COURSES: THORSBY, ALABAMA

Town of Thorsby Annex • 12 Minnesota Avenue, Thorsby, AL 35171

#### The Legal Foundation for Planning and Zoning in Alabama

Saturday, September 19, 2009: 9:00 a.m. – 12:30 p.m. (Course No. 09-PZ900)  
\$82 per person/\$79 per person when 3 or more register together from the same organization

#### Powers, Duties, & Responsibilities of Planning Commissions and Boards of Adjustment

Saturday, September 19, 2009: 1:30 p.m. – 5:00 p.m. (Course No. 09-PZ901)  
\$82 per person/\$79 per person when 3 or more register together from the same organization

#### Comprehensive Planning: How to Prepare, Update, and Implement Your Plan

Saturday, November 7, 2009: 9:00 a.m. – 12:30 p.m. (Course No. 09-PZ902)  
\$82 per person/\$79 per person when 3 or more register together from the same organization

#### Basic Zoning & Subdivision Regulations

Saturday November 7, 2009: 1:30 p.m. – 5:00 p.m. (Course No. 09-PZ903)  
\$82 per person/\$79 per person when 3 or more register together from the same organization  
\$92 for CLE (Attorneys)

#### Meeting Management and Dispute Resolution

Saturday, November 14, 2009: 9:00 a.m. – 4:00 p.m. (Course No. 09-PZ904)  
\$169 per person/\$159 per person when 3 or more register together from the same organization

#### Home Study Course: Community Planning in Alabama

(Required-YOU MAY REGISTER FOR THE HOMESTUDY AT ANY TIME) \$139 per person

## FAST & EASY REGISTRATION



#### BY PHONE

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#### IN PERSON

During our office hours, come by our office in the UNA East Campus building at 1640 Tune Avenue, Florence.



#### VIA FAX

Simply fax the attached registration form any time, day or night to (256) 765-4872. All fax registrations require a credit card number unless the course is being invoiced to your company.



#### ONLINE

To register online, visit our website at [www.una.edu/continuing-studies](http://www.una.edu/continuing-studies). Click on Alabama Planning Institute for a list of available courses and course descriptions.



#### MAIL

Complete the attached registration form and mail with your check or credit card information (don't mail cash) to Continuing Studies & Outreach, UNA Box 5036, University of North Alabama, Florence, Alabama 35632-0001.

**Cancellations:** If you must cancel, notify us three days in advance for a full refund. Later cancellations may receive credit toward future workshops if requested by the date of the seminar less a \$50 cancellation fee. Participant substitution may be made at any time.

Please make as many copies of the attached form as you need.

## Registration Form

If registering more than one person, please list additional names and information on an attached sheet or duplicate this form.

Name \_\_\_\_\_

Job Title \_\_\_\_\_ Company/Organization \_\_\_\_\_

Mailing Address  Home  Work \_\_\_\_\_

City \_\_\_\_\_ State \_\_\_\_\_ Zip \_\_\_\_\_

Phone: (Day) \_\_\_\_\_ (Evening) \_\_\_\_\_

Fax \_\_\_\_\_ Email \_\_\_\_\_

Payment Method:

Check Enclosed (payable to UNA) Please include course name on lower left side of check.

Please invoice company above. If different address than mailing, please provide:

\_\_\_\_\_

Purchase Order  Money Order  Visa  MasterCard  Discover  American Express

Credit Card # \_\_\_\_\_ Expiration Date \_\_\_\_\_

Name on Card \_\_\_\_\_ Verification Number \_\_\_\_\_

Authorized Signature \_\_\_\_\_

### PLEASE REGISTER ME FOR THE FOLLOWING SEMINARS:

#### Economics of Planning: Cost of Action & Inaction

August 14, 2009 • Prattville, AL

\$159 per person  \$149 when 3 or more register together

#### From Vision To Reality: Preparing & Implementing a Community Plan

August 21, 2009 • Fultondale, AL

\$179 per person  \$169 when three or more register together

#### From Vision To Reality: Preparing & Implementing a Community Plan

September 8, 2009 • Guntersville, AL

\$179 per person  \$169 when three or more register together

#### 12th Annual Alabama Land Use Law Update

September 11, 2009 • Daphne, AL

\$169 per person  \$159 when three or more register together

#### CAPZO COURSES: Madison, AL

Legal Foundation for Planning & Zoning in AL (#09-PZ705)

\$82 per person/ \$79 when 3 or more register together

Powers, Duties & Responsibilities of Planning Commissions & Boards of Adjustment (#09-PZ706)  \$82 per person/ \$79 when 3 or more register together

Comprehensive Planning: How to Prepare Update & Implement Your Plan (#09-PZ707)  \$82 per person/ \$79 when 3 or more register together

Basic Zoning & Subdivision Regulations (#09-PZ708)

\$82 per person/ \$79 when 3 or more register together

Meeting Management & Dispute Resolution (09-PZ709)

\$169 per person/ \$159 when 3 or more register together

Home Study Course:  \$139 per person

#### CAPZO COURSES: Thorsby, AL

Legal Foundation for Planning & Zoning in AL (#09-PZ900)

\$82 per person/ \$79 when 3 or more register together

Powers, Duties & Responsibilities of Planning Commissions & Boards of Adjustment (#09-PZ901)  \$82 per person/ \$79 when 3 or more register together

Comprehensive Planning: How to Prepare Update & Implement Your Plan (#09-PZ902)  \$82 per person/ \$79 when 3 or more register together

Basic Zoning & Subdivision Regulations (#09-PZ903)

\$82 per person/ \$79 when 3 or more register together

Meeting Management & Dispute Resolution (09-PZ904)

\$169 per person/ \$159 when 3 or more register together

Home Study Course:  \$139 per person

Please make as many copies of this form as you need.