

Dover Borough/Dover Township
Joint Comprehensive Plan

DRAFT
PRIORITY
PREFERENCE SURVEY
REPORT:
COMMUNITY ISSUES

April 2006

Planning Partners:

Dover Township
Dover Borough
York County Planning Commission



INTRODUCTION

A priority preference survey is a technique that enables citizens to evaluate a comprehensive listing of topics and issues to indicate their level of priority or importance. A priority preference survey was conducted during a Dover Borough/Dover Township Joint Comprehensive Plan Public Meeting on March 28, 2006. All meeting attendees were urged to participate in this activity. The following includes input methodology, a summary of preferences of issues by topic and interpretation of results.

INPUT METHODOLOGY

JMT prepared a listing of topics corresponding to the areas of concern outlined in the request for proposals for the plan as well as topics typically addressed through a comprehensive planning effort as outlined in the Municipalities Planning Code (MPC). Issues identified by the Joint Comprehensive Plan Advisory Committee (JCPAC) were organized by topic. Each member of the community participating in the public meeting received a set of dots. Each dot was assigned a level of priority. Each member was asked to review the listing of topics and issues and assign as many dots based upon their thoughts about level of importance of issues. Priority levels corresponding to various colors of dots used in this activity are described in the section discussing interpretation of results.

SUMMARY OF PREFERENCES OF ISSUES BY TOPIC

A summary of priority preferences with respect to a wide array of community issues organized by topics such as population, housing, land use, historic preservation, water and sewer, stormwater management, transportation, community facilities and services, economic profile and utilities is depicted on the following table. The various issues organized by these topics were presented at the public meeting so that participants could identify their individual preferences with respect to priority of importance. The results will be utilized to focus study efforts and strategy development throughout the comprehensive planning process.

INTERPRETATION OF RESULTS

The priority results table, depicted on the next page, presents the results of the priority preference survey, where color dots were considered to have the following priority assignment; Red – high priority and a value of 4, Green – medium high priority and a value of 3, Blue – medium priority and a value of 2, and Yellow – low priority and a value of 1. The following describe some of the columns in the table and how they can be interpreted. The “**Average Dot Value**” column describes the average value of the topic or issue using dot numeric values (Red = 4, Green = 3, Blue = 2, and Yellow =1). The “**Dot Total**” column indicates the total number of dots placed per topic or issue. The “**Total Dots**” row at the bottom of the table indicates the total number of dots placed by priority (dot color). The “**Dot Total as a Percent of Total Dots**” row is used to assist with establishing the **Potential Rank** column. A color value within any row, is an indication that the value is greater than or equal to percentages listed in the “Dot Total as a Percent of Total Dots” row.

For example, given row “School Growth with associated tax burden”, the average dot value is 3.64 or high (as the highest average is 4.0), there were 9 red dots, 5 green dots, 0 blue dots, and 0 yellow dots for total of 14 dots. Since the value 9 is shaded red, it is an indication that the number of red dots is greater than 50.7% of the total red dots placed for that topic, and since the value 5 is shaded green, it is an indication that the number of green dots placed for this topic is greater than 19.5% of the total dots placed for this topic. The “trigger” percentages for whether a value is shaded are based on the values in the “Dot Total as a Percent of Total Dots” row.

Potential Rank by Topic / Issue	NEW RANK?	Topic / Issue	Average "Dot" Value	Red	Green	Blue	Yellow	"Dot" Total
		Population						
1		School Growth with associated tax burden	3.64	9	5	0	0	14
1		Significant Population Growth within the Township	3.86	6	1	0	0	7
2		Must meet the needs of all citizens	3.00	2	7	0	1	10
3		Decline of population in the borough	1.86	0	1	4	2	7
		Housing						
1		Rehabilitate housing in declining neighborhoods	3.63	5	3	0	0	8
1		Need to increase housing values	2.75	4	1	0	3	8
2		Too many rental units in the Borough	2.78	4	2	0	3	9
2		Meet housing needs of all income levels	2.20	1	0	3	1	5
2		Too much high density residential development	2.91	5	3	0	3	11
3		Conservation of sound housing	2.00	0	0	3	0	3
		Land Use						
1		Protection of Agricultural and Conservation Districts	3.87	26	4	0	0	30
1		Land use regulations consistency (TWP and Borough)	4.00	15	0	0	0	15
1		Controlling the quality and quantity of residential development	4.00	14	0	0	0	14
1		Promote commercial and industrial development	3.33	8	2	0	2	12
2		Manage growth to preserve and protect natural resources	3.13	7	5	1	2	15
2		Preserve and enhance Borough and village lifestyles	3.27	4	6	1	0	11
2		Impacts of large scale development	3.00	4	4	4	0	12
3		Establish a designated growth area to meet current and future needs	2.10	3	0	2	5	10
		Historic Preservation						
3		Preserve historic resources and region's heritage	2.87	7	2	3	3	15
		Water and Sewer						
1		Adequate supply and protection of water resources	3.70	8	1	1	0	10
2		Inflow and infiltration problems (sewer facilities)	3.40	3	1	1	0	5
2		Watershed protection	3.00	2	1	2	0	5
2		Improve and expand water and sewer facilities	2.40	1	0	4	0	5
3		On-lot systems in rural areas (water and sewer)	2.20	1	0	3	1	5
3		Sewage management	3.00	1	0	1	0	2
3		Compliance with DEP regulations	1.67	0	1	2	3	6
		Stormwater Management						
2		Provide adequate stormwater controls	1.80	0	1	2	2	5
3		Management to protect groundwater and surface water	3.00	4	1	4	0	9
		Transportation	Average					
1		Improve traffic control, safety and flow	3.25	7	2	2	1	12
2		Traffic problem areas and traffic safety issues	3.23	6	4	3	0	13
3		Railroad service is not within the study area	1.00	0	0	0	4	4
		Community Facilities and Services						
1		Adequate police, fire and emergency services	3.50	5	5	0	0	10
2		Coordination of services and sharing facilities	3.20	3	0	2	0	5
3		Recreation needs of all citizens for all ages	1.25	0	1	0	7	8
3		Adequate types of recreation facilities	1.40	0	0	2	3	5
		Economic Profile	Average					
1		School growth with associated tax burden	3.70	7	3	0	0	10
1		Promote commercial and industrial development	3.29	5	0	1	1	7
2		Assessment to identify types of economic development	2.33	1	0	1	1	3
3		No rail access within the study area	1.25	0	1	0	7	8
		Utilities						
1		Adequate facilities to meet needs	3.67	4	2	0	0	6
Total Dots				182	70	52	55	359
<i>Dot Total as a Percent of Total Dots</i>				<i>50.0%</i>	<i>20.0%</i>	<i>15.0%</i>	<i>15.0%</i>	

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