

The
Benefits
Of a
Current General Plan



Maintaining a current General Plan may sound mundane - but keeping your plan current has many benefits for your community, including:

- **Creating a Strong Legal Foundation for Land Use Decisions**

Your General Plan gives legal backbone to zoning and development approvals (or denials), as consistency with your plan serves to strengthen reasoning for decisions.

- **Providing a Clear Vision for Growth and Change**

Your General Plan puts you in the driver's seat by helping your community grow intentionally and strategically, rather than in a reactionary manner on a project-by-project basis.

- **Establishing Stronger Public Engagement**

Your General Plan process invites public input; building trust and community buy-in by ensuring the community's voices are heard and their values are documented.



- **Providing Predictability for Residents**

Your General Plan maps out the desired growth and organization for your community, allowing for better understanding of what to expect as your community changes over time, with less surprises along the way.

- **Improving Budget and Infrastructure Decisions**

Your General Plan provides mapping to better plan for critical infrastructure expansion in a cohesive and intentional manner. This approach helps to minimize scattered infrastructure improvements, helping to minimize costs for placement, operations, and maintenance.



- **Increasing Economic Development Opportunities**

Your General Plan is often the first thing seasoned developers will look to when considering a project within your community. Seeing a cohesive and strategic plan signals readiness and stability.

- **Improving Eligibility for Grants and Funding Resources**

Your General Plan establishes your eligibility, readiness, and competitiveness for many funding sources - especially transportation-related projects. Without a solid plan, your agency could be leaving significant dollars on the table.

- **Establishes a Framework for both Current and Future Policy Makers**

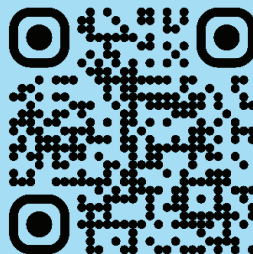
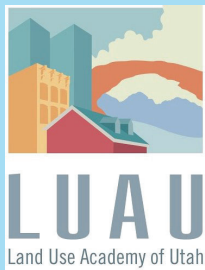
Your General Plan provides consistency and stability for decision-makers, even as leadership changes may take place.



A lacking or outdated General Plan may expose a municipality to:

- Limited Access to Funding Sources
- Increased Risk of Legal Challenges and Lawsuits
- Challenges to Local Zoning Ordinances
- Increased Conflict at Public Meetings
- Higher Costs for Infrastructure Placement, Maintenance, and Operations
- Difficulty Attracting High-Quality Development
- Lack of Consistency Amongst Staff and Local Officials
- Unanticipated Growth Pressures





Resources for Assistance and Training

Please visit the Land Use Academy of Utah at luau.utah.gov for more land use training resources.