



Photo by: Rene Rodriguez

General Plan Advisory Committee Meeting #16

December 2, 2010 | Board of Supervisors Chambers **DRAFT**

Meeting Objectives

Meeting Objectives

1. Review General Plan Update status
2. Discuss and provide input on the draft Alternatives Report
3. Discuss upcoming Community Workshop



General Plan Update Status

General Plan Update Stages (Phase 2)

1. Reconnaissance and Organization
2. Existing Conditions
3. Opportunities and Challenges
4. Alternatives
5. Preferred Alternative Selection and Refinement
6. Fiscal Impact Analysis
7. Draft Goals and Policies
8. Environmental Impact Report
9. Public Review and Adoption
10. Final Documents
11. Housing Element Update Coordination
12. Additional Public Outreach

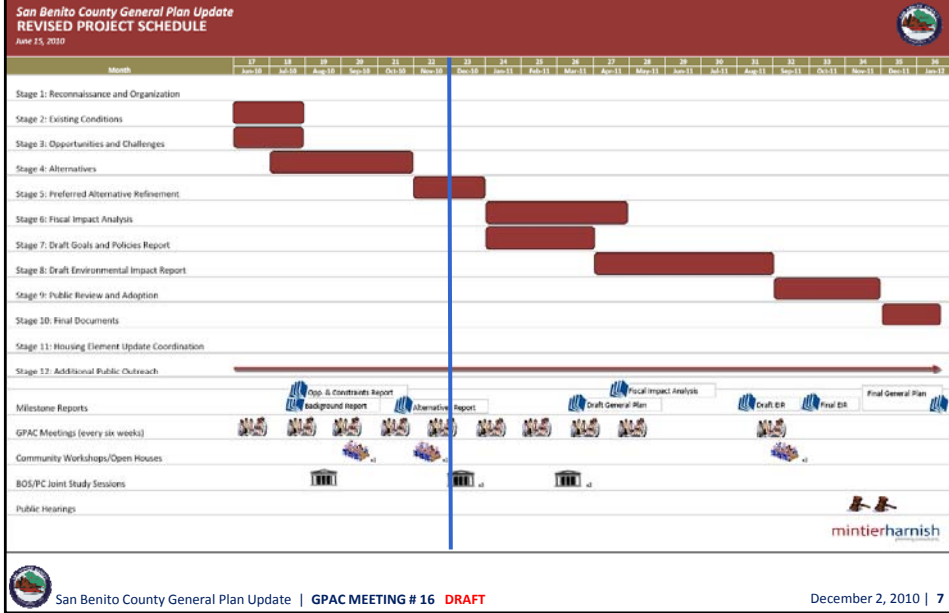


General Plan Update Stages (Phase 2)

1. Reconnaissance and Organization *(completed)*
2. Existing Conditions *(completed)*
3. Opportunities and Challenges *(completed)*
4. Alternatives *(in process)*
5. Preferred Alternative Selection and Refinement
6. Fiscal Impact Analysis
7. Draft Goals and Policies
8. Environmental Impact Report
9. Public Review and Adoption
10. Final Documents
11. Housing Element Update Coordination *(completed)*
12. Additional Public Outreach *(in process)*



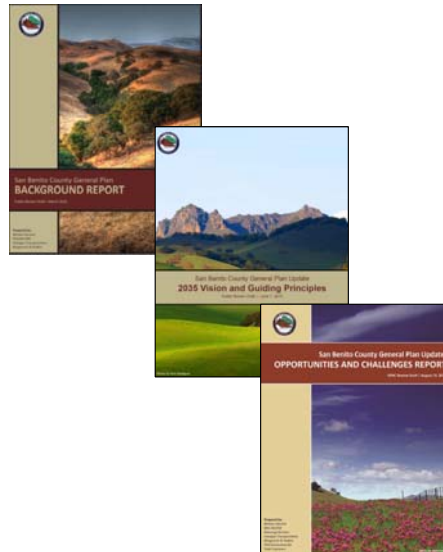
Project Schedule



Milestone Documents

Phase II Completed Reports

- Background Report
(March-December 2010)
- 2035 Vision and Guiding Principles
(June 2010)
- Opportunities and Challenges Report
(December 2010)

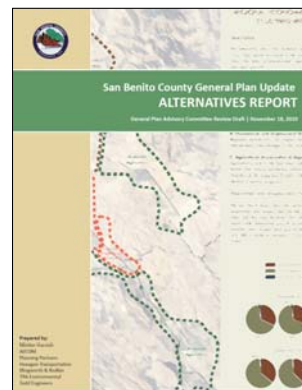


Draft Alternatives Report

Draft Alternatives Report

Purpose

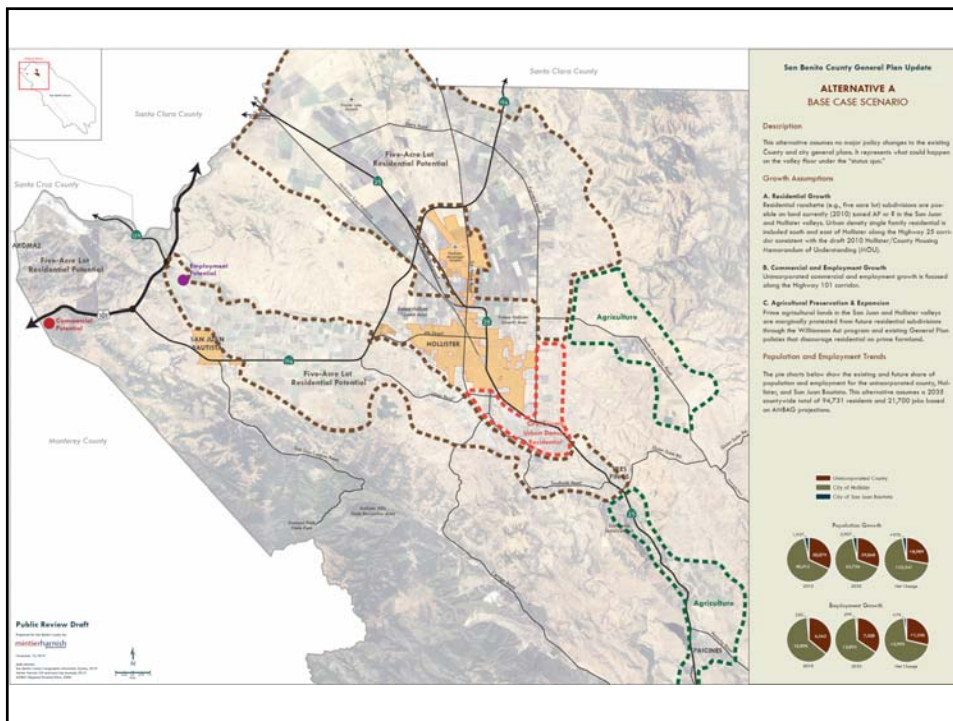
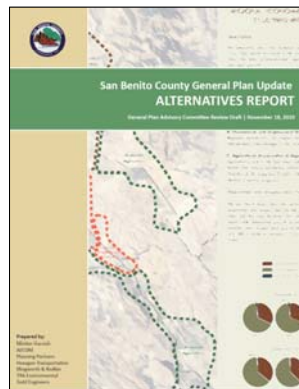
- To describe and evaluate three alternatives for future change within San Benito County over the next 25 years.
- To help the General Plan Advisory Committee (GPAC), Planning Commission, Board of Supervisors, and the public select a preferred alternative.

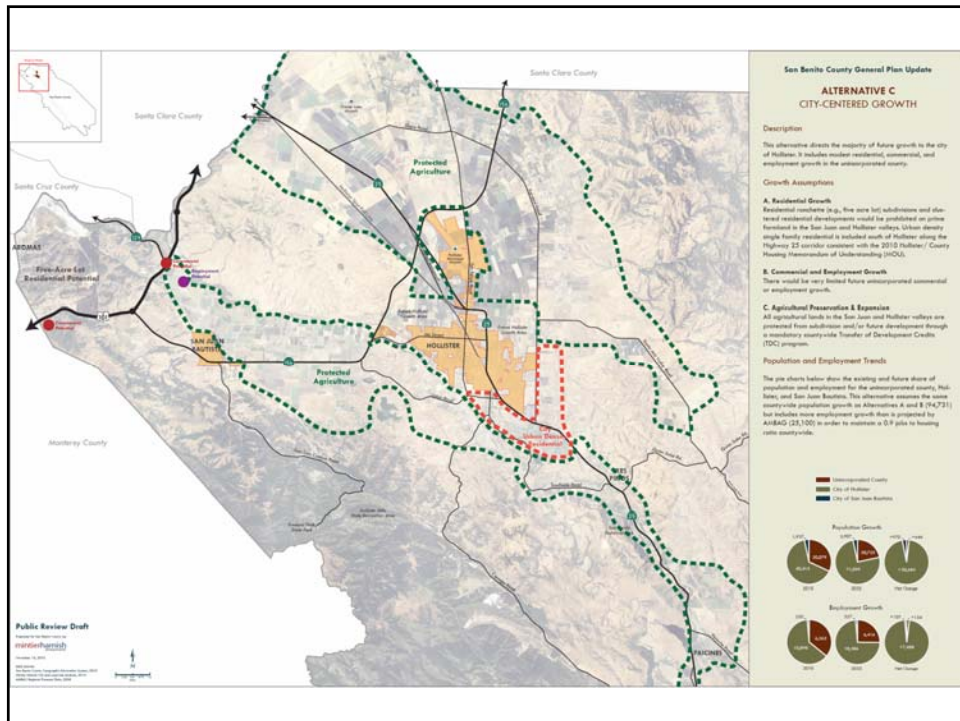
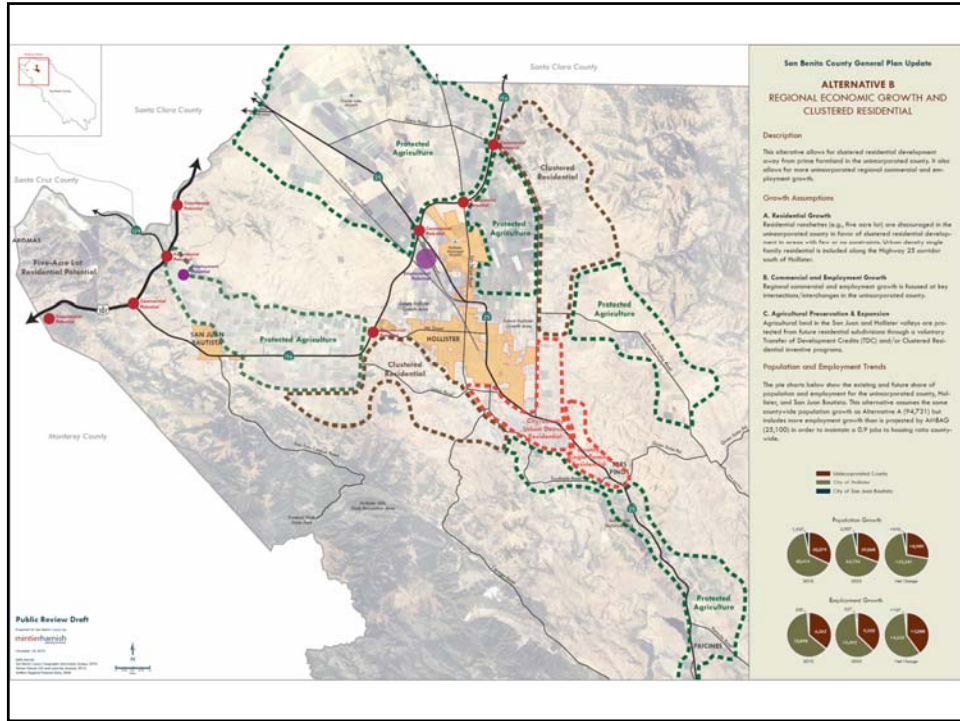


Draft Alternatives Report

Organization and Content

- **Section 1—Introduction.** Provides an overview of the General Plan Update process.
- **Section 2—Projections.** Provides background information that was used to develop alternatives.
- **Section 3—Alternatives.** Describes the major assumptions and features of the three alternatives.
- **Section 4—Comparative Evaluation.** Provides a qualitative evaluation of how each alternative relates to major issues.

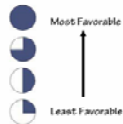




Draft Alternatives Report

Comparative Evaluation Summary

- The following table provides a qualitative comparison of the three alternatives based on County Staff's and the Consultant Team's professional judgment.



Criteria		A	B	C
Land Use and Housing	Land Use Efficiency			
	Agricultural Land Conversion			
	Housing Options			
	Jobs-Housing Balance			
	Rural Character Concepts			
Transportation and Circulation	Vehicle Miles Traveled			
	Roadway Impacts			
	Alternative Modes			
Economic and Fiscal	County Economic Growth			
	County Fiscal Impacts			
	Emergency Services			
	Water Supply			
	Aquifer Recharge			
Environmental	Biological Resources			
	Scenic Resources			
	Energy Consumption			
	Greenhouse Gas Emissions			



Draft Alternatives Report

GPAC questions:

- Are there any questions regarding the projections or assumptions used to develop the three alternatives?
- Are there any questions regarding the findings presented in the comparative evaluation?



Upcoming Community Workshop

Community Workshop

- Tentatively scheduled for late January 2011
- Objectives:
 1. Update public on the project
 2. Solicit input on the three alternatives
 3. Solicit input on a preferred alternative
 4. Solicit input on major policy issues



Community Workshop

Staff/Consultant Role:

- Advertise the workshop
- Prepare agenda and materials
- Run presentation and exercises
- Record all comments/suggestions

GPAC Role:

- Get the word out about the workshop
- Facilitate group/table discussions



Community Workshop

Tentative Agenda

- Introductions (*County Staff*)
- General Plan Update Overview (*Consultants*)
- GPAC Overview (*Consultants/Tim*)
- Group Exercises
 - a) Provide input on alternatives, including selecting and refining a group Preferred Alternative.
 - b) Provide input on key policy issues.



GPAC questions:

3. We are planning to advertise the workshop through noticing, email blasts, a newspaper article, and the website. Are there other medias we should use?
4. What specific policy issues should the community discuss and provide input on?



Next Steps

Next Steps

1. Prepare Public Review Draft Alternatives Report
2. Prepare for and conduct a Community Workshop



GPAC Meeting Schedule

Meeting #17: TBD

1. Discuss Community Workshop input
2. Discuss remaining large policy issues that need to be addressed in the Draft 2035 General Plan





Photo by: Rene Rodriguez

General Plan Advisory Committee Meeting #16

December 2, 2010 | Board of Supervisors Chambers