



ENVISION
CONTRA COSTA 2040

Bayview, Montalvin Manor & Tara Hills Community

Meeting #2

8/27/2019

Workshop Agenda

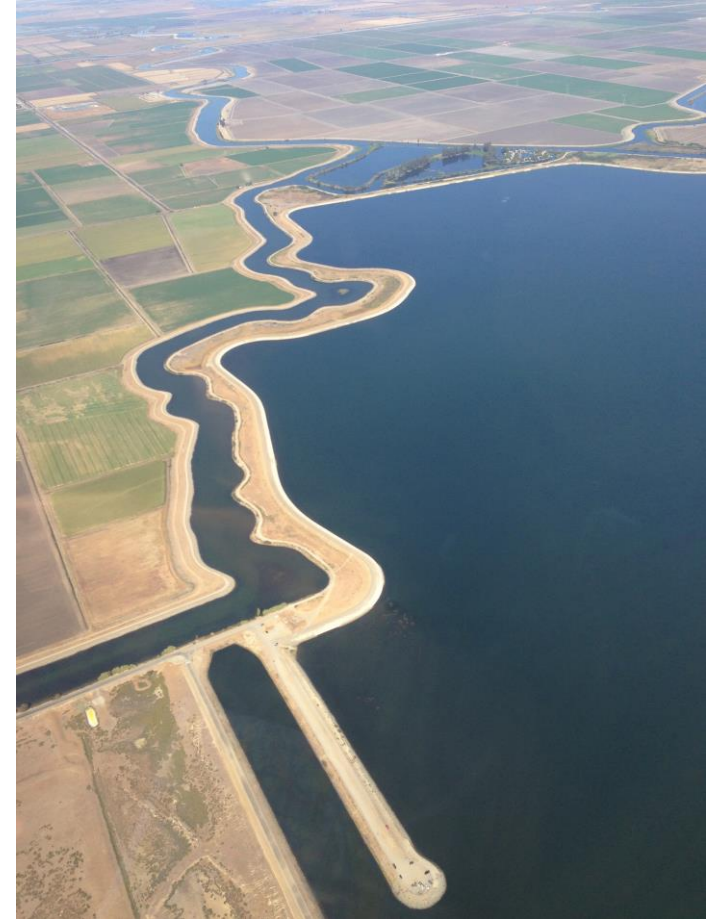
- » Welcome and Introductions
- » Presentation:
 - Envision Contra Costa 2040 Overview
 - Community Guidance
- » Q&A
- » Small Group Conversations
- » Reports Back
- » Next Steps



What is the General Plan?

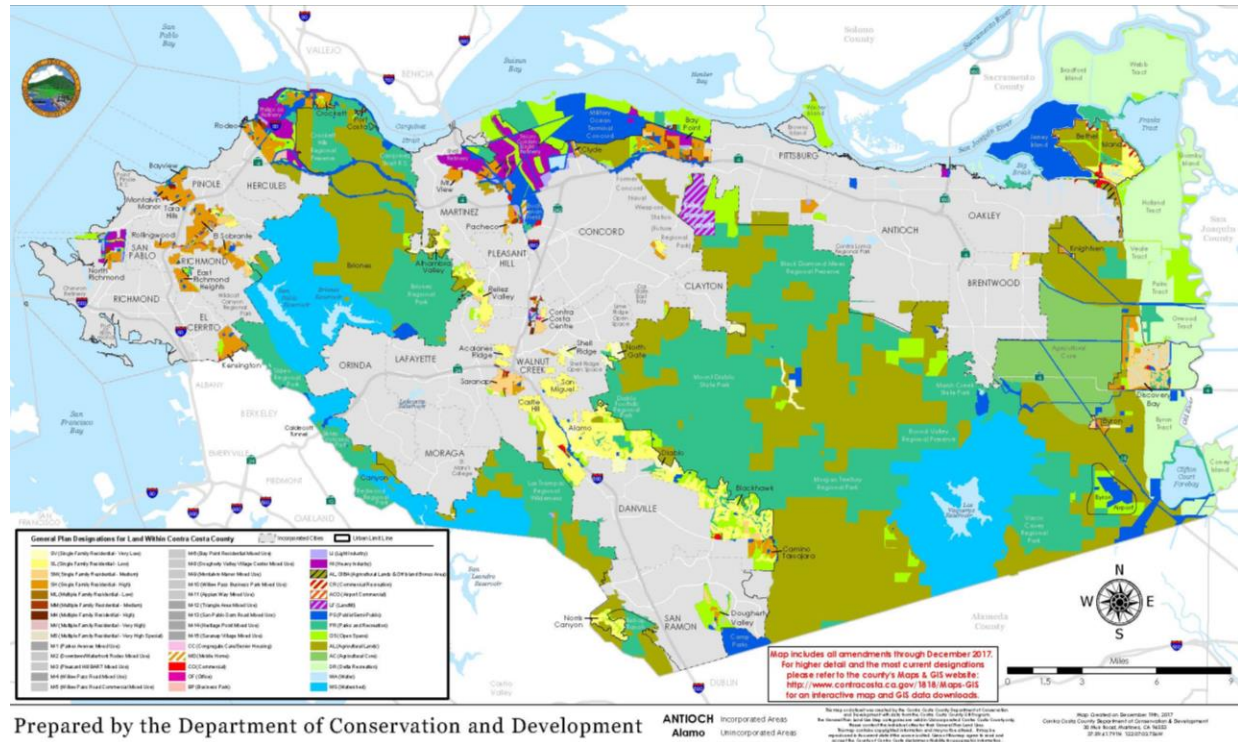
» “Constitution” for development and conservation

- Establishes countywide vision and supporting goals, policies, and implementation measures
- Provides consistent direction for future development
- Balances growth, conservation, and quality of life
- Documents baseline environmental conditions



Land Use Map

- » Development standards for each land use designation
 - Maximum residential density (housing units per acre)
 - Maximum nonresidential floor area ratio (FAR)
- » Framework for zoning map



What is the Zoning Code?

- » Zoning map and districts
- » Regulations that control physical development
 - Allowed uses
 - Permitting requirements
 - Specific site development standards – setbacks, parking, lighting, signage, fences, trash enclosures, etc.
- » **General Plan vs. Zoning Code**
 - Zoning Codes implement the General Plan with specific development regulations, e.g.:
 - General Plan = “Commercial”
 - Zoning Code = “Local Commercial”

Climate Action Plan (CAP) Update

» What is the CAP?

- Sets targets for reducing greenhouse gas (GHG) emissions in the county
- Establishes a plan to reach those targets
- Implements the climate-related policy direction of the General Plan



» Why is the CAP being updated?

- State law has changed since the CAP was adopted (in 2015)
- New strategies are available to reduce pollution
- Evolving understanding of resilience and adaptation
- Opportunity to improve how the CAP is implemented
- More extensive support for greater equity
- CAP can better integrate with the new General Plan

CAP Update

» CAP identifies steps to reduce pollution in county

» Every aspect of the community

- Efficient buildings
- Clean energy
- Transportation and land use
- Waste
- Water

» How to get involved

- Sustainability Commission Meetings October 21 and December 9
- Community meetings specific to CAP in September (dates tbd)
- Contact County Sustainability Coordinator, Jody London, Jody.London@dcd.cccounty.us, 925-674-7871



Environmental Impact Report (EIR)

- » **California Environmental Quality Act (CEQA) requires disclosure of a project's potential impacts on the physical environment**
- » **EIR must:**
 - Disclose information about the effects the project could have on the physical environment
 - Identify mitigation measures, if necessary
 - Describe feasible alternatives to the proposed project
- » **Public review**
 - Initial 30-day scoping period – tell us what to analyze
 - Minimum 45-day review of Draft EIR – comment on the analysis

Envision Contra Costa 2040 Process

Phase	Schedule
Existing Conditions	Winter 2018 – Spring 2019
Countywide Updates & Community Profiles	Spring – Fall 2019
Draft General Plan, Zoning Code, and Climate Action Plan	Summer 2019 – Winter 2019/2020
Environmental Impact Report and Fiscal Analysis	Fall 2019 – Summer 2020
Public Review and Adoption	Summer – Winter 2020

Opportunities for Public Involvement

- » [Envisioncontracosta2040.org](https://www.envisioncontracosta2040.org)
- » Online Questions
- » Community-Based Meetings
- » Focused Meetings
- » Sustainability Commission
- » Planning Commission
- » Board of Supervisors



Community Workshop #1

» Assets

- Diverse, small-town atmosphere
- Open space, views, and connections to nature
- Access to regional employment
- Relatively modest housing prices

» Challenges

- Commercial and community center vitality
- Blight along San Pablo Avenue and Tara Hills Drive
- Pedestrian, bicycle, and transit needs
- Traffic congestion and air pollution
- Trail connections and recreation access
- Emergency services and hospital access



General Plan Community Guidance

» Community Profile

- Context
 - Character
 - History
 - Demographics
 - Hazards and vulnerabilities
- Guidance
 - Guiding principles
 - Policies
 - Actions



Community Workshop #1



Community Workshop #2

» Next Workshop

- Review draft profile

Workshop Exercise

» Break into small groups and discuss draft guiding principles:

- Are any important guiding principles missing?
- Should draft guiding principles be changed or removed?
- How should the County work to achieve the objectives identified in the principles?

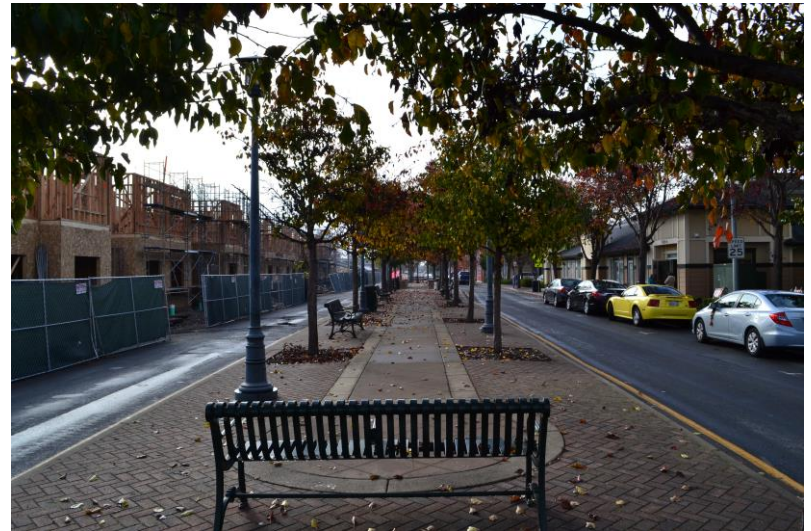
» Guiding principle themes

- Community character
- Mobility
- Housing
- Recreation and access to nature
- Safety and resiliency

Workshop Exercise

» Reports Back

- Choose a representative from your small group
- Representative summarizes highlights of your small group discussion to the larger group
- Keep reports brief (1 to 2 minutes)



Next Steps

- » Draft profile
- » Continue second round of community meetings
 - El Sobrante: September 4, 2019
 - Pacheco: September 5, 2019
- » Focused meetings

- » Monitor website for updates:



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