

# 1. WHAT DO YOU LIKE MOST ABOUT THE Region: SHORELINE Communities

- Beautiful views, healthy ecosystem, protect watershed health.
- Protect the viewshed from shoreline to mountain ridge
- Everyone knows each other, small-town ~~feel~~ feel
- the shoreline itself as a destination (parks, walking paths)
- shops & restaurants accessible in each community, each community lines the roadway
- Access to the Lake + access to national forest & mountains  
↳ national monument in our back yard
- OHV & recreation opportunities (great for youth)  
preserve & enhance
- undeveloped ridgelines along Lake,
- Indigenous history



## 2. CHALLENGES IN YOUR REGION

- Need more support for small businesses & restaurants
- fewer big-box stores that compete with locally-owned businesses
- Opportunity for small business support & education (through business Association)
- development of historic resorts. More recreation & tourism
- Improve access & wayfinding to national monument  
Promote this area as a gateway to National Forest & National monument.
- dilapidated docks
- homelessness & lack of homeless services, encampments
- illegal cannabis grows in Lucerne or comfortable
- amenities at parks are not safe<sup>^</sup> to use
- Water infrastructure needs upgrades especially to support fire flow
- negative image/stigma of the area (North Shore)  
↳ safety infrastructure, like lighting & sidewalks would help.
- lack of crosswalks on Country Club
- Lake water levels & ecosystem health
- Speeding through communities, unsafe crossings, big rigs too  
↳ need traffic calming
- horrible roads - the Avenues & Foothill
- Illegal dumping, abandoned vehicles (in hills especially)  
garbage (qth) where a bridge is, washes into lake
- 6520 E. HWY 20 (Lucerne), hairpin turn & speeding. trucks tipping



### 3. WHAT CHANGES ARE NEEDED?

- need more places to take a dog off-leash
  - would be great to host more regional events (fishing tournaments) in this area. Need more reasons to stop in Lucerne
  - Relocate Needle exchange area, ●
  - Lack of banking in North Shore. Fee-based ATMs inequitable
  - Update WUI, balancing need of new development with Wildfire Safety, keep good stuff/content from old plan, but update for the future. Signals where it's safe to develop.
  - Increased Law enforcement, Fish & Game enforcement, Safe Route to School
  - Emergency first responder services need improvement/response times
  - Support for Community centers/central gathering & coordination during emergencies
- Remove Clearlake area & new east from [unclear]  
Unincorporated areas outside of Clearlake have a unique set of needs & priorities. Areas to the east are way more scattered of Clearlake  
Clearlake does want their own plan whereas Nice & Lucerne are more similar in terms of their priorities & needs & could be combined into their own LLP area.



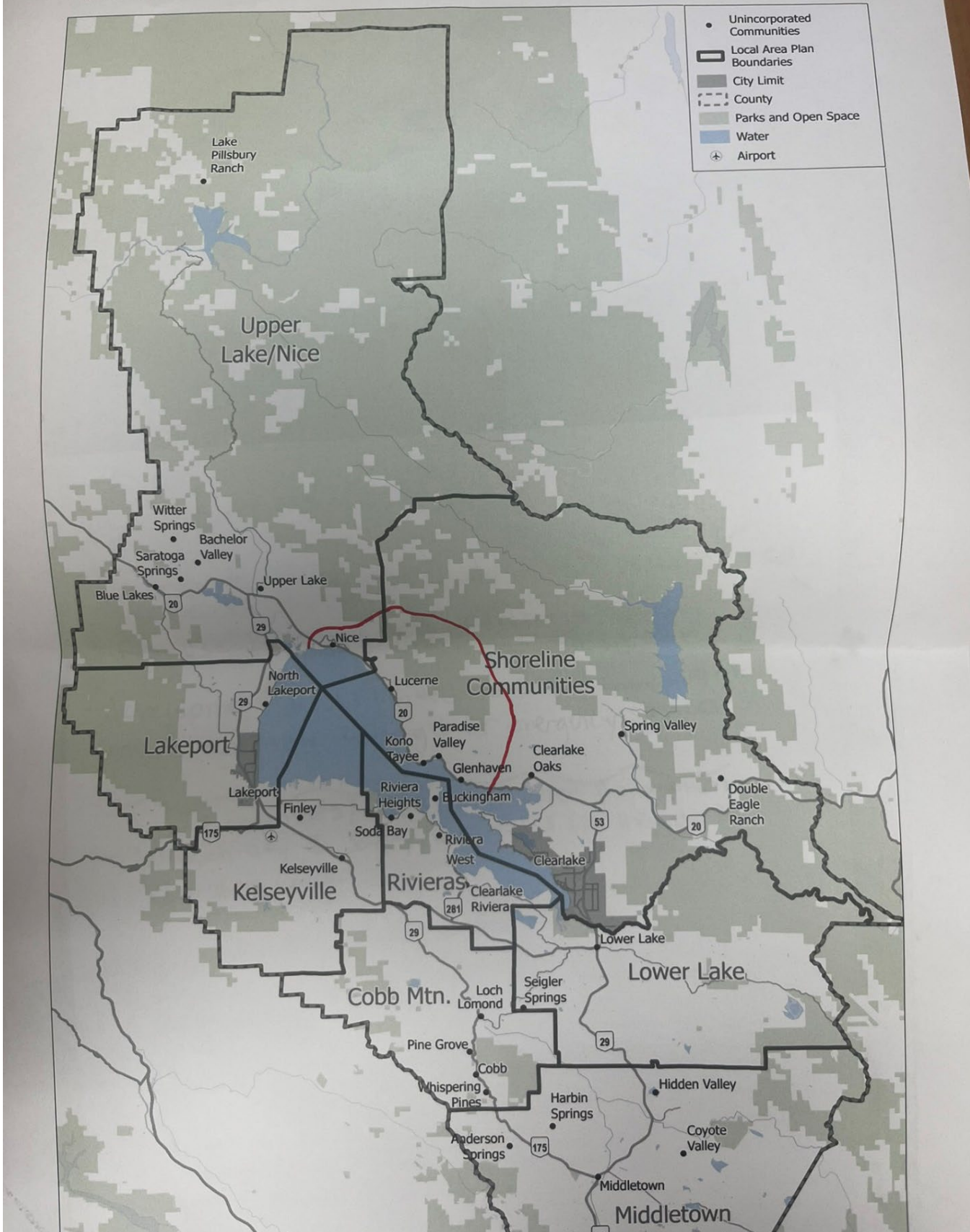
# Land Use Map

- More mixed-use designations primarily along Hwy 20
- Rural Residential ~ 10,000 acres. Examine this LV category  
Some RR parcels are inappropriately small for the designation.  
A. Could some RR lands be re-designated for public use?  
Also a lot of important tribal lands with the RR designation.
- paper lots / tax defaulted properties - redesignate and/or merge parcels for future use in Trails Plans
- more walkable development, focusing growth only where supported by existing infrastructure & services
- Do not allow industrial uses along 20. Keep Hwy 20 Scenic gateway
- Commercial designation in town center is inaccurate in some areas

# LAP Boundary Changes

- Remove Clearlake area & areas east from ~~Shasta~~ Clearlake
- Unincorporated areas outside of Clearlake have a unique set of needs & priorities. Areas to the east are way more scattered of Clearlake
- Clearlake Oaks wants their own plan whereas Nice & Lucerne are more similar in terms of their priorities & needs & could be combined into their own LAP area.

# Local Area Plan Boundaries





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