



Land Use Services Department
Planning Division

BOARD OF SUPERVISORS HEARING

Land Use Services Department

Countywide Plan and Program Environmental Impact
Report

Terri Rahhal
Department Director
October 27, 2020



- Adoption of Countywide Vision 2011
- Analysis of 2007 General Plan effectiveness 2015
- Scope of Work:
 - Background Reports & Technical Studies 2015 - 2016
 - Land Use Scenarios & Growth Projections 2016 - 2017
 - Creation of Policy Plan & Business Plan 2017 - 2019
 - CEQA Documentation 2018 - 2020
 - Development of Website & Web-maps 2017 - 2019
 - Outreach (public, agencies, organizations) Continuous
- Public Hearings / Adoption 2020 - 2021

Address:

- Policy review through lens of Countywide Vision
- New state laws
- New regional service topics and policies
- New governance topics and policies
- Streamline document / Create web-based system

COUNTYWIDE PLAN OUTREACH TO-DATE



4
YEARS



75+
COMMUNITIES



84 PUBLIC MEETINGS
66 COMMUNITY
17 REGIONAL
1 EIR SCOPING
























MORE THAN
2,500
PEOPLE REACHED



1,000s
OF COMMENTS RECEIVED





 San Bernardino 216,239 (2016)	 Fontana 209,665 (2016)	 Rancho Cucamonga 176,534 (2016)	 Ontario 173,212 (2016)	 Victorville 122,265 (2016)	 Rialto 103,314 (2016)	 Hesperia 93,724 (2016)
 Chino 87,776 (2016)	 Chino Hills 78,822 (2016)	 Upland 76,684 (2016)	 Apple Valley 72,553 (2016)	 Redlands 71,288 (2016)	 Big Bear Lake 5,235 (2016)	 Needles 4,988 (2016)
 Colton 54,712 (2016)	 Yucaipa 53,309 (2016)	 Montclair 38,944 (2016)	 Adelanto 33,391 (2016)	 Twentynine Palms 26,049 (2016)	 Loma Linda 24,129 (2016)	 Barstow 23,835 (2016)



- 4 Parts
- Policy Plan (adopted policy)
- Business Plan (adopted policy)
- Regional Issues Forum (web tool available 2021)
- Community Planning Continuum – Community Action Guides (recognized by Board)



COUNTYWIDE PLAN

SEARCH

POLICY PLAN

BUSINESS PLAN

COMMUNITIES

RESOURCES

ABOUT

BUILT ENVIRONMENT

RESOURCES & CONSERVATION

SAFETY & SECURITY

ECONOMY & WELLNESS

GLOSSARY

ABOUT THE POLICY PLAN

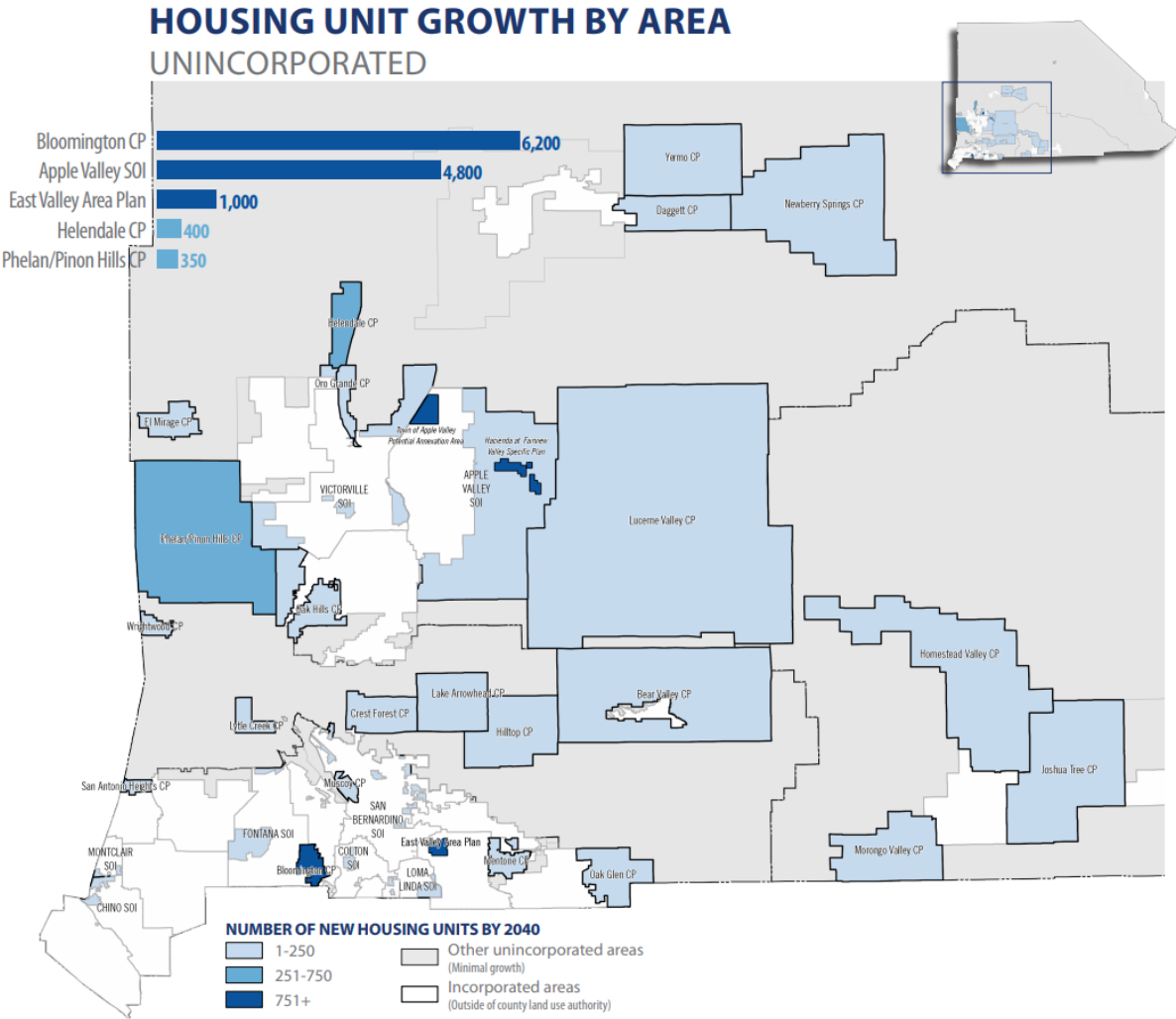
The County Policy Plan contains the long-term goals and policies that will guide County decisions, investments, and improvements toward achieving the Countywide Vision. The Policy Plan represents a unique approach to county planning. It serves as the County's General Plan for the unincorporated areas, which is mandated by state law, but it also includes policy direction for adult and child supportive services, healthcare, public safety, and other regional services the County administers in both incorporated and unincorporated areas.

BETA / LAUNCHING SOON

- Policy Plan: 4 Components and 11 Elements
- Built Environment
 - Land Use Element
 - Housing Element (adopted separately in 2014)
 - Infrastructure and Utilities Element
 - Transportation and Mobility Element
- Resources and Conservation
 - Natural Resources Element
 - Renewable Energy and Conservation Element (adopted 2017)
 - Cultural Resources Element
- Safety and Security
 - Hazards Element
 - Personal and Property Protection Element
- Economy and Wellness
 - Economic Development Element
 - Health and Wellness Element

	2007GP	Policy Plan
Goals	404	52
Policies	1,704	360
Elements	9	11

- Development that supports our Countywide Vision will strengthen the county's economy and quality of life.
- The way land is used and developed will determine the County's revenue base and costs.
- Therefore, when growth and development occurs
 - it should do so in a manner that is fiscally sustainable and context-sensitive.
 - it should be focused in areas where there is adequate infrastructure and services.
 - it should be focused in areas with low risks from hazards
 - It should be focused in areas with fewer impacts on the natural environment.



POPULATION GROWTH

49,675 **580,800**
UNINCORPORATED¹ INCORPORATED²



HOUSING GROWTH

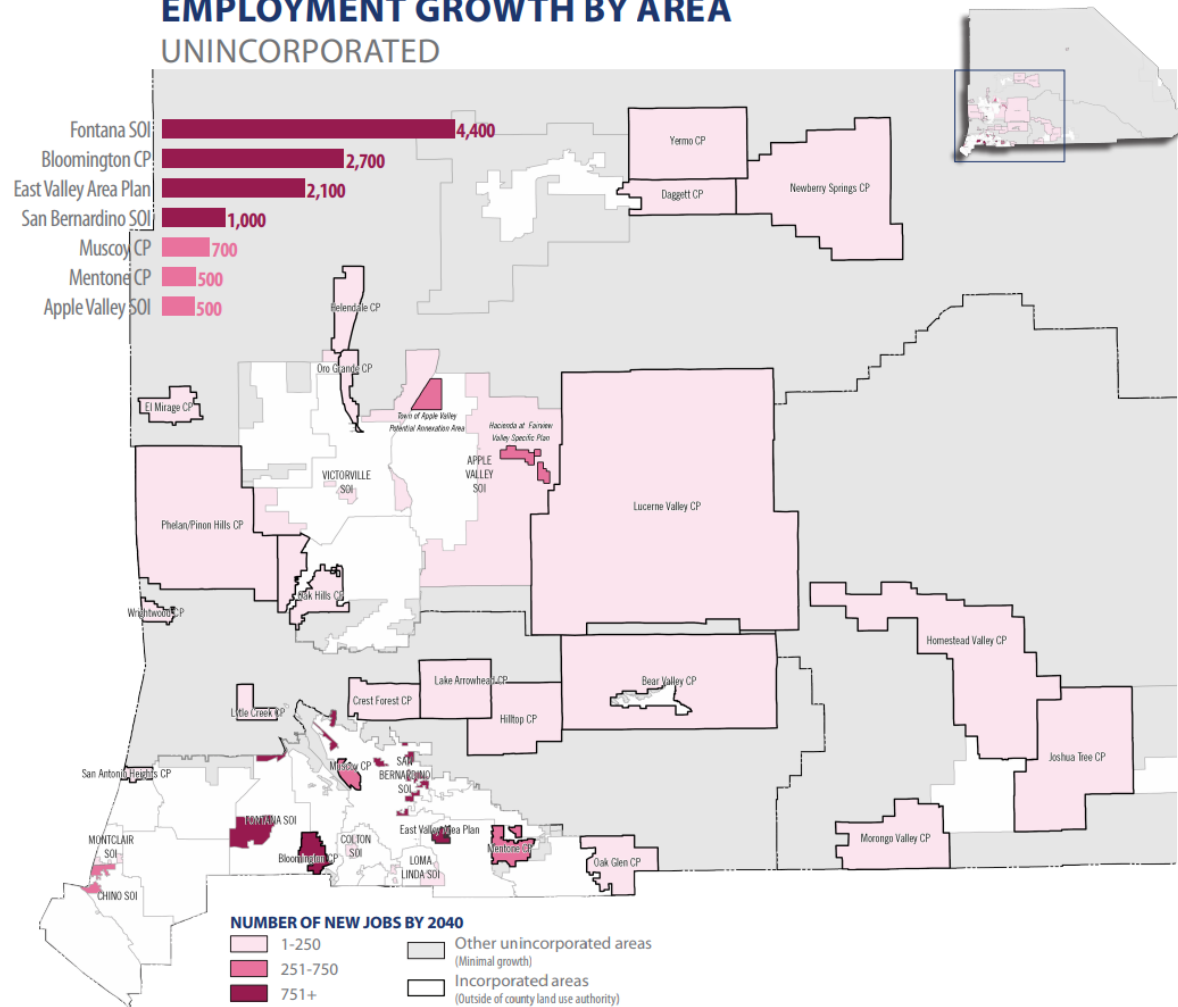
15,300 **217,750**
UNINCORPORATED¹ INCORPORATED²



EMPLOYMENT GROWTH

12,600 **304,050**
UNINCORPORATED¹ INCORPORATED²

EMPLOYMENT GROWTH BY AREA



POPULATION GROWTH

49,675

UNINCORPORATED¹

580,800

INCORPORATED²

HOUSING GROWTH

15,300

UNINCORPORATED¹

217,750

INCORPORATED²

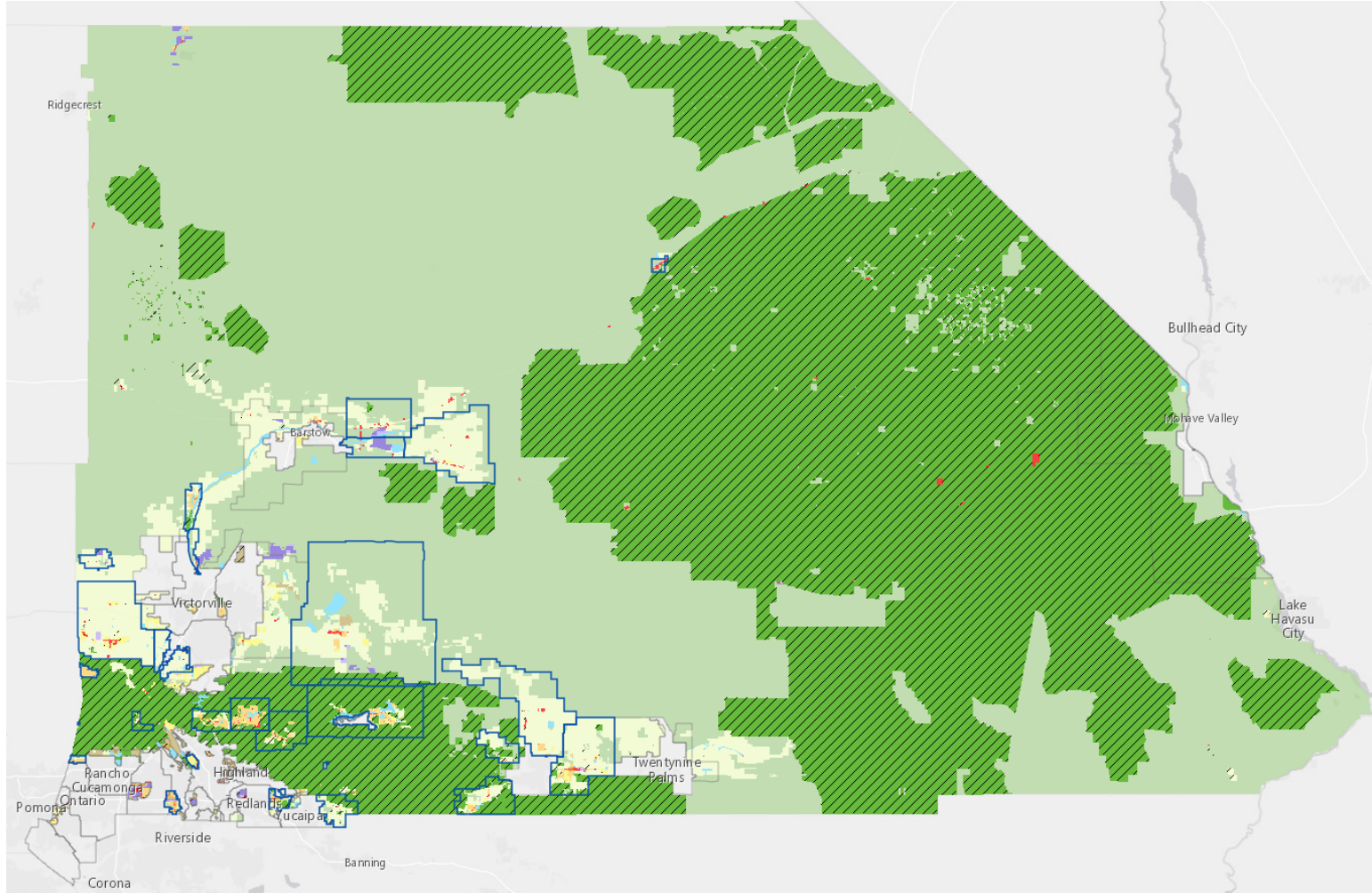
EMPLOYMENT GROWTH

12,600

UNINCORPORATED¹

304,050

INCORPORATED²



Types of changes

- **Expansion of Open Space category to reflect federal, state, and local preservation**
- **Lowering of intensity based on access to infrastructure**
- **Changes based on property owner and public input**

Proposed Land Use Categories (draft for public review)

Introduction

Map Overview

Category Details

Proposed Land Use Category System

Two-map System

The County's current Land Use District (LUD) system serves as its Zoning and Policy map (aka one-map system). The County is proposing to transition to a two-map system that retains the current LUD system as Zoning Districts, and introduces a second land use mapping system that groups the current LUDs into simplified Land Use Categories (LUCs).

While the Land Use Map may look different because of the introduction of simplified Land Use Categories, the vast majority of areas retain the same intent, nature, and development potential as under the currently adopted Land Use Plan.

Areas of Change

This map series enables the view to better understand the purpose and distribution of Land Use Categories. To view areas of potential change (as currently proposed in draft form), click [here](#).

Updates from 2017 Open Houses

The draft Land Use Map shown here is an updated version of

Phelan/Pinon Hills

Oak Hills

Lucerne Valley

Lytle Creek

San Antonio Heights

Muscoy

Bloomington

Fontana

Rialto

Upland

Rancho Cucamonga

Claremont

Ontario

Chino

Mira Loma

Rubidoux

LEGEND

Proposed Land Use Categories (draft for public review)

Introduction

Map Overview

Category Details

Land Use Category Details

VLDR | Very Low Density Residential

Density / Intensity Range

- 0 to 2 units per acre

Primary Purpose

- Allow for very low density residential uses when developed as single family neighborhoods that can share common infrastructure, public facilities, and services

Description of Typical Uses

- Single-family residential uses
- Public and quasi-public facilities such as parks, religious facilities, schools, sheriff's stations, and fire stations
- Incidental agricultural

Implementing Land Use / Zoning District(s)

- Single Residential, including RS-1 and RS-20M

LDR | Low Density Residential

Density / Intensity Range

- 2 to 5 units per acre

Primary Purpose

- Promote conventional suburban residential neighborhoods that support and are served by common infrastructure, public facilities, and services

Oak Hills

Summit

Valley of Enchantment

Devore Heights

Muscoy

Arrowhead Highlands

Rimforest

Blue Jay

Lake Arrowhead

Hilltop

Burning Springs

Green Valley Lake

LEGEND

Two-map System

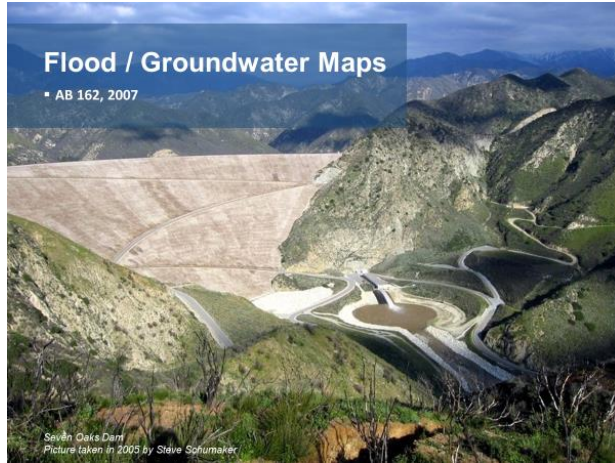
- 1. Policy Plan Land Use Categories
- 2. Land Use Zoning Districts

1. New state laws
2. New regional service topics
3. Important shifts in or expansion of policies



Policy Changes – New State Laws

Page 15



AB 162, 2007
AB 1358, 2008
SB 375, 2008



SB 743, 2013
AB 52, 2014
SB 1263, 2016



Wildfire Assessment

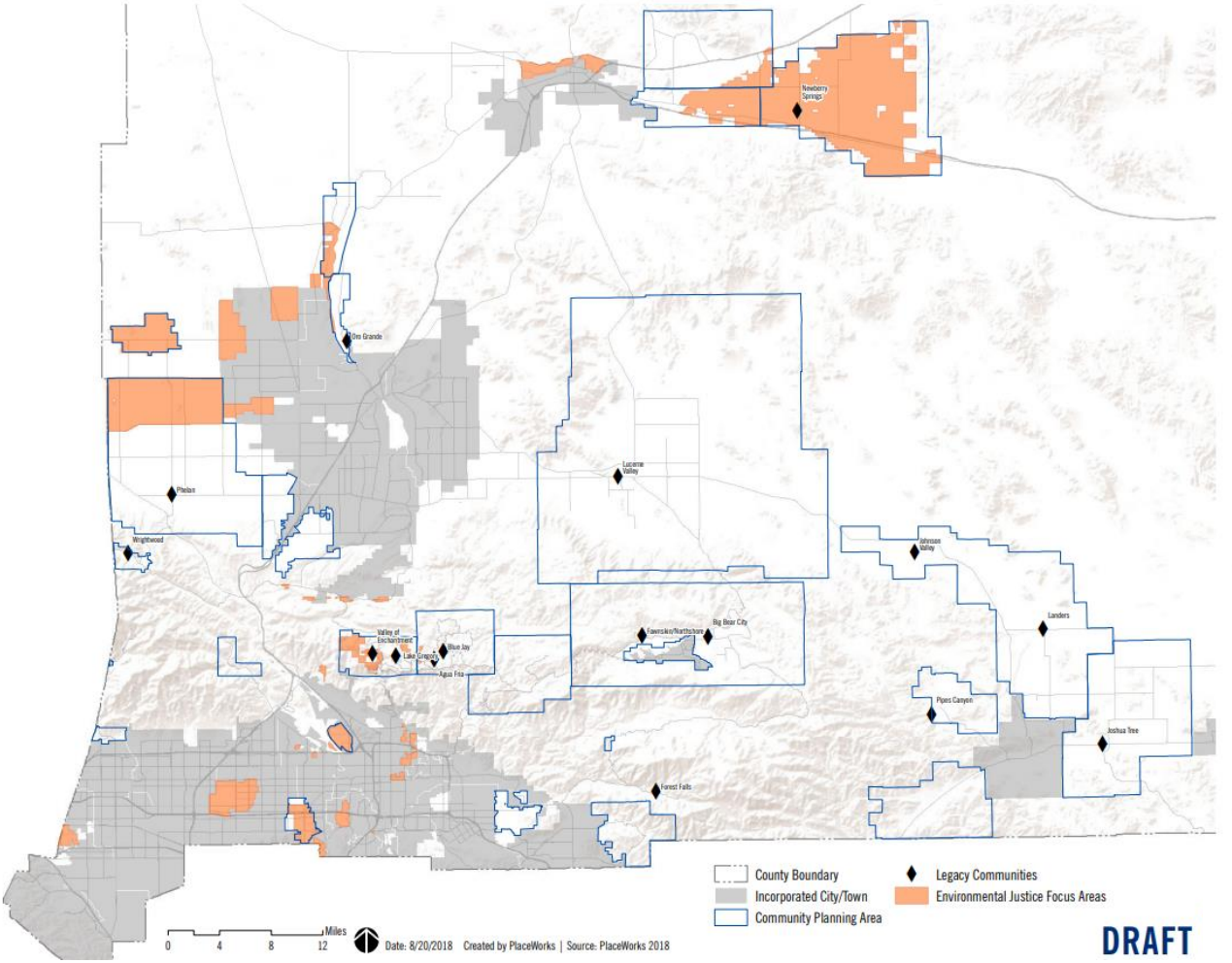
SB 1241, 2012

Climate Adapt / Resiliency

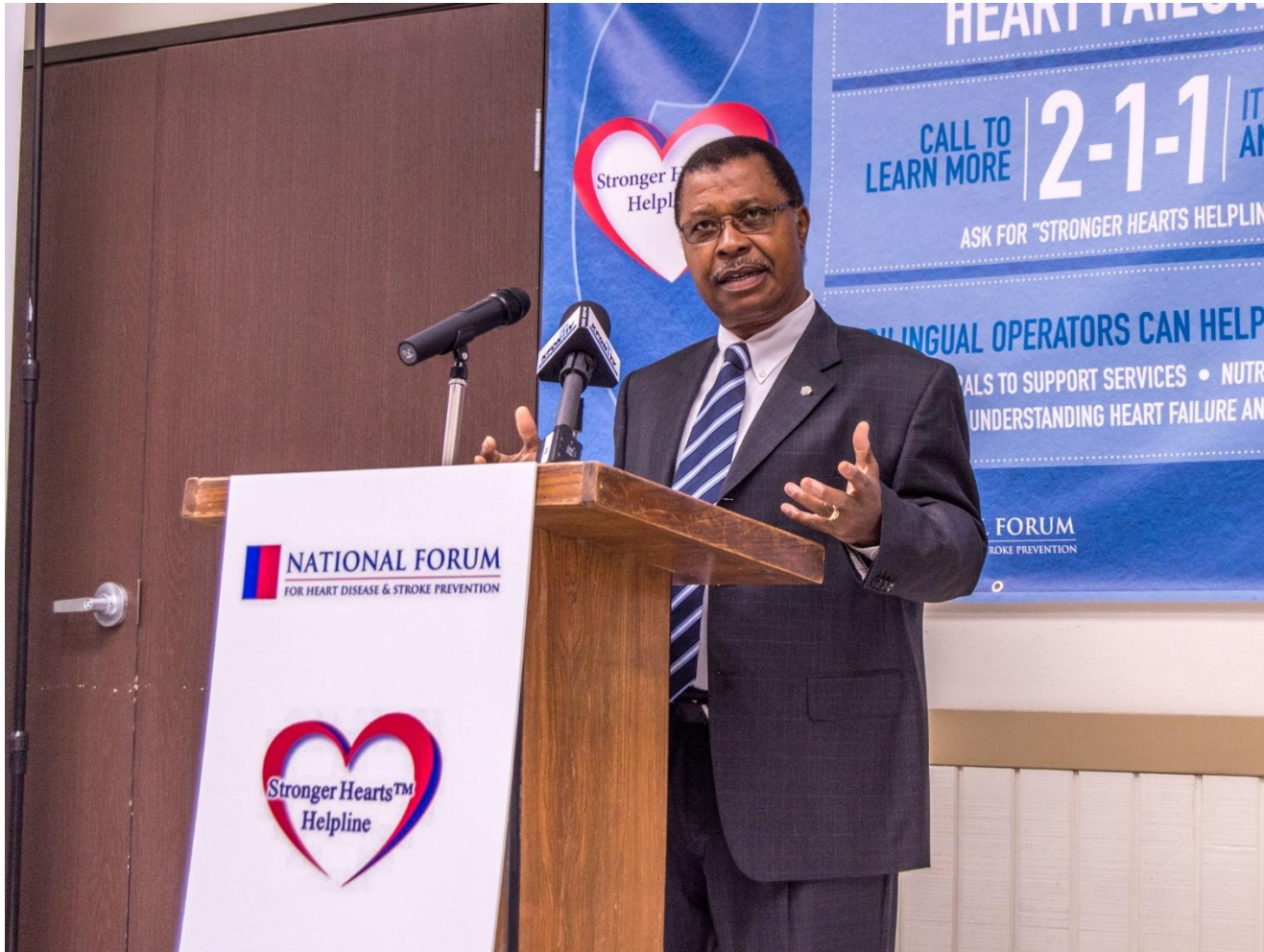
SB 379, 2015

*Pilot Fire looking across Silverwood Lake
Picture taken in 2016 by USFS*

Environmental Justice SB 1000, 2016



Environmental Justice Focus Areas, as determined by census tracts with composite CES 3.0 scores in upper quartile



Health & Wellness

Physical and behavioral health and wellness, education, community development

*Launch of Stronger Hearts Helpline and Dr. Ohikhuare
/ Photo taken in 2015 by Supervisor Gonzales' office*



Economic Development

Regional roles and activities

Countywide business and employment growth

*West Valley Regional Job Fair held at the “Old Airport” – Ontario Airport’s Terminal
1. Photo taken in 2016*



Economic Development

Regional roles and activities

Countywide business and employment growth

Conceptual rendering of Hub City Centre in Colton, to be anchored by Arrowhead Regional Medical Center and the California University of Science and Medicine | Image from City of Colton



Law & Justice

Crime prevention, equity, capacity, support and care, rehabilitation and reentry

*Entrance to the San Bernardino Justice Center
Photo taken in 2018*



Land Use

Fiscal sustainability

Land use compatibility

Context-sensitive development

*View from Ontario looking north to the San Bernardino Mountains
Photo taken in 2015*



Military

Safeguard military mission

Avoid encroachment

Civilian /Military compatibility

*US Army Soldiers training at the National Training Center, Fort Irwin
Photo taken by US Army in 2016*



Water Supply

Clean/resilient supply, even in prolonged drought
Public water system or County-approved well

Water in the desert (Parker Dam) with a hiker in the foreground
Photo taken in 2015



Transportation

Context-sensitive roadway improvements
Regional and local truck routes

A UPS truck travels along Riverside Drive to enter the Chino Crossroads Business Park Photo taken in 2018



Natural Resources

**Maintain/improve regional parks & SAR Trail
Community-funded local parks, trails, recreation**

**Comprehensive, landscape-scale planning and
conservation**

**Protect land with viable mineral and
agricultural resources**

Zanja Peak in the Crafton Hills, overlooking the Yucaipa Regional Park Photo taken in 2013



Renewable Energy

**Renewable Energy & Conservation Element
adopted 2017 / updated 2019**

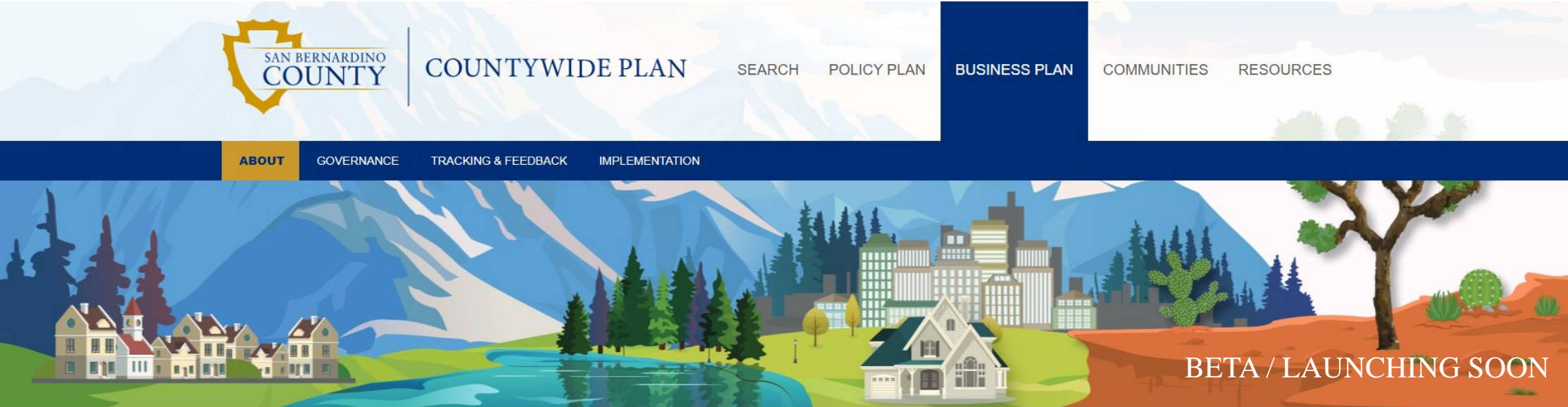
1.2 MW Solar array at Crafton Hills College, which provides 90-95% of the campus' electrical needs | Photo taken in 2013



Natural Hazards

Further reduce risk to life, property, and public costs that come with flood, fire, and geologic hazard areas

Mud slide, debris flow and temporary closure of Valley of the Falls Drive while crews work to clear the road | Photo taken in 2018 by Yucaipa Police Dept



ABOUT THE BUSINESS PLAN

The Business Plan will direct the integration of Countywide Plan goals, policies, and actions into the way the County operates and its budget.

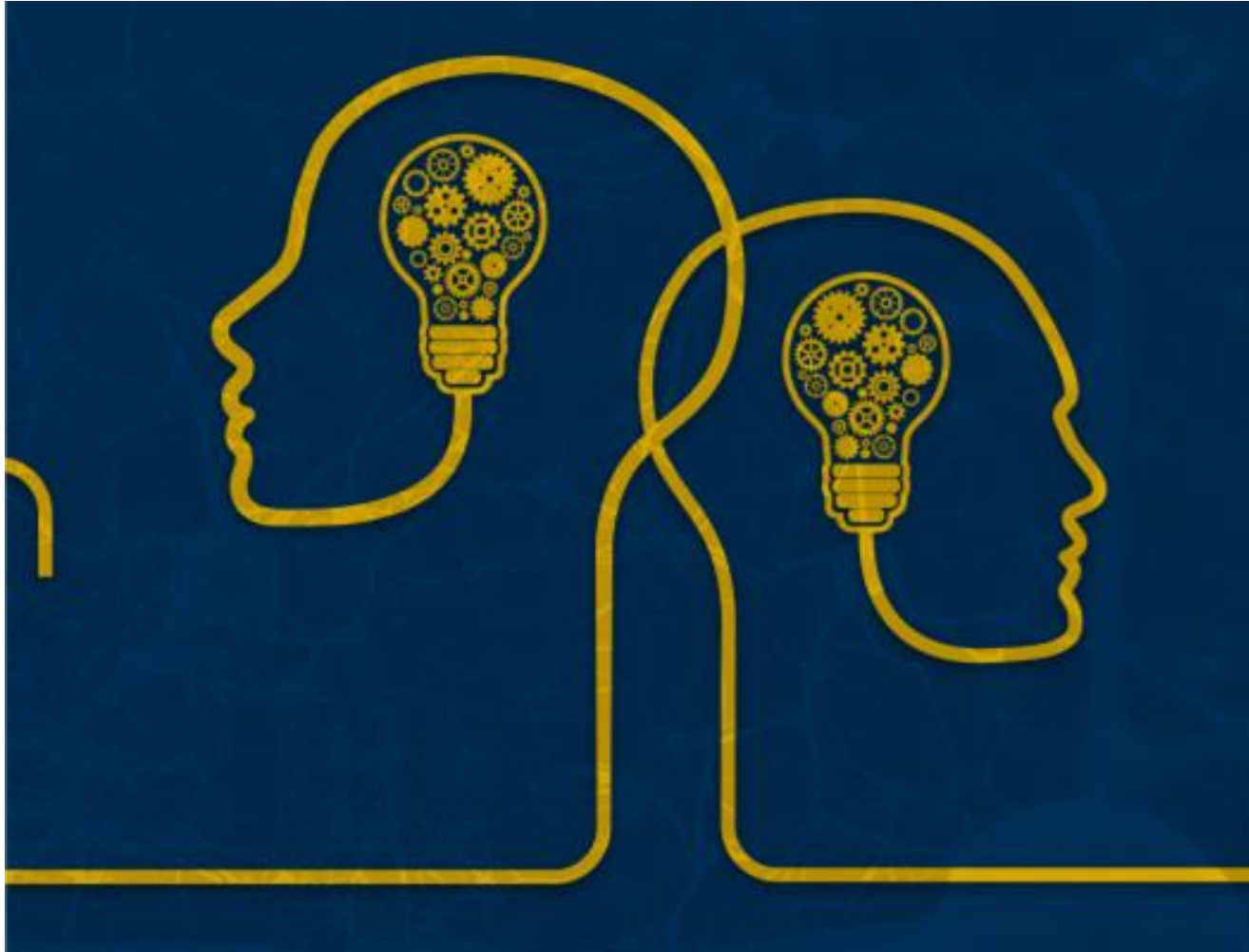
GOVERNANCE

An update and expansion of the County’s General Plan addressing physical, social, and economic issues facing the unincorporated portions of the county as well as supportive services for adults and children, healthcare services, public safety, and other regional county services provided to both incorporated and unincorporated areas.

[GO TO GOVERNANCE](#) ➔



ON



Decision Processes

Decision making that implements the Countywide Plan in a clear and consistent manner

Staff Resources

County staff that have the education and skills necessary to provide responsive and effective service to the County's residents, businesses, and visitors

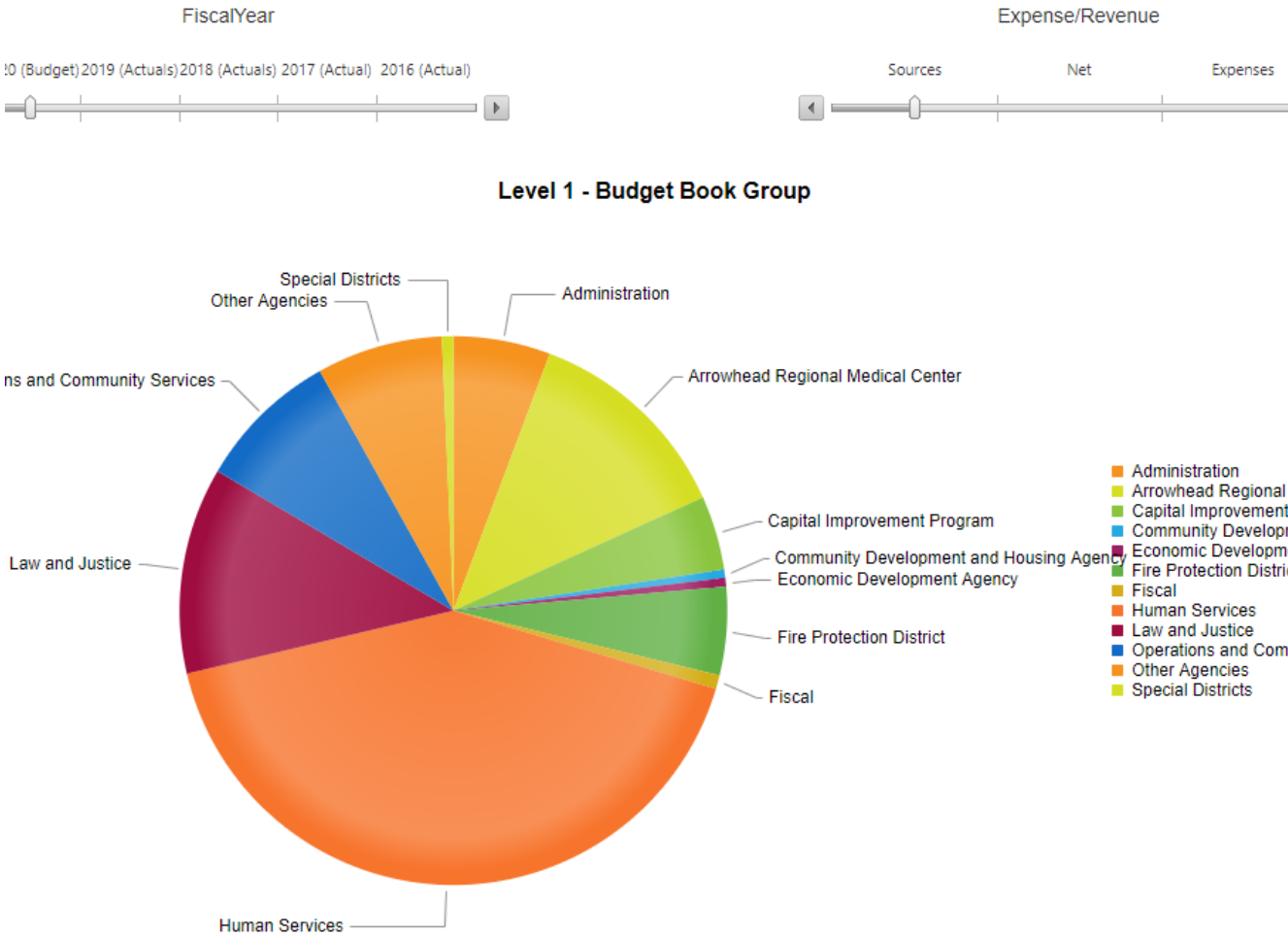


Implementation & Partnerships

Continuous progress toward achievement of the Policy Plan Goals and Countywide Vision through sustained initiatives and leadership by the County, in partnership with other agencies and organizations

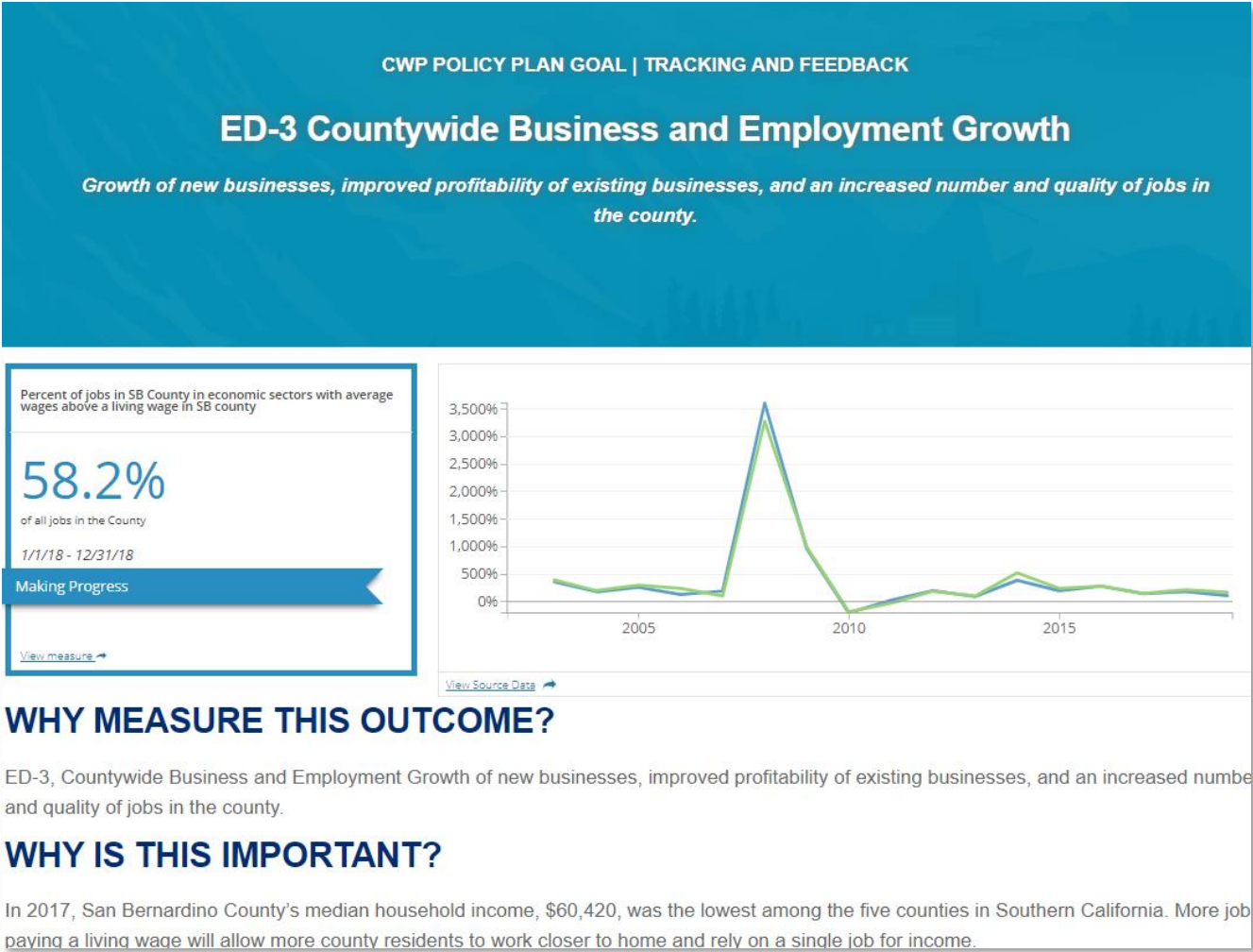
Communication & Participation

Informed and connected leaders, staff, and public through transparent, frequent, and effective communication



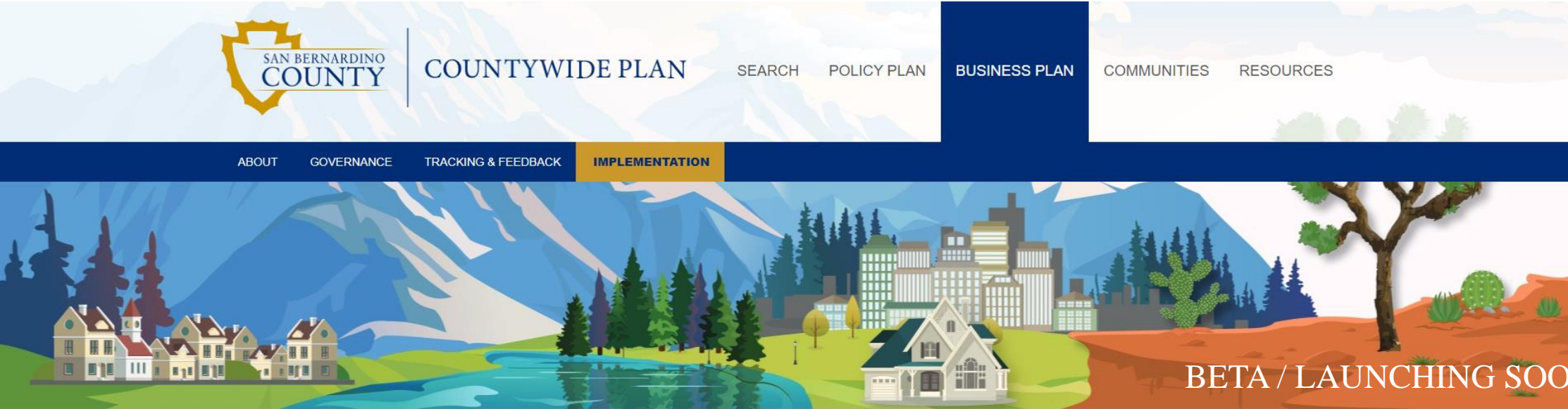
Budgeting & Fiscal Sustainability

An easily understood, transparent, and accountable finance system that implements the Countywide Plan, safeguards the County's assets, and maintains the public's trust and confidence



Tracking & Feedback

A system and process that facilitates updates to the Countywide Plan and the Board’s priorities, by tracking progress toward Policy Plan Goals and measuring the effectiveness of implementation objectives



INTRODUCTION

PURPOSE

Implementation consists of actions taken to carry out the Countywide Plan policies and continue progress toward achieving the Countywide Plan goals. The actions include initiatives by the County as well as decisions that involve public and private development projects, investments, and programs. This Plan excludes actions or activities that are already part of the County's current workflow unless there is to be a substantive change, such as an expansion, elimination, or development of new rules.

To focus County resources, this Implementation Plan consists primarily of actions that are essential over the next 1 to 5 years. This Implementation Plan should be reviewed and updated on an annual basis to determine whether any current



Purpose

Actions taken to carry out CWP policies and progress toward goals

Focuses on new actions that are essential over the next 1 to 5 years

Reviewed annually alongside tracking & feedback system



Topics

Development Code Update

New standards, thresholds, plans, and programs

New outreach and partnership strategies

CAG administration and support

- ✓ Aesthetics
- ✓ Agriculture and Forestry Resources
- ✓ Air Quality*
- ✓ Biological Resources*
- ✓ Cultural Resources*
- ✓ Geology/Soils*
- ✓ Greenhouse Gas Emissions*
- ✓ Hazards & Hazardous Materials*
- ✓ Hydrology/Water Quality*
- ✓ Land Use/Planning*
- ✓ Mineral Resources
- ✓ Noise*
- ✓ Population & Housing
- ✓ Public Services
- ✓ Recreation
- ✓ Transportation/Traffic*
- ✓ Tribal Cultural Resources
- ✓ Utilities/Service Systems*

*Technical analyses/studies were prepared

Note: Does not address Renewable Energy and Conservation Element or the Housing Element.

- Aesthetics
- Agriculture and Forestry Resources
- ✓ **Air Quality***
- ✓ **Biological Resources***
- Cultural Resources*
- Geology/Soils*
- ✓ **Greenhouse Gas Emissions***
- ✓ **Hazards & Hazardous Materials***
- Hydrology/Water Quality*
- Land Use/Planning*
- ✓ **Mineral Resources**
- ✓ **Noise***
- Population & Housing
- Public Services
- Recreation
- ✓ **Transportation/Traffic***
- Tribal Cultural Resources
- Utilities/Service Systems*

* Technical analyses/studies were prepared

■ Environmental justice

- Policy Plan does not fully address SB 1000
- DEIR does not address cumulative impacts on disadvantaged communities

■ Response

- Multiple meetings with representatives of the California Office of the Attorney General
- Revised 11 policies and added 7 policies to Hazards Element
- Augmented 2 policies in the Transportation and Mobility Element
- Supplemental health risk assessment for truck emission impacts on sensitive receptors
 - Found no areas with sensitive receptors that would experience increased health risks (above threshold of excess cancer risk of more than 10 in a million or noncancer hazard index greater than 1.0) due to the CWP

- Utility-scale renewable energy as typical use in RLM
 - De facto amendment or distortion of the RECE
 - Expands geographical area for potentially renewable energy development projects
 - Enables developers to contend utility-scale energy facilities are appropriate throughout the RLM
- Response
 - RLM designation revised to list “Renewable energy facilities consistent with the RECE”
 - RECE prohibits utility-oriented renewable energy development in adopted Community Plan areas, and other exclusion areas in the Development Code
 - RECE directs new facilities to existing energy/disturbed lands, apart from communities
 - Proposed policies would not encourage or accelerate development of utility-scale energy projects

- Community Plans

- Consolidation into Policy Plan overrides safeguards of Community Plans

- Response

- CWP appropriately updated and incorporated Community Plan policies into Policy Plan
 - Proposed policies often more comprehensive and inclusive

- On September 17, 2020 the Planning Commission conducted a public hearing.
- Staff submitted Staff Recommended revisions to Environmental Justice related policies based on discussions and comments from CCAEJ and revisions to the Morongo Valley CAG related to illegal OHV to show the community's successful completion of actions.
- There were seven public comments.
- The Planning Commission recommended approval of the Environmental Impact Report, the Countywide Plan (Policy Plan), the Countywide Plan (Business Plan) and the Community Action Guides by a unanimous vote.

That the Board of Supervisors conduct a public hearing and take the following actions:

Environmental Impact Report:

- 1) Certify the Final Program Environmental Impact Report.
- 2) Adopt the CEQA Findings of Facts and Statement of Overriding Considerations.
- 3) Adopt the Mitigation Monitoring and Reporting Program.
- 4) Direct the Clerk of the Board to file the Notice of Determination.

Countywide Plan:

- 5) Adopt the Resolution amending the County General Plan by approving the Countywide Plan (Policy Plan) Text, Land Use Designation Map, and various Policy Maps, and approving the Business Plan.

Community Action Guides:

- 6) Adopt the Resolution repealing existing 14 Community Plans and recognizing 35 Community Action Guides.