



Photo by Vince King



Natomas Joint Vision

Board of Supervisors
April 22, 2009



Staff Presentation

- Broad Visioning Process
- Planning Principles
- Conceptual Land Use “Sketches”
- Airport’s Presentation
- Next Steps



Overall NJV Work Plan

PHASE II ACTIVITIES

Broad Visioning



PHASE III ACTIVITIES

HCP Conservation Strategy
CEQA Documents
General Plan Amendment
Specific / Master Plan



PHASE V ACTIVITIES

Individual
Development Projects



PHASE IV ACTIVITIES

Annex/Amend UPA
Complete HCP process



Phase III

Phase 3: Project Development

- Conservation strategy for HCP
- CEQA documents
- City & County General Plan Amendments
- Specific/Master Plan
- Amend City's Sphere of Influence or County's Urban Services Boundary

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Broad Visioning Process



Broad Visioning Process

- High level exercise, not a site-specific analysis of detailed issues
- Multi-jurisdictional cooperation and commitment to high quality planning
- Unique regional assets offer potential benefits to the entire region

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Complex Challenges

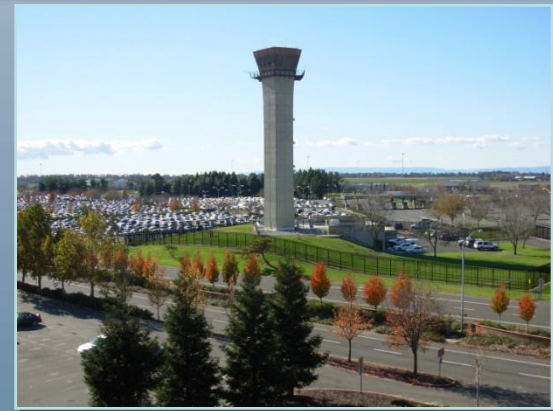
Background Report

- Habitat issues
- Agriculture & Open Space issues
- Airport Restrictions
- Assets & Opportunities

<http://www.planning.saccounty.net/longrange/city-county.html>

Assets & Opportunities

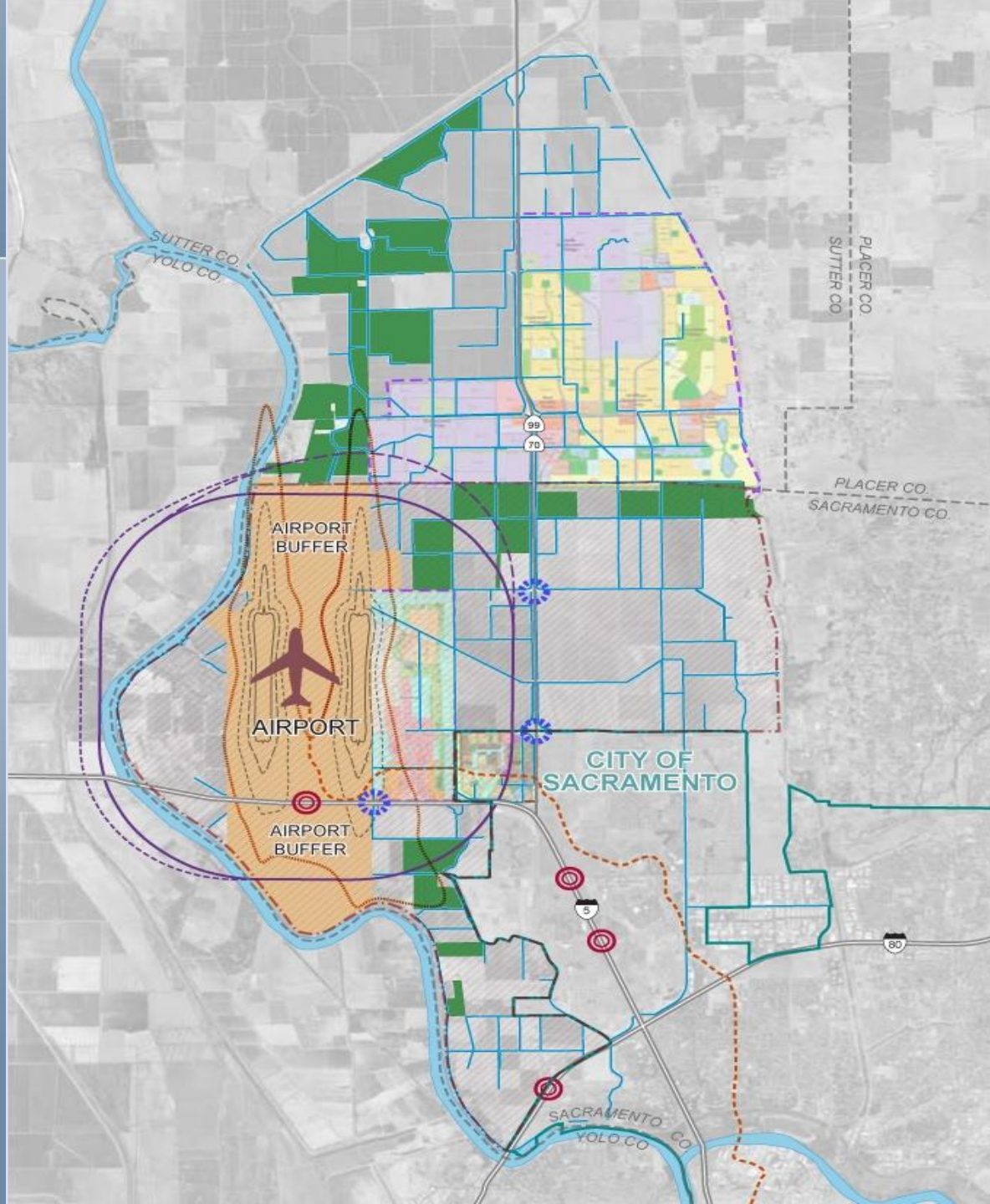
- Crossroads of I-5 and I-80
- International Airport - \$1 billion investment
- SAFCA - \$600 million investment (NLIP)
- Metro Air Park – 1,900 acres and 38,000 jobs planned
- Downtown-Natomas-Airport light rail extension planned





Planning Considerations

International Airport
Habitat Conservation
Plan requirements
City/County General
Plan Updates





2003 Natomas Basin HCP

- Natomas Basin Habitat Conservation Plan
 - Incidental Take Permits for City of Sacramento & Sutter County
 - Sacramento County not a signatory
 - Allows 17,500 ac. of development
 - Highly litigated

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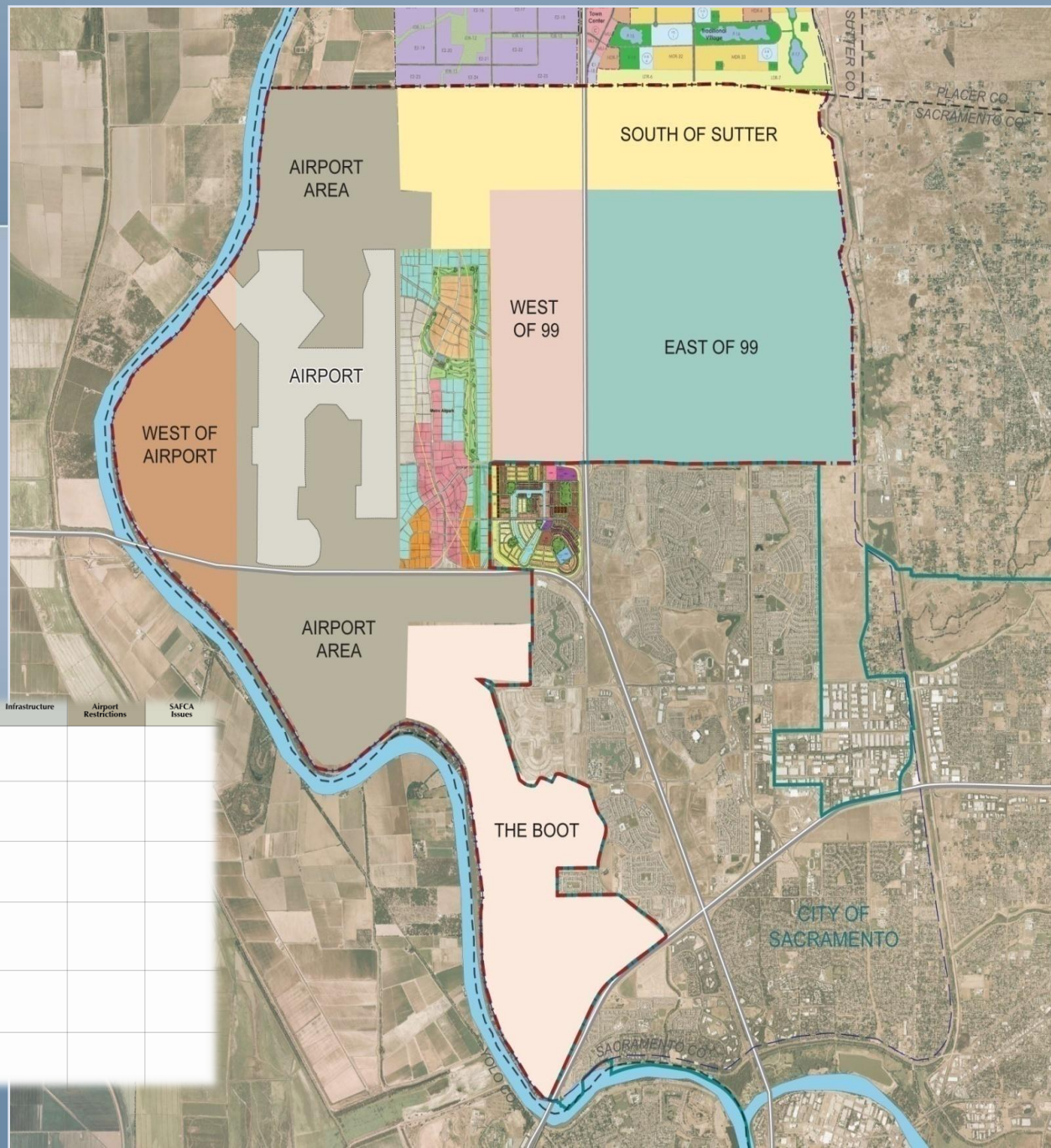
Broad Visioning Public Workshops

- Identify existing assets, opportunities, challenges
- Survey & other input
- Issues matrix (by precinct)
- Several iterations of conceptual sketches
- Feedback on sketches & principles



Analysis of issues by precinct

Precincts	Issues	Habitat and Mitigation Areas	Open Space Values	Agricultural Suitability	Proximity to Developed Areas	Transportation Infrastructure	Infrastructure	Airport Restrictions	SAFCA Issues
<i>The Boot</i>									
<i>East of 99</i>									
<i>South of Sutter</i>									
<i>West of 99</i>									
<i>Airport Area</i>									
<i>West of Airport</i>									





Broad Visioning Planning Principles



Planning Principles

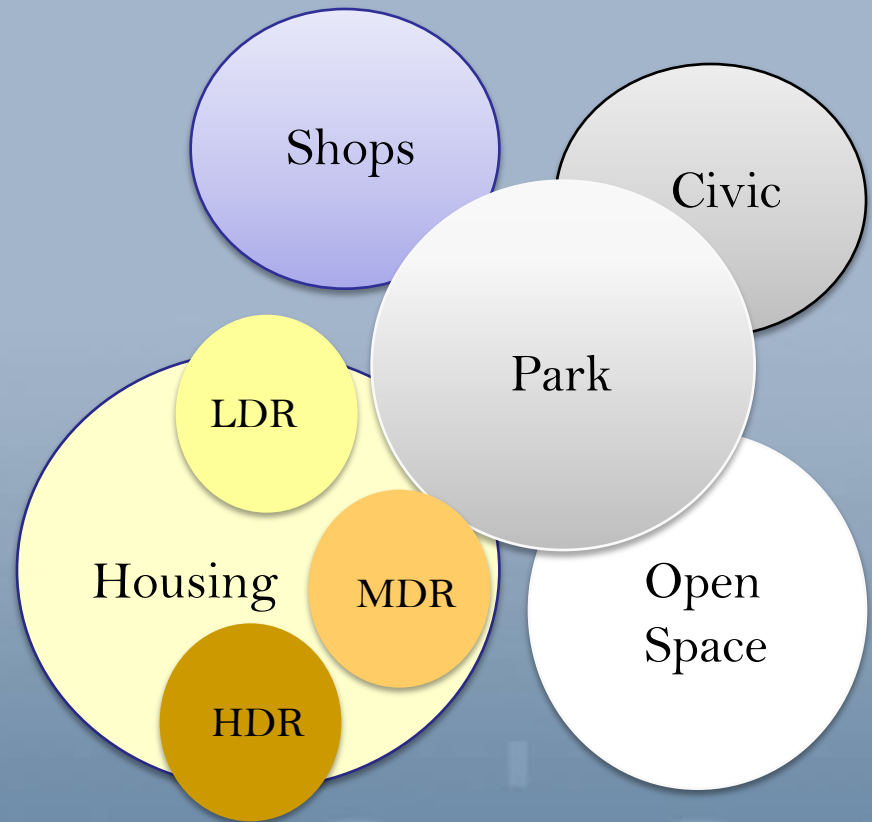
- Urban Form
- Ecology, Landscape, Recreation
- Transportation
- Energy
- Water & wastewater
- Economics
- Health, safety & security
- Education
- Greenhouse gas emissions reduction
- Airport Compatibility

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Principle: Urban Form

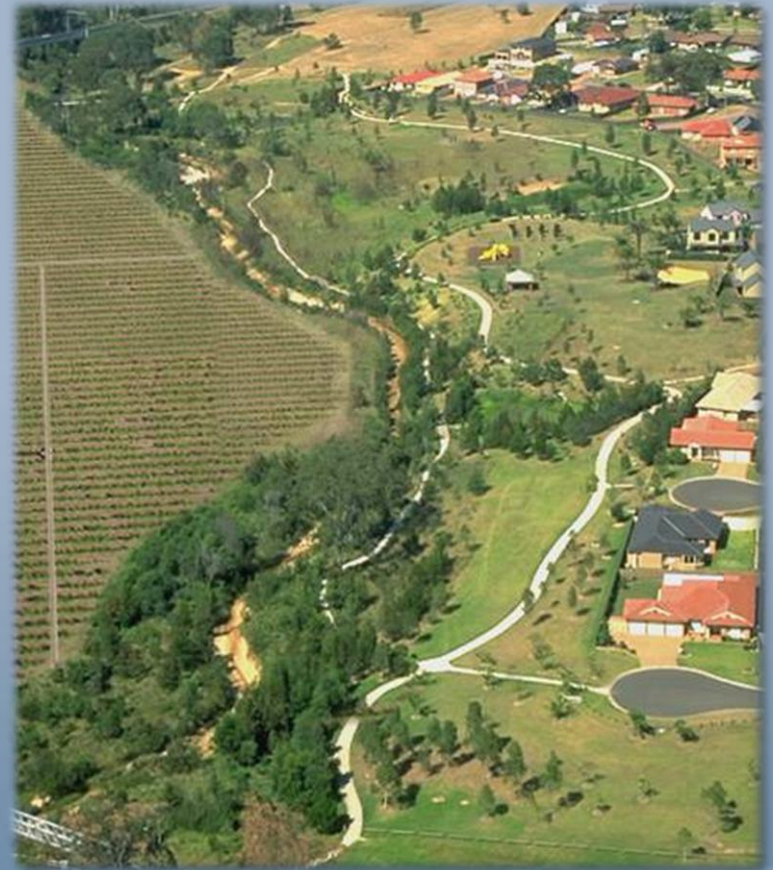
Compact development pattern with mix of land uses & diversity of housing types to satisfy needs from a wide range of economic levels and age groups





Principle: Urban Form

Create ample supply of specialized open space in the form of parks, squares, and greenways





Principle: Urban Form

Design with a center focus that combines commercial, civic, cultural, and recreational uses



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Principle: Ecology & Landform

Connect wildlife corridors, integrate natural buffers within urbanized areas and protect the natural features, to the maximum extent practicable





Principle: Transportation

Place an emphasis on pedestrian, bike and transit friendly design to discourage auto dependence





Principle: Energy

Utilize design and technology to reduce energy consumption and dependence on fossil fuels





Principle: Water Conservation

Reduce water consumption, wastewater generation, and site imperviousness through water sensitive urban design techniques





Principle: Economics

Financial
success for both
the public and
private sectors





Principle: Health, Safety, and Security

Emphasize a quality public realm that promotes social interaction, a physically active lifestyle, and an enhanced sense of security





Principle: Education

Foster a wide range of education programs and facilities with emphasis on public awareness of sustainable life choices among residents and visitors





Principle: Greenhouse Gas Emissions

Design and build the community to reduce greenhouse gas emissions

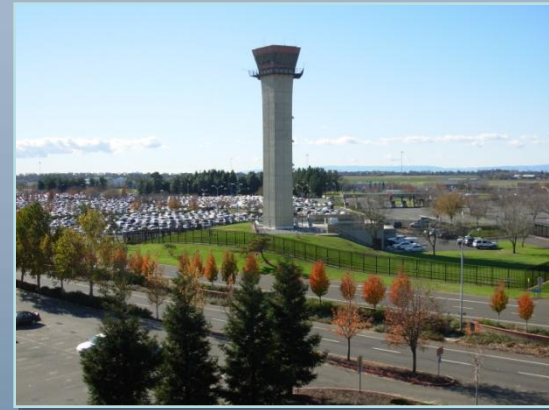


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Principle: Airport Compatibility

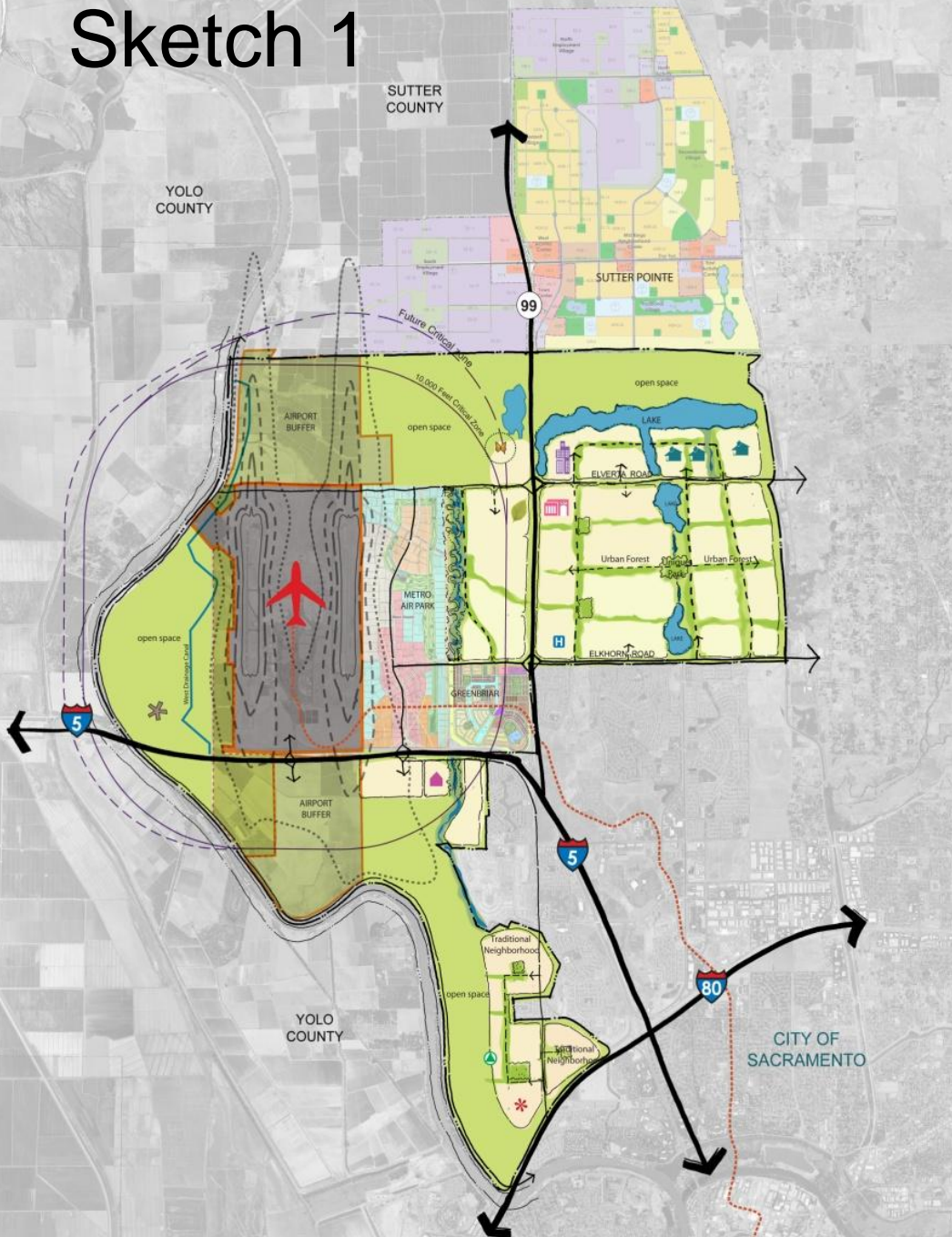
Design uses with respect for airport compatibility and pay careful attention to airport safety issues including wildlife hazards





Broad Visioning Conceptual Land Use Sketches

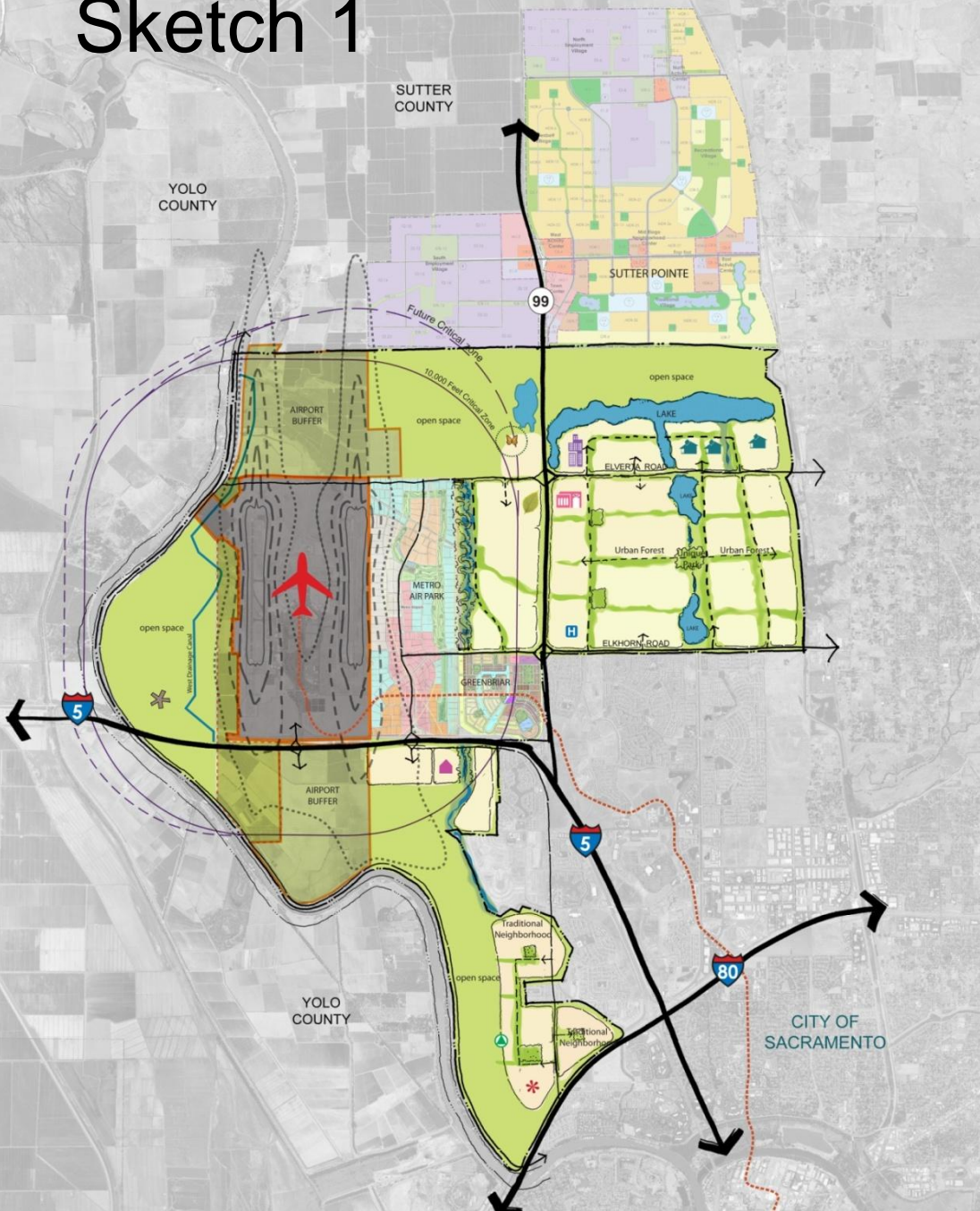
Sketch 1



Features

- Linear grid pattern
- Buffer (Boot)
~ 1/2 -mile
- Community separator
- Continuous lake - northern edge
- Linear snake corridor

Sketch 1



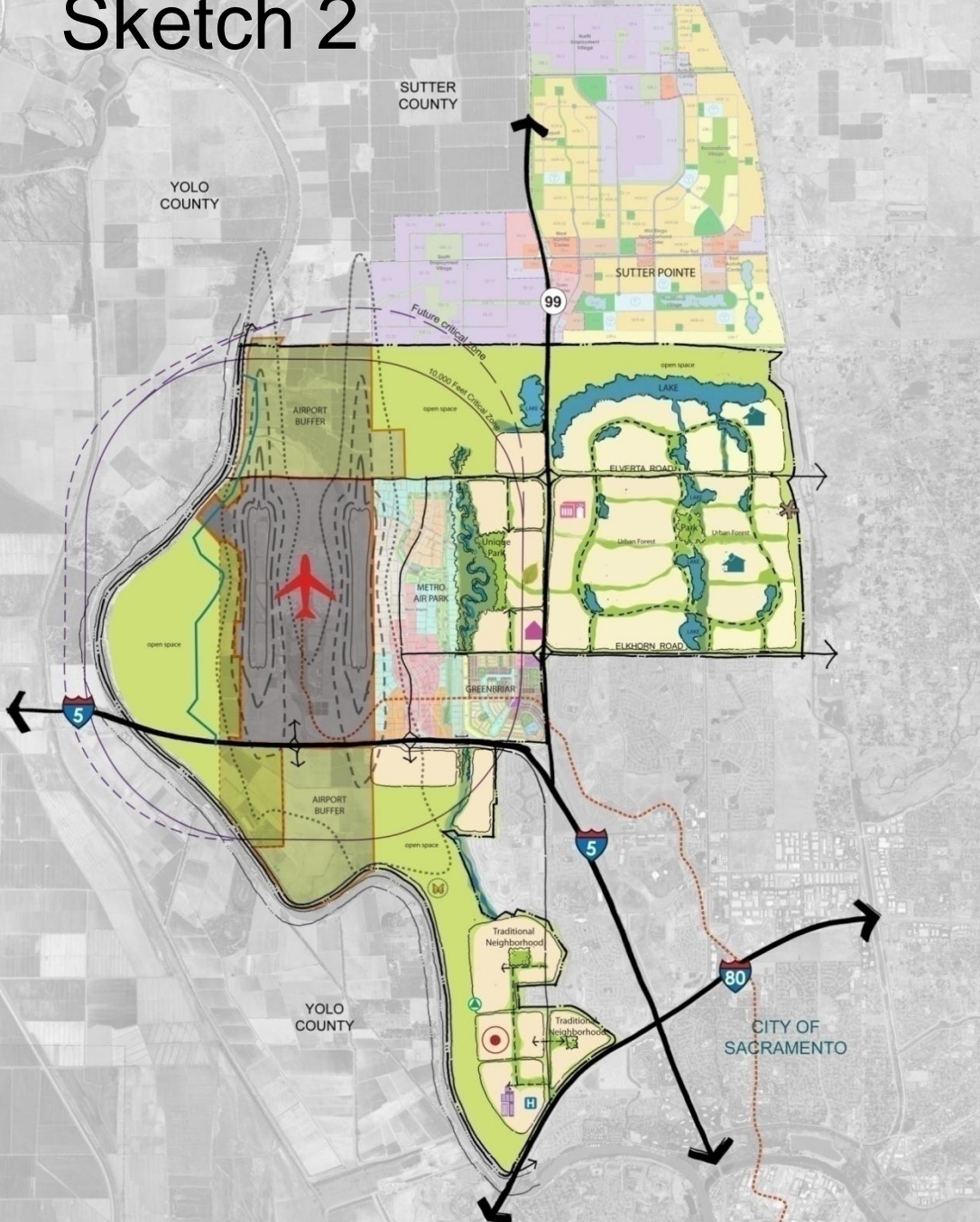
LEGEND

-  Sacramento International Airport
-  University
-  Interpretive/ Nature Center
-  Zoo/ Botanical Garden
-  Medical Campus
-  Farmer's Market
-  Equestrian Center
-  Executive Housing
-  Corporate Campus
-  Hotel/ Conference Center
-  Regional Mall
-  Proposed DNA line

Airport Legend

-  Airport Boundary
-  Airport Buffer
-  Airport Land Acquisition Program

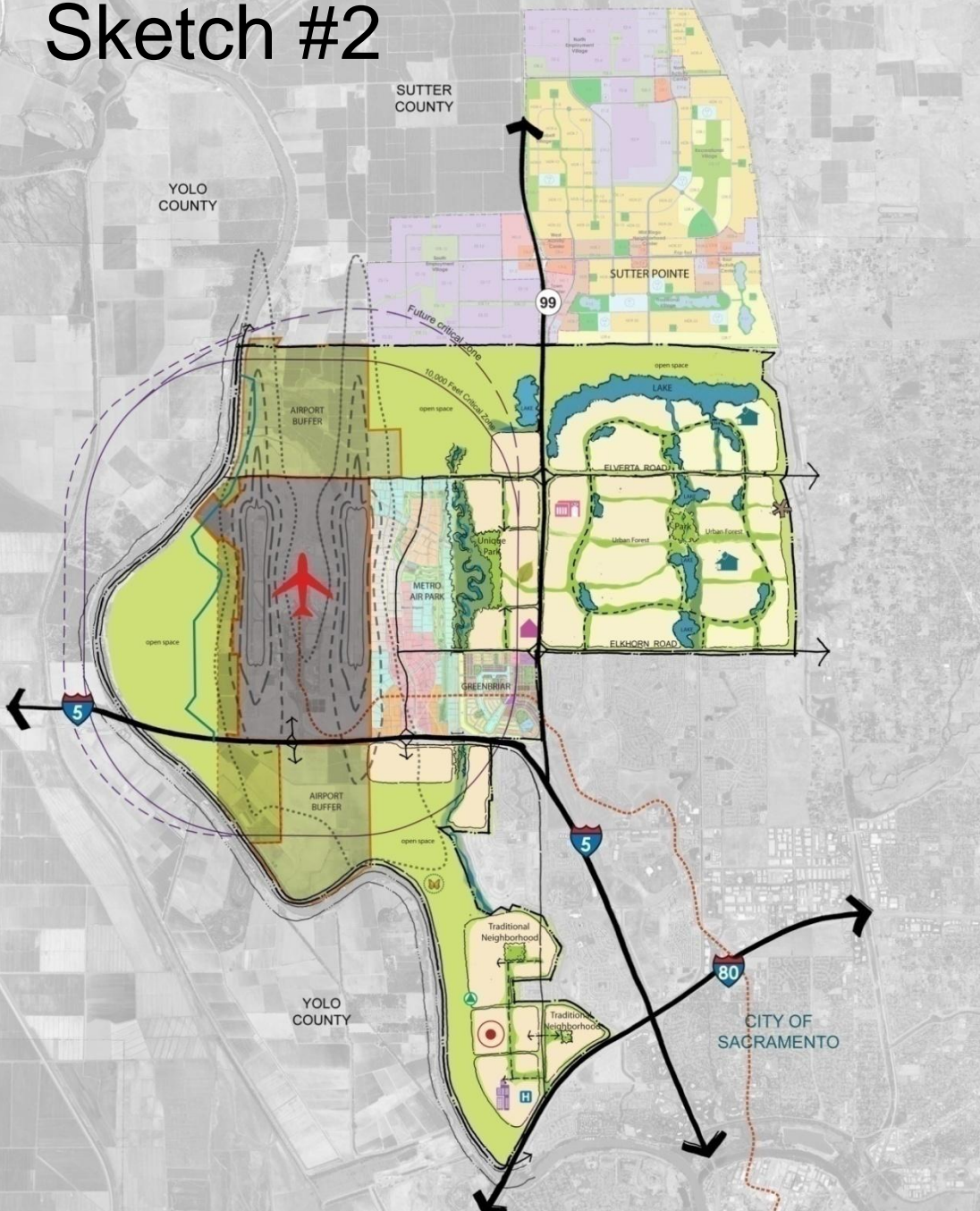
Sketch 2



Features

- Modified grid pattern
- Buffer (Boot) ~ ¼ -mile
- Community separator
- Increased open space along Lone Tree Canal
- Multiple small lakes east of 99

Sketch #2



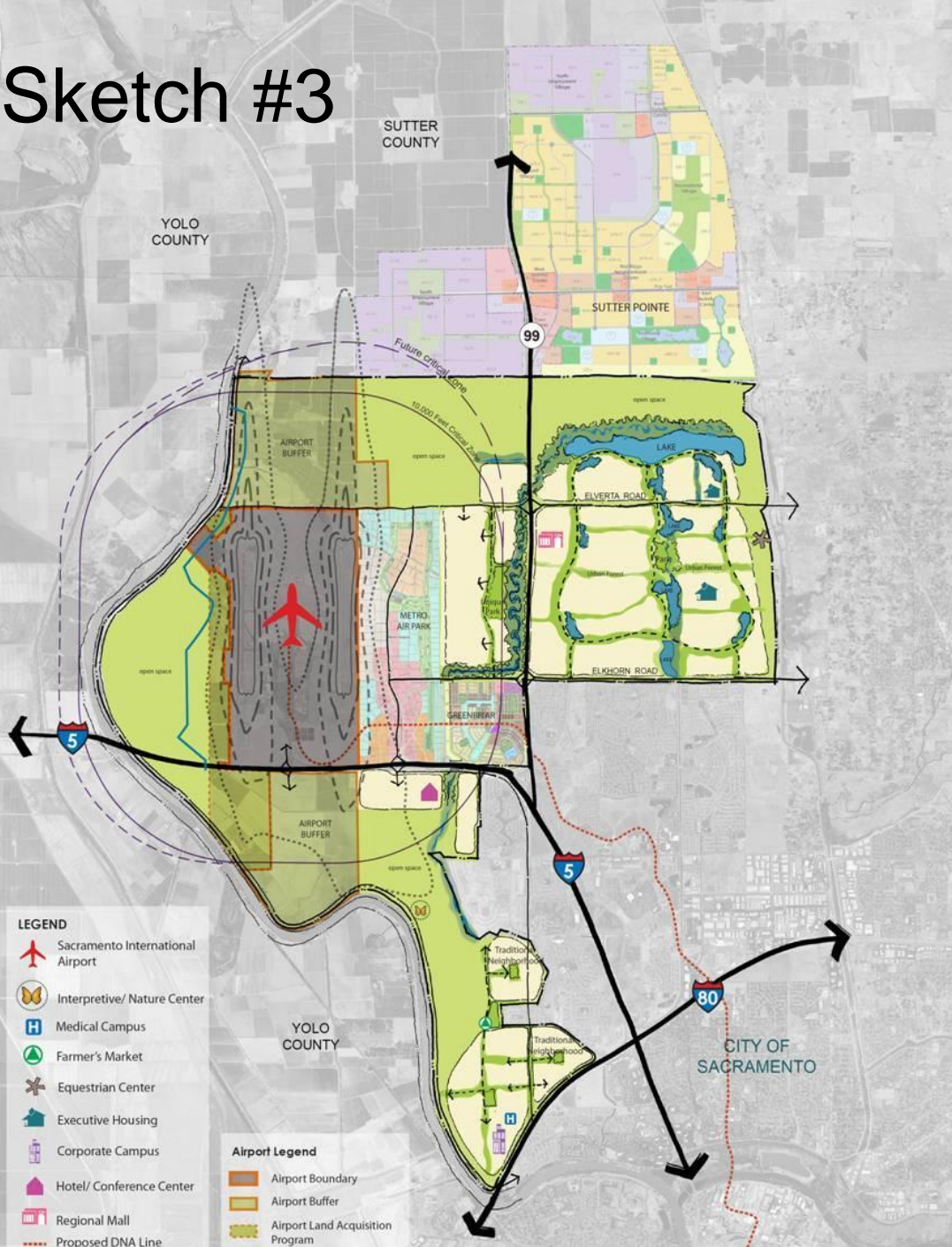
LEGEND

-  Sacramento International Airport
-  Sports Training Center
-  Interpretive/ Nature Center
-  Zoo/ Botanical Garden
-  Medical Campus
-  Farmer's Market
-  Equestrian Center
-  Executive Housing
-  Corporate Campus
-  Hotel/ Conference Center
-  Regional Mall
-  Proposed DNA Line

Airport Legend

-  Airport Boundary
-  Airport Buffer
-  Airport Land Acquisition Program

Sketch #3



Features

- Eliminates lake west of 99
- Moves snake corridor eastward
- Open space east & south of Fisherman's Lake
- Reconfigures Boot (buffer 1/2 mi. +)





Workshop #4 (series): Comments

- Overall Comments
 - Support initiation of Phase 3
 - Must consider impact on
 - Airport operations
 - Existing community residents
 - Natomas Basin Habitat Conservation Plan



Workshop #4 (series): Comments

- City Planning Commission
 - Should be clear connection between Joint Vision and SACOG Blueprint
 - Check if initial assumptions of Joint Vision are still valid
 - Unsupportive of regional mall; retail exists in Natomas

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Workshop #4 (series): Comments

- County Planning Commission
 - Regional mall is unlikely, but open air center may better fit vision
 - Must have all parties at table during planning
 - Want a comprehensive plan, not piecemeal development
 - Need demographics to support high quality development

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Workshop #4 (series): Comments

- Sacramento City Council
 - Conceptual sketches do not represent Joint Vision values of open space and agriculture
 - Request additional sketch illustrating one-mile buffer along Sacramento River, as required by Natomas Basin Habitat Conservation Plan
 - Need to be cognizant of impacts to existing community residents

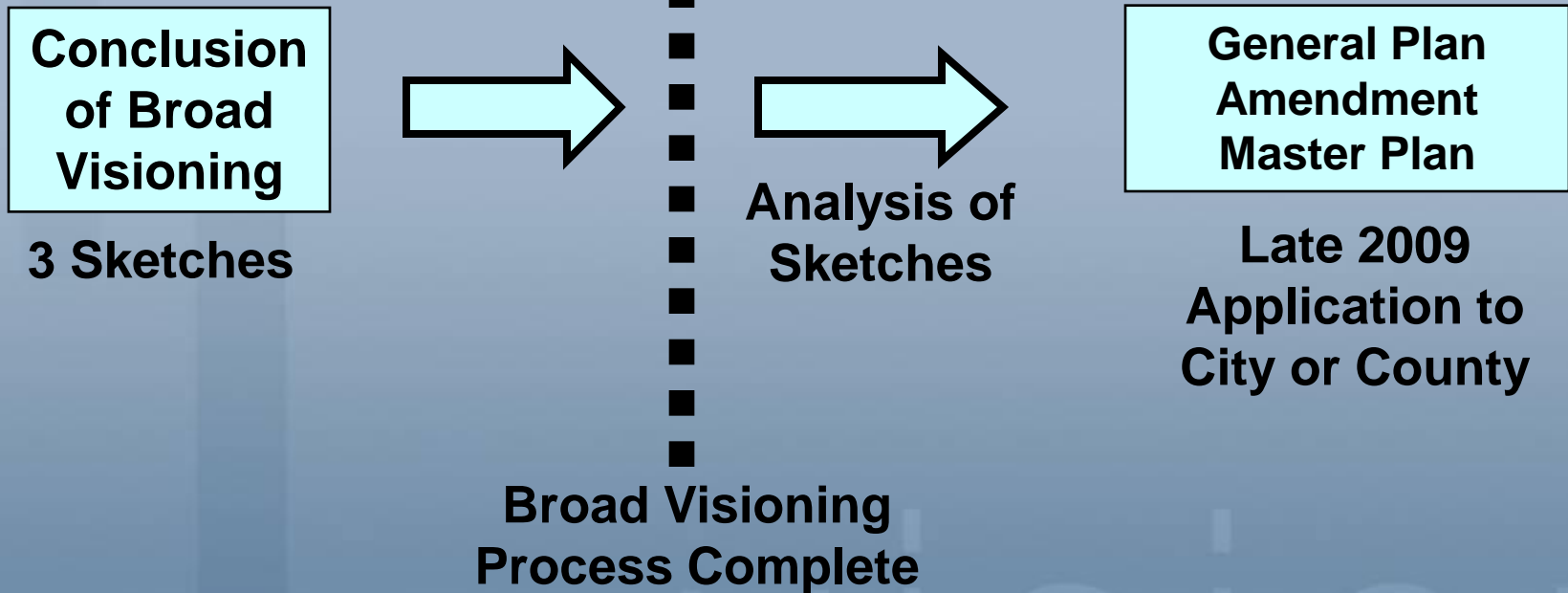
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Next Steps



Phase 2 to Phase 3





Phase 3 Objectives

- Continue cooperative work with stakeholders
- Prepare environmental and engineering analysis
- Initiate preparation of conservation strategy for Habitat Conservation Plan
- Submission of Gen. Plan Amendment / Specific Plan at appropriate time



For more information...

City website:

<http://cityofsacramento.org/planning/projects/natomas-joint-vision/index.cfm>

County website:

<http://www.planning.saccounty.net/longrange/city-county.html>

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Questions?