APPENDIX D: GLOSSARY

Table D-1: *Glossary - Land Use Element*

Term	Definition
Bicycle Shed	The average three mile distance a person can comfortably ride a bike at a "no sweat" pace, which is approximately a twenty minute commute at ten miles per hour. Best anchored by the first/last mile trip to a transit station or school.
Dwelling Unit per Acre (du/ac)	Residential density is most often expressed as dwelling units per acre that measures how many allowable residential units can be built on one acre. This is determined by land use type and zoning regulations.
Huffman Development	Dubbed Huffman Six-Packs after developer Ray Huffman who during the late 1960s began purchasing single-family lots to increase density in City Heights, Hillcrest, Kensington, Mid-City, North Park, and University Heights. The aim was to increase density in these neighborhoods as an effort to bolster their business districts that were in decline from competing with the more modern and auto-oriented businesses and malls developing in Mission Valley. Essentially, these six-twelve unit apartment buildings were hastily constructed and squeezed onto narrow lots meant for single-family homes. They are characterized by parking in the front that consumes a large percentage of lot space that disrupts the pedestrian environment/sidewalk and have monolithic utilitarian façades that further disrupt the cohesive traditional architecture built over-time.
Infill Development	See General Plan Glossary.
Mixed-Use	See General Plan Glossary.
Neighborhood	Defined by a Pedestrian Shed distance, a neighborhood is the walkable area emanating from the neighborhood center that generally provides for everyone's daily needs. The neighborhood center generally comprises a school, park, and/or a commercial area with housing. The neighborhood edge comprises of natural and/or man-made barriers, such as canyons, freeways, a regional park, or another neighborhood edge.
Pedestrian Shed/Walkable Catchment	A basic building block of walkable neighborhoods in which the area encompasses the walking distance from a town or neighborhood center. Generally defined as the area covered by a five minute walk (approximately 0.25 miles, 1,320 feet, or four hundred meters). They may be drawn in circles around the town or neighborhood center, but in practice they tend to have irregular shapes because they cover the actual distance walked, not the linear/aerial distance.
Transit Station Area	The nine (9) blocks or approximately 1,200 linear feet radiating from or surrounding a Bus Rapid, Light-Rail, or Streetcar station. The transit station area must account for access and circulation issues, housing production, public infrastructure, and high-quality place-making and urban design principles required to establish a successful transit station area.
Urban Area	A Census-designated area consisting of a central core and adjacent densely settled territory that together contain at least 2,500 residents.
Zoning	Written regulations and laws that define how property in specific geographic zones can be used. Zoning ordinances specify whether zones can be used for commercial, industrial, institutional, or residential purposes, and may also regulate lot size, placement, bulk (or density) and the height of structures.

Table D-2: *Glossary - Mobility Element*

Term	Definition
Bollard	A short post used to divert traffic from an area of road.
Complete Street	A street designed for safe, comfortable, and convenient movement both along and across the right-of-way. A street designed for everyone in mind, for people of all ages and abilities using multiple modes of transit in lieu of auto-oriented streets that are designed to primarily accommodate the automobile.
Connector Sidewalk	Sidewalks with lower pedestrian levels that connect industrial areas to corridor or district sidewalks.
Continental Crosswalk/Diagonal Crossing/Pedestrian Scramble	A pedestrian crossing system that stops all vehicular traffic and allows pedestrians to cross an intersection in every direction, including diagonally at the same time.
Corridor Sidewalk	Sidewalks with moderate pedestrian levels that connect to district sidewalks.
Curb Extension/Bulb-Out	A traffic calming measure primarily used to extend the sidewalk, reducing the crossing distance and allowing pedestrians to cross more safely by being within the approaching driver's visibility as opposed to being obscured by parked cars along the street.
Curvilinear Street	More prevalent in suburban areas, curvilinear streets are ones that form curved lines and generally consist of cul-de-sacs.
District Sidewalk	Sidewalks with heavy pedestrian levels with an identifiable focus to encourage walkability in districts.
Enhanced Crossing Treatment	Generally treatments or measures designed to promote walkability by making the public realm safer, more comfortable, and more convenient for pedestrians to walk along and cross streets.
Fully Integrated Network	A network in which all transit modes complement one another by promoting walkability, bicycling, and public transportation over the automobile.
High Pedestrian Activity	An area exhibiting high pedestrian levels, such as downtowns, business districts and promote walkability by providing sidewalks sufficient for at least two people to pass a third comfortably or more.
Intelligent Transportation Systems (ITS)	See General Plan Glossary.
Multi-Modal	See General Plan Glossary.
Neighborhood Sidewalk	Sidewalks with low to moderate pedestrian levels within residential areas.
Pull-Out	When a bus or train departs with its passengers from the stop and/or station.
Rapid Bus	A bus-based mass-transit system sometimes referred to Bus Rapid Transit (BRT) that generally has specialized design, services, and infrastructure that differentiates itself from the standard bus system. BRT is a viable alternative for more sprawled out cities to increase public transportation use at a fraction of the cost when compared to light-rail or heavy-rapid transit alternatives like elevated railways or subways. The aim is to provide high-quality fast public transportation. To be considered a true BRT, the system generally must have the following elements: • Dedicated exclusive busways along the majority of the route, whether in the center of the roadway or along its sides. • Stations with off-board fare collection to reduce boarding and alighting delay related to passengers paying on-board. • Station platforms that are level with the bus floor to reduce boarding and alighting delay caused by steps. • Bus priority at intersections to avoid intersection signal delay.

Table D-2: Glossary - Mobility Element (Continued)

Term	Definition
Rapid Transit	A form of high-speed urban passenger transportation, such as an elevated railroad system, subway, or in some cases a light-rail system.
Right-of-Way	See General Plan Glossary.
Road Diet	Reallocating existing roadway space by reducing the number of traffic lanes, generally resulting in bike lanes, expanded sidewalks, and/or parking spaces along the street.
San Diego Association of Governments (SANDAG)	The regional public agency that serves as the forum for regional decision-making. SANDAG is responsible for building consensus, making strategic plans, obtaining and allocating resources, plans, engineers and builds public transportation, and provides information on a broad range of topics pertinent to the region's quality of life.
San Diego Metropolitan Transit System (SDMTS/MTS)	SDMTS/MTS provides bus and rail services directly or by contract with private operators. SDMTS/MTS coordinates all its services and determines routing, stops, frequencies, and hours of operation within its 570 square-mile urbanized jurisdiction of San Diego County as well as rural parts of East San Diego County, totaling 3,240 square-miles and serving approximately three million people in San Diego County.
Traffic Calming	See General Plan Glossary.
Transit-Oriented Development (TOD)	See General Plan Glossary.

Table D-3: *Public Facilities, Services, and Safety Element*

Term	Definition
Capital Improvement Program (CIP)	See General Plan Glossary.
Citizen Patrol	An organization of citizen observers (may be appointed by the Chief of Police or by the Deputy Sheriff) who have met the specific application, background and training requirements for patrolling his or her neighborhood to observe and report suspicious persons and criminal activity. The citizen patrol may also act as a mediary between law enforcement and civilians.
Community Alert Program/Neighborhood Watch	A crime prevention program that enlists the active participation of residents in cooperation with law enforcement to reduce crime, solve problems, and improve the quality of life in an area. In it an individual will get to know and work with neighbors, and learn how to: • Recognize and report crimes and suspicious activities. • Protect yourself, your family, and your property. • Protect your neighbor's family and property. • Identify crime and disorder problems in your area and work with SDPD personnel to solve them.
Development Impact Fee	See General Plan Glossary.

Table D-3: Public Facilities, Services, and Safety Element (Continued)

Term	Definition
Green Infrastructure	Refers to natural vegetation, landscape design, and engineered techniques that retain, absorb, and often cleanse stormwater runoff. By including such features throughout a community, stormwater and other runoff from wet weather or spring thaws is retained, absorbed, and often naturally filtered. It also prevents or reduces the amount of runoff from flowing directly into storm drains where it can overwhelm the sewer system and end up contaminating local waterways. Some examples of green infrastructure include: bioswales, green roofs, natural and constructed wetlands, permeable pavement, rain barrels, rain gardens and urban tree canopy.
Hydromodification	The alteration of the natural flow of water through a landscape, and often takes the form of channel modification or channelization. Hydromodification is one of the leading sources of impairment in streams, lakes, estuaries, aquifers, and other bodies of water.
Low Impact Development (LID)	An innovative stormwater management approach with a basic principle that is modeled after nature; manage rainfall at the source using uniformly distributed decentralized micro-scale controls (i.e. bioswales, curb-cuts permeable pavement, etc).
Maintenance Assessment District (MAD)	See General Plan Glossary.
Property and Business Improvement District (BID)	Enable a city, county, or joint powers authority (made up of cities and/or counties only) to establish a BID and levy annual assessments on businesses within its boundaries. Improvements which may be financed include parking facilities, parks, fountains, benches, trash receptacles, street lighting, and decorations. Services that may be financed include promotion of public events, furnishing music in public places and promotion of tourism.
Source Control	Tackles potential causes of pollution at their source. These potential sources exist inside and outside buildings. There are many pollution-prevention techniques and best management practices that serve to prevent, control, and treat contaminants before they enter the environment. These practices have the potential to save businesses money through conservation of resources, improved worker safety, reduction and avoidance of risk, possible decrease in insurance premiums, and an increase in business efficiencies.
Structural Stormwater Best Management Practices (BMP)	A term used to describe a type of water pollution control. Historically, the term has referred to auxiliary pollution controls in the fields of industrial wastewater control and municipal sewage control, while in stormwater management (both rural and urban) and wetland management, BMPs may refer to principal control or treatment technique as well.
Wastewater Facility/Sewage Treatment Plant	A sewage treatment plant that may include primary treatment to remove solid material, secondary treatment to digest dissolved and suspended organic material as well as the nutrients nitrogen and phosphorus, and sometimes, but not always, disinfection to kill pathogenic bacteria. The sewage sludge that is produced in sewage treatment plants undergoes sludge treatment.

Table D-4: *Glossary - Recreation Element*

Term	Definition
Joint-Use Facility	See General Plan Glossary.
Park Equivalency	A flexible means of providing park land and facilities where development of usable park acreage is limited by constraints. The use of park equivalencies is intended to be part of a realistic strategy for the equitable provision of park and recreational facilities, with built-in safeguards through the implementation process designed to protect the public interest.
Passive Park	A public area designated as a park, but does not afford facilities or equipment for exercise or play (i.e. a nature park or greenspace). It can have benches or trails, but is not conducive for any "active" use, such as sport or play.
Resource Based Parks	Located at, or centered on, notable natural or man-made features (i.e. beaches, canyons, habitats systems, lakes, historic sites, and cultural facilities) and are intended to serve the citywide population as well as visitors.

Table D-5: *Glossary - Sustainability and Conservation Element*

Term	Definition
Eco District	Development that integrates sustainable and regenerative principles and practices to reduce the ecological footprint of the development while providing a net positive return regarding energy production, water treatment, recycling, etc.
Energy Efficiency	A manner of managing and restraining the growth in energy consumption. Essentially, something is more energy efficient if it delivers more services for the same energy input, or the same services for less energy input.
Envision	A holistic framework for evaluating and rating the community, environmental, and economic benefits of all types and sizes of infrastructure projects. This system evaluates, grades, and gives recognition to infrastructure projects that use transformational, collaborative approaches to assess sustainability indicators over the course of a project's life cycle.
Green Building (also known as Green Construction or Sustainable Building)	Refers to both a structure and processes that are environmentally responsible and resource-efficient throughout a building's life-cycle: from siting to design, construction, operation, maintenance, renovation, and demolition. The common objective is to reduce the overall impact of the built environment on human health and the natural environment by: • Efficiently using energy, water, and other resources. • Protecting occupant health and improving employee productivity. • Reducing waste, pollution and environmental degradation.
Green Street	Rights-of-ways that reduce and treat stormwater runoff close to its source. These green streets offer multiple benefits, such as improved water quality and more livable communities, through the integration of stormwater treatment techniques that use natural processes and landscaping.
Habitat	The natural home or environment of an animal, plant, or other organism.
Regenerative Design	Regenerative design is a process-oriented systems theory based approach to design. The term "regenerative" describes processes that restore, renew or revitalize their own sources of energy and materials, creating sustainable systems that integrate the needs of society with the integrity of nature.
Renewable Energy	Energy derived from naturally renewable or replenishing resources, such as sunlight, wind, rain, tides, waves, and geothermal heat.
Riparian	The environment along the banks of a river, stream, or wetlands.
Social Equity	Equal opportunity in a safe and healthy environment for all community members, today as well as in the future.
Sustainability	An economy "in equilibrium" with basic ecological support systems. The concept of sustainable development in the past most often was broken down into three constituent components: environmental sustainability, economic sustainability, and socio-political sustainability. More recently, the term distinguishes the four domains of cultural, ecological, economic, and political sustainability.
Sustainable Development	See General Plan Glossary.

Table D-6: *Glossary - Noise and Light Element*

Term	Definition
Community Noise Equivalent Level (CNEL)	See General Plan Glossary.
Decibel (dB)	See General Plan Glossary.
Light Trespass	The poor control of outdoor lighting that crosses property lines and detracts from property values and quality of life. Light trespass is easy to identify; it occurs when unwanted light shines on property or in windows.
Open Air Concept	Design that incorporates open windows, doors, and patios which take advantage of San Diego's favorable climate and unique street activity. While open air concepts increase and activate the public realm, they can expose surrounding neighborhoods to increasing urban noise when establishments not do include attenuation measures and practices to reduce their noise exposure.
Urban Sky Glow	The illumination of the night sky by electric lights in urbanized areas.