

City of San Diego General Plan
Minimum standard for
Population-based Parks for residential development:
2.8 acres per 1000 population

General Plan Standards for Population-based Park Types:

Neighborhood Parks: serves a population of 5,000 within approximately one mile, accessible primarily by bicycling or walking. Includes picnic areas, children’s play areas, multi-purpose courts, multi-purpose turf areas, comfort stations, walkways and landscaping. Also called “Greens’ in urban settings.

Mini Park: serves a population within ½ mile, accessible primarily by bicycling or walking. Includes picnic areas, children’s play areas, multi-purpose courts, multi-purpose turf areas, walkways and landscaping. Also called “Squares’ in urban settings. Typically one to three acres.

Pocket Park or Plaza: serves a population within ¼ mile, accessible primarily by bicycling or walking. Primarily a paved area, picnic areas, children’s play areas, small multi-purpose courts, multi-purpose turf areas, walkways and landscaping. Typically less than one acre.

Typically, the number of people per household is calculated using the average number of persons per household for the entire community which includes both single family and multi-family dwellings. For the Navajo Community the average number is 2.44 persons per household.

For purposes of calculating the persons per household in Subarea A and Subarea B of the Grantville Redevelopment Project Area the City has chosen to use an alternative method to calculate persons per household because all new residential development proposed within Subareas A and B are multi-family dwellings.

The city has taken an average of persons per household for multi-family dwellings from the Navajo Community and all surrounding adjacent community planning areas (Navajo, Mission Valley, Tierrasanta and College Area) to determine the average multi-family dwelling unit persons per household (PPH) number. That number is 1.92. To determine Population-based park acreage: (Number of units) x (PPH), divided by 1000 population, multiplied by 2.8 acres = Number of acres

Using that number, the current draft alternatives would generate the following population-based park acreage:

Scheme D - 6,800 units x 1.92 PPH = 13,056 PPH divided by 1000 population = 13 x 2.8 acres = 36.5 acres

Scheme E/F – 4,000 units x 1.92PPH = 7,680 PPH divided by 1000 population = 7.68 x 2.8 acres = 21.5 acres

Scheme G – 8,000 units x 1.92PPH = 15,360 PPH divided by 1000 population = 15.36 x 2.8 acres = 43 acres

Note: Total population-based park acreage requirements, what will be counted as population-based parkland, and park locations have not been determined at this time. The numbers above are based on the draft alternatives and the General Plan standards for population-based parks for residential development.