



THE PLANNING DEPARTMENT

Work Program

FY 2017 & 2018

TABLE OF CONTENTS

Welcome to the Planning Department Work Program	3
Department Responsibilities and Expectations	4
Mission Statement & Department Vision	4
Transparency & Open Government.....	4
Collaboration & Partnerships	4
Balanced & Professional	4
Effective & Efficient Operations.....	5
Department Organizational Structure	7
Long-Range Planning Division.....	7
Environment & Policy Analysis Division	7
Financial & Administrative Services Division	10
Work Product – Categories	12
Community Plan Updates/General Plan	12
Citywide Planning Initiatives	12
Development Impact Fee Projects.....	12
Special Study Area Projects	13
Park & Recreation Plans/Policies.....	13
Prioritization Criteria	14
Community Plan Updates	14
Citywide Planning Initiatives	16
Development Impact Fee Projects.....	17
Special Study Area Projects	18
Park & Recreation Plans/Policies.....	18
Work Program for FY 2017 & 2018	20
Noteworthy Accomplishments	22
Long-Range Planning Division.....	22
Environmental & Policy Analysis Division.....	22
Financial & Administration Services Division.....	23
Appendix	24
Appendix A: Community Plan Update List.....	24
Appendix B: Citywide Planning Initiatives	25
Appendix C: Development Impact Fee Project List	25
Appendix D: Parks and Recreation Plans / Policies	26
Appendix E: Planning Department Organization Chart	26

San Diego is a city built on a canyon system known for its spectacular natural setting, distinctive neighborhoods, technological innovations, and multi-cultural population. The City's General Plan sets out a long-range vision and policy framework for how the City should plan for growth and development in a manner that respects this landscape while working toward a more sustainable and prosperous future. The General Plan includes the City of Villages strategy to focus growth into mixed-use activity centers that are pedestrian-friendly districts, of different scales, linked to the transit system. This citywide strategy also furthers sustainability and Climate Action Plan emission reduction goals. A compact, village development is designed for more local trips to be made on foot or by bicycle, with easy transit access to job centers and other more distant destinations.

WELCOME TO THE PLANNING DEPARTMENT WORK PROGRAM

The City relies on community plans to establish land use allowances and more detailed site-specific policies to complete the General Plan and the City of Villages Strategy. There are 52 community planning areas and 49 community plans within the City of San Diego. The General Plan, together with the community plans, are implemented through land development regulations and zoning, as well as a wide variety of programs and initiatives that span multiple City departments.

The City of San Diego's Planning Department is responsible for maintaining the General Plan, creating and refining land use regulations, amending community plans and furthering implementation of those plans. Updates take into account community values and priorities, state laws, development pressure and changing citywide needs over time.

Given the number, age and complexity of our land use policy documents and programs, there is an extensive list of projects that require attention. It is not practical or feasible to address them all at once, so they must be prioritized.

This Work Program identifies the various projects and programs the Department will be working on for the next (rolling) two-year period. The Work Program coincides with the initiatives and priorities of the City's Strategic Plan and the Department Tactical Plan, and balances the number of assignments with current available staff resources and funding.

We intend to manage this plan to completion — on time and on budget.

JEFF MURPHY
Director, Planning Department



Mission Statement & Department Vision

The Planning Department works to protect and create great places, and to foster a more sustainable future. To guide how this work is accomplished within the City organization, the Department collectively prepared and implemented a Department Tactical Plan, which sets forth the Department's mission, vision, goals and objectives. The Department adheres to these principles and reinforces them daily. The goals laid out in this plan were carefully chosen and developed to ensure all Department staff focus their efforts on serving San Diego's residents, visitors, businesses and communities. Working together, we will provide world-class service that is worthy of our world-class city.



MISSION:
"To envision,
plan and create
a world-class city"

VISION:
"An innovative
and collaborative
leader in planning"

DEPARTMENT RESPONSIBILITIES AND EXPECTATIONS

Transparency & Open Government

Transparency promotes accountability and informs citizens of government activities. It is important for the Department to disclose information quickly and accurately in a form that the public can easily access and use. New technologies should be used to provide information to the public about the Department's operations and actions, and incorporate online engagement in the Department's public participation processes in order to offer people more ways to be heard.

Collaboration & Partnerships

The effectiveness and quality of government actions and decisions are enhanced with public engagement. The community planning groups and the Community Planners Committee are officially recognized by the City as the voice of the community regarding their respective community plans and the City's General Plan. In addition to working with these groups, the Department offers a variety of stakeholders and interest groups the opportunity to participate in policymaking and provide the City with their collective expertise and information. Stakeholder representation needs to be diverse and include representatives from a wide range of community, industry and public interest organizations, as well as other City departments, neighboring jurisdictions and agencies. This ensures that long-range plans represent a unified vision and implementation strategy.

Balanced & Professional

Planning Department staff conducts their duties with honesty and integrity, lives up to its commitments and openly communicates the Department's processes and actions to the public. When developing forward-thinking solutions to challenging land use issues, staff balances public input and suggestions with best professional practices, legal mandates, and current City policies.



Effective & Efficient Operations

The City must always look for opportunities to improve services in order to effectively serve and support the communities. The Planning Department continually improves operational processes and enhances services through efficient and effective methods and technologies to ensure an organization that is customer-focused, proactive, consistent and responsive.



The Planning Department is responsible for the long-range planning of San Diego's communities and neighborhoods. Given the complex nature of the City's planning initiatives, the Department has been structured into three divisions, each having focused specialties and staff with multi-disciplinary expertise.

Long-Range Planning Division

The Long-Range Planning Division maintains a comprehensive, citywide General Plan, updates and amends the City's community plans, and facilitates implementation of those plans. The City has 52 diverse community planning areas, 49 adopted community plans, and 42 recognized community planning groups. Community plans are components of the General Plan that provide site-specific land-use designations and policy direction to implement the community's vision of the future, while also maintaining consistency with the General Plan.

DEPARTMENT ORGANIZATIONAL STRUCTURE

The Division also:

- Prepares targeted community plan amendments, transit-oriented development plans, and active transportation plans,
- Leads multi-disciplinary focused planning issues, including the Climate Action Plan, the Bicycle Master Plan, and the Urban Forest Management Plan;
- Manages privately-initiated community plan amendments and reviews larger and complex development projects for conformance with community plans and the General Plan; and,
- Pursues grants to help further the overall work program, and to leverage General Fund dollars.

Environment & Policy Analysis Division

This Division creates and implements General Plan policies related to parks and recreation, land use, conservation, resource management and environmental protection. This Division also updates and creates codes and regulations.

CEQA & Environmental Policy Section

The California Environmental Quality Act (CEQA) has been in existence for over four decades. CEQA requires state and local agencies to identify any significant environmental impacts of their discretionary or legislative actions and to avoid or mitigate those impacts, if feasible. CEQA is a process for disclosure and better decision-making in consideration of the environment.

This section of the Department establishes CEQA-specific policies for the City, reviews all City projects and other actions under CEQA for potential

environmental impacts, prepares environmental documents, directs the work of outside environmental consultants, and provides CEQA training to community planning groups.

Park Planning Section

The Recreation Element of the General Plan established goals and policies to preserve, protect and enhance public recreation opportunities and facilities throughout the City for all users. The objective is to appropriately utilize the City's natural environment and resources, to build upon existing recreation facilities and services, to help achieve an equitable balance of recreational resources, and to adapt to future recreation needs.

This Section reviews projects to ensure adherence to General Plan standards for population-based parks, as well as impacts to the City open space park system, manages updates and amendments to existing park master plans, and prepares community plan recreation elements. Responsibilities also include identifying funds for, and creation of, new park-related capital improvement projects, coordination of new joint use facilities with school districts, and review of land acquisitions for future park sites.

Multiple Species Conservation Program

The Multiple Species Conservation Program (MSCP) is a regional habitat conservation and protection program that also helps streamline permit reviews and provides a level of consistency and certainty in the discretionary review process. The MSCP was developed to preserve the City's network of habitat and open space lands, protecting bio-diversity and enhancing the region's quality of life. With this program in place, the development community benefits because there are pre-established mitigation requirements for impacts, no disruptions from future listings under the state and federal endangered species acts for covered species, and permit authority is granted to the City by state and federal agencies. This saves applicants time and money.

This Section reviews discretionary projects for impacts to vernal pools and lands within the Multi-Habitat Planning Area preserve, contributes to community plan updates, works to acquire new Multi-Habitat Planning Area open space lands, amends the program to address new issues (i.e., Vernal Pool Habitat Conservation Plan), reviews other jurisdictions' environmental documents, fosters projects subject to the wetland deviations through the concurrence process with federal and state wildlife agencies, and coordinates with the federal and state wildlife agencies on regional issues



Policy & Ordinance Development Section

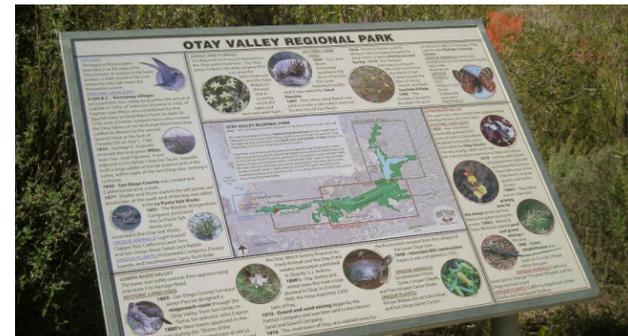
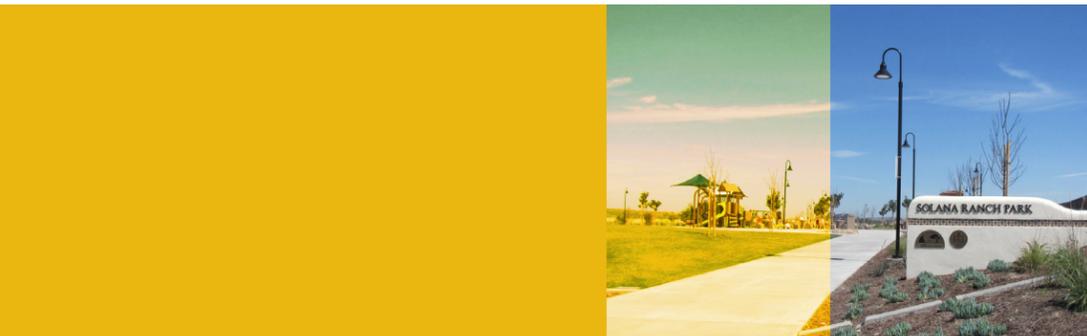
It is important that City codes and regulations are current and relevant to address today's land use challenges. New technologies, trends and industries have inspired carefully-crafted regulations that maximize flexibility while also protecting the public for unintended consequences. Examples include new regulations for San Diego's burgeoning microbrewery industry and urban agriculture movement. While the City land use codes are comprehensive, staff and the public sometimes encounter situations where a proposal is not clearly defined in code, which can cause confusion on how to appropriately regulate that land use. In other situations, staff and public have found certain codes vague, unclear or conflicting, resulting in disagreement in code interpretation.

This Section processes regular updates to the City's land development policies and ordinances in order to make them more streamlined and responsive to today's regulatory landscape. With direction from the Mayor and City Council, the Section looks to modernize regulations and remove barriers without sacrificing public safety, environment or quality of life. The Section, in collaboration with Development Services Department Permit Review staff, also contributes to community plan updates to help ensure that the plan policies are able to be effectively implemented.

Urban Forestry Program

Urban forestry is currently managed in five City departments: Park and Recreation (trees in parks and on streets and medians in maintenance assessment districts), Transportation and Storm Water (trees within the public right-of-way), Development Services (code compliance and the no-fee tree permit), Economic Development (street trees within business improvement districts), and Planning (urban forestry policy and planning). The Urban Forestry Program manager provides a citywide approach to the policy and planning of the management of public trees.

This Section is responsible for developing and implementing an Urban Forest Management Action Plan, which helps create a unified holistic approach to urban forest management.



Financial & Administrative Services Division

The Financial & Administration Services Division serves as the center for all financial, fiscal and administrative activities for the Department.

Development Impact Fee Section

This Section develops, updates and administers programs and plans that provide funding sources to assist in the financing of community serving infrastructure, such as roads, parks, recreation facilities, libraries, and fire and police stations. Some of the more specific financing programs under this section include communities' Public Facilities Financing Plans and Impact Fee Studies, which provides for the collection of Facilities Benefit Assessments and Development Impact Fees. Also, the Section administers the City's Statewide Community Infrastructure Program, the Regional Transportation Congestion Improvement Program, the Housing Impact Fee, and the Impact Fee Deferral Program. In addition to collecting impact fees, Facilities Financing negotiates reimbursement agreements with developers for the provision of community-serving improvements.

Fiscal & Administrative Services Section

This Section oversees the administration of the financial affairs and internal support activities specific to the Planning Department, including consultant contracts and grant program monitoring. The Section manages the annual General Fund budget of roughly \$10 million and a portfolio of grants of approximately \$20 million; and provides financial, analytical, procurement, payroll, and personnel support for the Department. In addition, the Section oversees state Brown Act compliance, Public Records Act requests, and community planning group administrative support.

Mapping & IT Support Section

This Section provides GIS mapping and data analyses to both the Planning and Economic Development departments that are essential to the preparation of the City's long-range plans and economic development initiatives. The Section also provides IT support services for both departments. GIS mapping provides data processing, analysis and report generation that are used as technical tools in conducting the Department's work plans and supporting key decision-making processes. The Section prepares maps for inclusion in additional reports, studies, presentations, and other purposes as needed. In addition, the Section provides IT services for business application implementation and support, IT budget development and monitoring, IT procurement, liaison with the City's Department of Information Technology, inventory and management of systems, copiers, and cell phones, as well as website management.



The types of projects and programs

the Department works on fit within one of the following five categories.

Community Plan Updates / General Plan

Projects that fall under this category are focused on updates and major amendments to the City's community plans. The preparation of community plan updates and the maintenance of the General Plan are core functions of the Planning Department. Community plans are updated to reflect the community's vision of the future, implement the General Plan, reflect changes that have taken place since the community plan was last updated, and proactively anticipate future needs. As the updates currently in process are completed, new updates will be initiated in accordance with the Department's data-driven prioritization system.

In addition, it is anticipated that focused amendments to the General Plan's Land Use and Community Planning, Mobility and Conservation elements will need to be completed in order to reflect changes in state law related to climate change and mobility planning, and expansion of the planned regional transit system.

Refer to Appendix A for a list of pending projects.

Special Study Area Projects / Transit-Oriented Development Projects

Projects that fall under this category are largely grant funded and often involve area specific land use planning and/or infrastructure improvements. Examples of projects that fall under this category include Active Transportation Plans, Transit Oriented Development Plans, the Safe Routes to School Program, and site-specific park planning. Bike/pedestrian facilities, way-finding signage and streetscape improvements also fall under this category. Projects under this category are identified and developed as grant opportunities arise and staffing resources are available.

Parks and Recreation Plans / Policies

Projects that fall under this category are largely focused on creating park-related policies, develop plans for park-related capital improvement projects, coordination of new joint-use facilities, and other related long-range policy documents (i.e., Park Master Plan).

Refer to Appendix D for a list of existing parks and recreation plans/policies.

WORK PRODUCT – CATEGORIES

Citywide Planning Initiatives

Projects under this category can be described as land use policy documents that are generally single-focused, generally applied citywide, and address a particular policy topic such as outdoor recreation, multi-modal transportation, municipal code updates, or environmental resource protection. Examples of projects that fall under this category include CEQA Significance Thresholds, Traffic Guidelines, and Urban Forestry Management Plan. Regional and state grants are available to help fund some of these initiatives.

Refer to Appendix B for a list of pending projects.

Development Impact Fee Projects

Most of the projects under this category involve updating Public Facilities Financing Plans and Impact Fee Studies for the various community planning areas. In many cases, a Public Facilities Financing Plan/Impact Fee Study is developed in conjunction with an associated community plan update.

Refer to Appendix C for a list of existing Public Facilities Financing Plans and Impact Fee Studies.



“When everything is a priority, then nothing is a priority. If everything is important, then nothing is important.”

— Simon Fulleringer (attributed), McGill University

Given the number, age and complexity of our land use plans, there is an extensive list of projects that require attention. It is not practical or feasible to address them all at once, so they must be prioritized. As such, a series of ranking criteria for each of the previously described categories has been developed.

Updates to the community plans are a priority of the Mayor’s Office, the Council, and the community. Accordingly, Department resources shall be focused on the community plan updates as its first priority. To the extent that resources are available to work on other projects, the prioritization criteria outlined in each respective category shall apply.



PRIORITIZATION CRITERIA

Community Plan Updates

A data-driven prioritization system has been developed to assist in identifying what community plans will be worked on in the coming years. The evaluation factors are summarized below.

A. Age of Plan

Older community plans are generally in need of an update. However, some of these plans may still be largely relevant and only require a “clean-up” revision.

B. Community Plan Amendments

A high number of plan amendments may indicate that changes are needed to ensure that the community plan maintains relevance in light of development pressures; that cumulative issues are being addressed; and that aspects of the plan that are unnecessarily triggering plan amendments are resolved.

C. Population and Employment Growth

Communities that have a high potential for population and employment growth may need refinements in their community plans to address public facility needs, multi-modal mobility, urban design, sustainability, and other factors. In addition, staff considered whether a community includes former Redevelopment Agency lands, since the City still encourages public and private investment in these areas.



D. Transit Priority Areas

A Transit Priority Area (TPA) is within one-half mile of a major transit stop that is existing, or planned as a part of the Regional Transportation Plan. Communities that have high TPA coverage would rank higher in this category, in recognition of the policy support for transit-oriented development in the City’s General Plan and at all levels of government. In addition, the City’s Climate Action Plan calls for increased transit, walking and biking to occur in TPAs. This factor also considered whether planned transit improvements would be implemented in the near- or long-term.

E. Parks Equity

Communities that have a high population-based park acreage deficit per General Plan standards would receive a higher weighting in this category, in recognition of the need to identify additional park acreage and/or equivalencies as a part of a community plan update.

Additional factors that are important to consider include:

- Prime industrial lands – Need and availability of industrial lands may influence when and update is initiated.
- Community support – Planning Department staff works in partnership with the community planning groups and other stakeholders when conducting community plan updates.
- Ability to leverage funds – Availability of grant funding or other sources of funding could help influence when an update is initiated.

Citywide Planning Initiatives

To help identify and prioritize projects under this category, the following six criteria have been developed. Projects may fit into multiple categories, which will increase priority value.

A. Legal Mandate

The project is required in order to comply with state or federal law.

B. Strategic Plan

The project helps implement the policies of the City's Strategic Plan.

C. City Council

The project has been directed by the City Council via public hearing.

D. General Plan

The project is specifically listed in the General Plan Action Plan.

E. Improves Process

The project will reduce time and costs without adversely impacting health, safety or quality of life.

F. Community Impact

The project will benefit a broad audience of stakeholders.



Development Impact Fee Projects

A data-driven prioritization system has been developed to assist in ranking community financing plan updates. The four evaluation factors considered include whether the associated community plan is being updated; whether the associated community plan is being amended; the age of the community financing plan; and the level of development taking place in the community. These evaluation criteria and their quantitative weighting are discussed below. As with all staff assignments, public facilities financing plans (PFFP) and impact fee studies (IFS) updates will be weighed taking into consideration available staffing.

A. Community Plan Update

PFFPs and IFSs are implementation measures of community plans and need to be updated commensurately with community plan updates. Any PFFP or IFS associated with a community plan update is given the highest priority.

B. Community Plan Amendment (CPA)

Major community plan amendments (either privately or publicly initiated) often require a corresponding update to the community's financing plan. The CPA may among other things create additional and/or revised infrastructure needs, revise the development mix, revise the development forecast, and revise the Transportation Phasing Plan (TPP) requirements.

C. Age of Community Financing Plan

Age of the plan affects the accuracy of the project cost estimates, timing of future development, the potential for modification to an existing phasing plan, and the accuracy of the resultant impact fee. Financing plans have two categories of impact fees, FBAs and DIFs. FBA communities are located in urbanizing areas of the City and have a large volume of development taking place. FBA based PFFPs are recommended to be updated every two years to regularly monitor and adjust the plan to reflect the development activity and the required infrastructure needed to serve the residents. DIF based IFSs represent older communities (mostly in central area of the City) which are at, or near, build-out with the majority of development consisting of smaller scale redevelopment and infill opportunities. IFSs are recommended to be updated every five years in order to refresh the cost data and reflect changing community priorities. Due to the greater level of development activity in FBA communities and the recommended frequent updates (every 2 years) to reflect changing circumstances, the FBA communities are weighted higher than DIF communities.

D. General Development Activity

A large increase in development activity could result in the need to update a community financing plan to accelerate project funding based on the



additional revenue being received that is above projections. The purpose of this type of update is to provide the infrastructure needed to serve a rapidly increasing population. Several of the PFFPs include Transportation Phasing Plan (TPP) requirements in order to regulate the pace of development to be commensurate with the provision of infrastructure. As part of a plan update based on accelerated development, the existing TPP may need to be modified.

Special Study Area Projects / Transit-Oriented Development Projects

Selection and ranking criteria for these projects follow the selection process as established by the Grants and Dedications Division of the Assistant Chief Operating Officer's Office.

Parks and Recreation Plans / Policies

To help identify and prioritize projects under this category, the following six criteria have been developed. Projects may fit into multiple categories, which will increase priority value.

A. Age of Plans/Policies

Older policy documents are typically in need of update to reflect current conditions and changes in circumstances.

B. Strategic Plan

The plans/policies help implement the policies of the City's Strategic Plan.

C. City Council

The project has been directed by the City Council via public hearing.

D. General Plan

The project is specifically listed in the General Plan Action Plan.

E. Improves Process

The project will reduce time and costs, without impacting health, safety or quality of life.

F. Community Impact

The project will benefit a broad audience of stakeholders.



WORKLOAD AND ASSIGNMENTS

A Rolling Two-Year Outlook

	FY 2016/17				FY 2017/18			
	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4
	CY 2016		CY 2017		CY 2018			
ONE-TIME PROJECTS	Jul-Sep	Oct-Dec	Jan-Mar	Apr-Jun	Jul-Sep	Oct-Dec	Jan-Mar	Apr-Jun
Community Plan Updates/General Plan								
Serra Mesa CPA - Street Connection								
University CPA - Mobility								
Golden Hill CPU								
North Park CPU								
Uptown CPU								
San Ysidro CPU								
Midway - Pacific Highway CPU								
Old Town CPU								
Mission Valley CPU								
Clairemont CPU								
Kearny Mesa CPU								
Barrio Logan CPU								
University CPU								
Mira Mesa CPU								
Citywide Planning Initiatives								
Affordable Housing Density Bonus Amendments								
Fair Housing Act Amendments								
Urban Tree Canopy Assessment								
Vernal Pool HCP								
11th Code Update								
GP Mobility Element/Traffic Thresholds								
Canopy Cover Implementation Plan								
Climate Resiliency Plan								
12th Code Update								
Street Tree Inventory								
Sustainable Expedite & Development Incentives								

	FY 2016/17				FY 2017/18			
	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4
	CY 2016		CY 2017		CY 2018			
ONE-TIME PROJECTS	Jul-Sep	Oct-Dec	Jan-Mar	Apr-Jun	Jul-Sep	Oct-Dec	Jan-Mar	Apr-Jun
Development Impact Fee								
Torrey Pines IFS								
Del Mar Mesa PFFP								
Golden Hill CPU/IFS								
North Park CPU/IFS								
San Ysidro CPU/IFS								
Uptown CPU/IFS								
University Mobility CPA/PFFP								
Carmel Valley PFFP								
Mission Beach IFS								
Tierrasanta IFS								
Midway - Pacific Highway CPU/IFS								
Old Town CPU/IFS								
Barrio Logan CPU/IFS								
Otay Mesa PFFP								
Black Mountain Ranch PFFP								
Torrey Highlands PFFP								
Mission Valley CPU/IFS								
Kearny Mesa CPU/IFS								
Clairemont Mesa CPU/IFS								
University CPU/PFFP								
Mira Mesa CPU/PFFP								
Parks and Recreation Plans/Policies								
Mission Trails Park Master Plan Update								
Fiesta Island/MB Park Master Plan Amendment								
De Anza Revitalization Plan/MB Plan Amendment								
Park Master Plan - Citywide								
Joint Use Program 'Play all Day'								
Special Study Area Projects/TOD								
North Bay Urban Greening Plan								
Healthy Works Prevention (ATP)								
Linda Vista CATS (ATP)								
Morena Blvd. Station Area Study								
Grantville Trolley Station TOD Plan								
Vernal Pool Acquisition in Otay								
Park De La Cruz Recreation Center								
The Village at Market Creek								
San Ysidro Wayfinding Signs								
Balboa Avenue Station Area Specific Plan								
Kearny Mesa Smart Growth Area								
Linda Vista SRTS								
East El Cajon Boulevard Mobility Study								
Boston Ave Linear Park Barrio Logan								
PB Beach Greenways, Parks and Transit								

On-going Assignments

- LRP Conformance Reviews
- Department Initiatives
- Privately-Initiated CPAs
- GP Monitoring Report
- Trainings/Meetings
- Housing Element Annual Progress Rpt.
- PTS Reviewing Discipline - Impact Fees
- Developer Reimbursement Agreements
- Discretionary Permit Reviews
- Park Development Agreements
- Review City-wide Surplus Sites for Park Acquisition
- CIP Park Program
- General Plan Maintenance Report
- PFFP Generated - Trans/Planning Studies

Below is a list of the more significant and noteworthy accomplishments that were completed during fiscal year 2016.

Long-Range Planning Division

The City's bold Climate Action Plan, which involved collaboration with multiple City departments and numerous external stakeholders, was unanimously adopted by the City Council in December 2015. In June 2015, the Council adopted the Grantville Focused Plan amendment and the Chollas Triangle Transit-Oriented Development master plan. In November 2015, the Council adopted the Southeastern San Diego Community Plan update, the new Encanto Neighborhoods Community Plan, and the final amendments (following California Coastal Commission certification) to complete the Ocean Beach Community Plan update. The new plans for Grantville, Southeastern, Encanto and Chollas Triangle together added the potential for nearly 20,000 additional housing units to be built in transit-served areas.



NOTEWORTHY ACCOMPLISHMENTS

Environmental & Policy Analysis Division

Division staff completed three environmental impact reports during fiscal year 2016; specifically for the Climate Action Plan, community plan updates for Encanto and Southeastern (one document covering both community plans), and the Single Use Plastic Bag Ordinance EIR. In addition, approximately 27 projects were submitted for review resulting in the preparation of five environmental documents and 13 emergency exemptions.

During fiscal year 2016, the Park Planning Section staff completed the updates to the Recreation Elements for the Encanto Neighborhoods, Southeastern and San Ysidro community plans and the Grantville/Navajo community plan amendment. Park Planning staff updated 11 impact fee studies with new park project descriptions and associated cost estimates. The Park and Recreation Board approved four new joint-use facilities through park planning efforts with the San Diego Unified School District. Four park development agreements were prepared and approved by council for the design and construction of parks by private development. In fiscal year 2016, staff conducted 360 development project reviews for impacts to parks and open space.



Financial & Administration Services Division

In 2015-2016 the City Council adopted the Black Mountain Ranch Public Facilities Financing Plan update (January 2015), the Navajo Impact Fee Study (IFS) update (June 2015), the Otay Mesa Public Facilities Financing Plan amendment (July 2015), the Southeastern San Diego IFS update (November 2015), the new Encanto Neighborhoods IFS (November 2015), and the Pacific Highlands Ranch Public Facilities Financing Plan (January 2016). The Facilities Financing Section collected over \$80 million in impact fees toward the construction of community serving infrastructure in the Capital Improvements Program. The Fee Deferral Program, recently approved by City Council to be a permanent program, continued to be successful with developers deferring more than \$40 million in impact fees from building permit to final inspection. Finally, in fiscal year 2015, the Facilities Financing Section managed several Developer Reimbursement Agreements valued at approximately \$200 million in infrastructure improvements in the communities.



APPENDIX

Appendix A: Community Plan Update List

General Plan

Land Use & Community Planning Element	SB 379 (Jackson, '15); Safety Element
Conservation Element	Noise Element
Public Facilities, Services & Safety Element	Recreational Element

Community Plans

Black Mountain Ranch CPU	Mira Mesa CPU	Sabre Springs CPU
Carmel Mountain Ranch CPU	Mission Beach CPU	San Pasqual Valley CPU
Carmel Valley CPU	Navajo CPU	Scripps Miramar Ranch CPU
City Heights CPU	Normal Heights CPU	Serra Mesa CPU
College Area CPU	No. City Future Urban Area	Skyline Paradise Hills CPU
Del Mar Mesa CPU	Otay Mesa CPU	Tierrasanta CPU
East Elliott CPU	Otay Mesa-Nestor CPU	Tijuana River Valley CPU
Eastern Areas CPU	Pacific Beach CPU	Torrey Highlands CPU
Fairbanks Country Club CPU	Pacific Highlands Ranch CPU	Torrey Hills CPU
Kensington-Talmadge CPU	Peninsula CPU	Torrey Pines CPU
La Jolla CPU	Rancho Bernardo CPU	University CPU
Linda Vista CPU	Rancho Encantada CPU	Via de la Valle CPU
Miramar Ranch North CPU	Rancho Peñasquitos CPU	

Appendix B: Citywide Planning Initiatives

ALUCP Implementation Plan Update	Comprehensive Emergency Exercise Program
Annual Land Development Code Update	EIR Guidelines
Centralized Development Monitoring System	FEMA Floodplain Management
CEQA Significance Thresholds – Agriculture	Incentive Programs for sustainable/clean tech
CEQA Significance Thresholds – Air Quality	LDC Transit Area Overlay Zone – Update
CEQA Significance Thresholds – Biology	Low Impact Development Ordinance Update
CEQA Significance Thresholds – Historical	Mobilehome Park & First Right of Refusal
CEQA Significance Thresholds – Hydrology	Noise Ordinance Update
CEQA Significance Thresholds – Land Use	NOLF Imperial Beach Airports Plan Update
CEQA Significance Thresholds – Minerals	Parking Standards – Update
CEQA Significance Thresholds – Noise	Parking Standards for Smart Growth Develop
CEQA Significance Thresholds – Paleo	Street Design Manual – Update
CEQA Significance Thresholds – Public Utility	Sustainable Incentives related to CP 600-27
CEQA Significance Thresholds – Visual	Tandem Parking Usage Tracking
CEQA Significance Thresholds – Water Quality	Telecom – Spectrum Act
City Business Continuity Plan	Traffic Impact Study Guidelines – Update
Citywide Pedestrian Master Plan	Update Landscape Regulations
Coastal Development Permit Exemptions	Update Sign Regulations

Appendix C: Development Impact Fee Project List

Financing Plans

Barrio Logan IFS	Mid-City IFS	Rancho Encantada PFFP
Black Mountain Ranch PFFP	Mira Mesa PFFP	Rancho Peñasquitos PFFP
Carmel Valley PFFP	Mission Beach IFS	Sabre Springs PFFP
Clairemont Mesa IFS	Mission Valley IFS	San Pasqual Valley IFS
College Area IFS	Navajo IFS	San Ysidro IFS
Del Mar Mesa PFFP	North University City PFFP	Scripps Miramar Ranch PFFP
Downtown IFS	South University City IFS	Serra Mesa IFS
East Elliott IFS	Subarea II - Future Urban Area	Skyline Paradise Hills IFS
Encanto IFS	Otay Mesa PFFP	Southeastern IFS
Golden Hill IFS	Otay Mesa-Nestor IFS	Tierrasanta IFS
Greater North Park IFS	Pacific Beach IFS	Torrey Highlands PFFP
Kearney Mesa IFS	Pacific Highlands Ranch IFS	Torrey Pines IFS
La Jolla IFS	Peninsula IFS	Uptown IFS
Linda Vista IFS	Rancho Bernardo IFS	Via de la Valle IFS

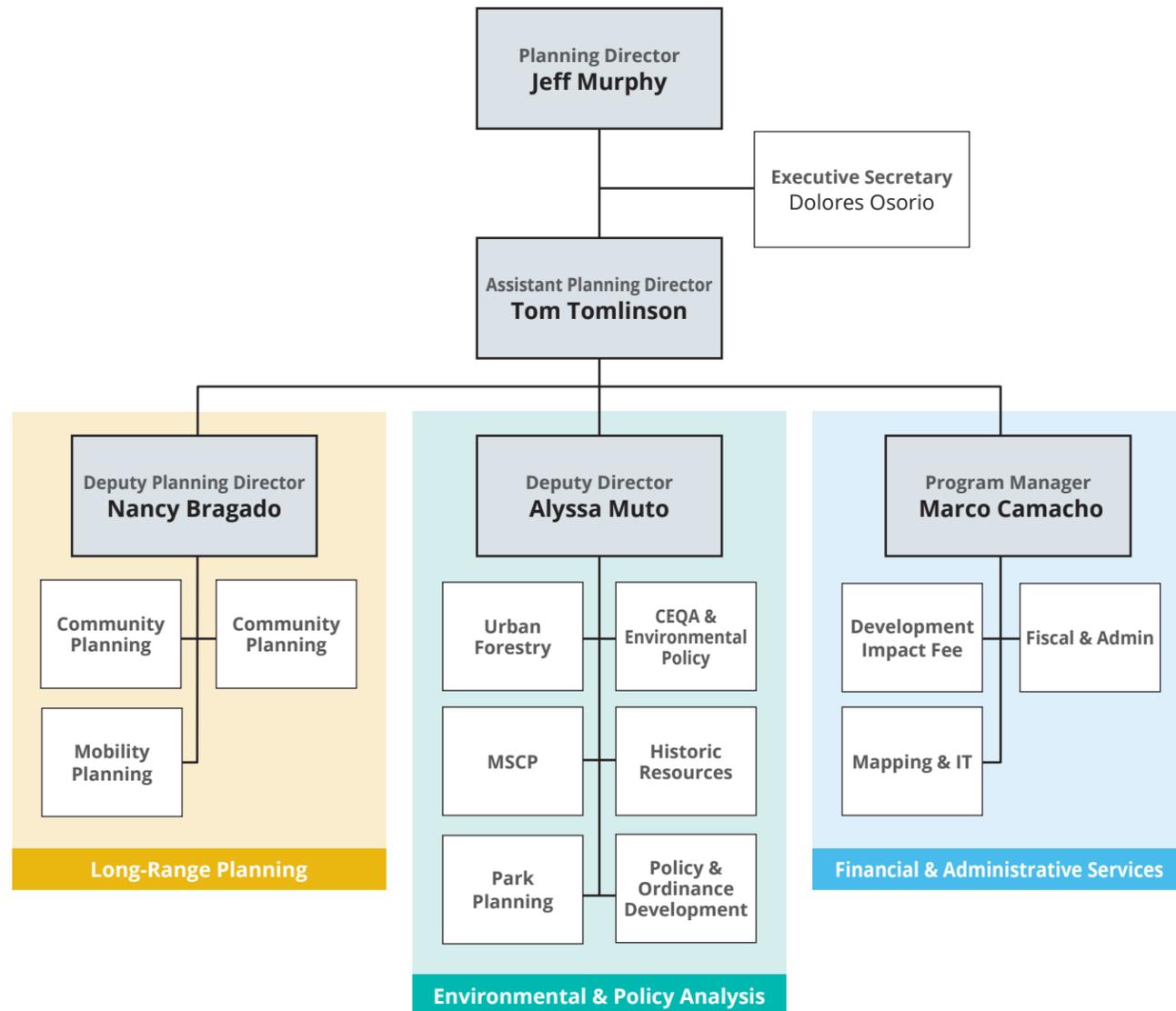


Appendix D: Parks and Recreation Plans / Policies

Balboa Park Master Plan
 Balboa Park Central Mesa Plan
 Balboa Park East Mesa Precise Plan
 Balboa Park Inspiration Point
 Balboa Park Land Use, Circulation and Parking Study
 Balboa Park Parking Management Action Plan for Central Mesa and Inspiration Point
 Black Mountain Open Space Park
 Famosa Slough Enhancement Plan

San Diego River Improvement Plan/NRMP
 Los Peñasquitos Canyon Preserve Master Plan
 Mariam Bear Memorial Park/NRMP
 Mission Bay Park Master Plan Update
 Otay Valley Regional Park Plan
 San Diego River Park Master Plan
 San Dieguito River Regional Park Plan
 Sunset Cliffs Shoreline Park Master Plan
 Tecolote Canyon Natural Park Master Plan - Amendment

Appendix E: Planning Department Organization Chart





SD Planning

The City of San Diego

Executive Complex Building
1010 Second Avenue, 12th Floor
San Diego, CA 92101

(619) 235-5200

sandiego.gov