

Solano County General Plan

Citizens Advisory Committee Meeting #12

County Administrative Center
Fairfield

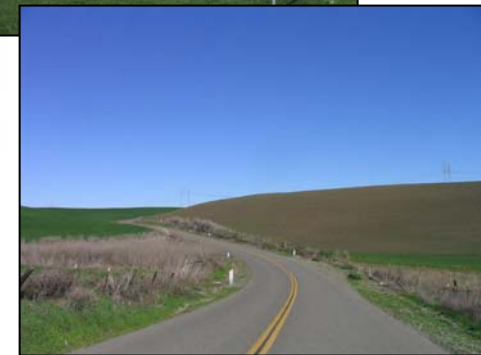
March 12, 2007

6:00 – 9:00 PM



Introduction to the General Plan

- **What is a General Plan?**
 - A picture of Solano County today
 - A vision for Solano County tomorrow
 - The work program that outlines how to get from today to tomorrow



Introduction to the General Plan

- **Blueprint for both development and conservation**
- **Describes the community's goals and policies**
- **Long-range emphasis (20+ years)**
- **Foundation for land use decisions made by the Planning Commission and Board of Supervisors**



Introduction to the General Plan

- **General Plan consists of two parts:**
 - **Written text describing the County's goals, objectives and policies for development and conservation**
 - **Maps and diagrams illustrating**
 - Generalized distribution of land uses
 - Roadway system
 - Environmental hazard areas
 - Open space system
 - Other illustrated policy statements



Introduction to the General Plan

- **General Plan must contain at least seven elements:**
 - Land use
 - Circulation
 - Housing
 - Conservation
 - Open space
 - Noise
 - Safety



Introduction to the General Plan

- **May also include optional elements to address local concerns**
 - **For example, current Solano County General Plan includes:**
 - Parks and Recreation
 - Energy
 - Collinsville-Montezuma Hills Area Plan
 - Tri-City and County Cooperative Plan



Introduction to the General Plan

- **Current General Plan is comprised of several stand-alone documents:**
 - Resource Conservation and Open Space Element (1972)
 - Health and Safety Element (1977)
 - Scenic Highways Element (1977)
 - Collinsville-Montezuma Hills Area Plan (1979)
 - Land Use and Circulation Element (1980)
 - Energy Element (1982)
 - Tri-City and County Cooperative Plan (1994)
 - Park and Recreation Element (2003)
 - Housing Element (2005)



Introduction to the General Plan

- Updated General Plan to be formatted as single document, with topic-oriented chapters:
 - Introduction
 - Planning Framework
 - Governmental Structure
 - Resources
 - Health and Safety
 - Housing
 - Economic Development
 - Other Private Land Uses
 - Transportation and Circulation
 - Public Facilities
 - Public Services



Introduction to the General Plan

- **General Plan text is comprised of:**
 - **Goals**
 - Abstract and general expressions of community values
 - **Objectives**
 - Specific intermediate steps in attaining a goal
 - **Policies**
 - Specific statements that guide decision-making
 - **Implementation Programs**
 - Descriptions of how the goals, objectives, and policies are to be put into action



Introduction to the General Plan

- **Consistency requirements**
 - **Externally consistent**
 - Zoning
 - Subdivisions
 - Public works projects
 - **Internally consistent**
 - Each part of the plan must mesh with all of the others
 - No conflicting policies, plans or programs
 - All elements have equal footing



Introduction to the General Plan

- **General Plan Adoption & Amendments**
 - **Require public participation**
 - At minimum, a public hearing
 - Jurisdictions are encouraged to do more
 - **Require consultation with Native American tribes**
 - **In general, required elements may be amended no more than 4 times per year**
 - **Optional elements may be amended at any time**

