

AGENCY:	City of Fort Bragg
MEETING DATE:	May 11, 2022
PREPARED BY:	Heather Gurewitz
PRESENTED BY:	Heather Gurewitz

AGENDA ITEM SUMMARY REPORT

APPLICATION NO.: N/A

OWNER: City of Fort Bragg

APPLICANT: Public Works Department

AGENT: John Smith, Director of Public Works

PROJECT: Capital Improvement Program General Plan Consistency Analysis

LOCATION: City of Fort Bragg

APN: N/A

LOT SIZE: N/A

ZONING: N/A

ENVIRONMENTAL DETERMINATION: CIP General Plan Consistency Analysis does not qualify as a project under CEQA.

SURROUNDING LAND USES:

NORTH: N/A
EAST: N/A
SOUTH: N/A
WEST: N/A

APPEALABLE PROJECT: Can be appealed to City Council
 Can be appealed to California Coastal Commission

BACKGROUND

The State of California Code of Government Regulations Title 7 Division 1 Chapter 3 Article 7 Administration of the General Plan Section 65103(c) states:

Annually review the capital improvement program of the city or county and the local public works project of other local agencies for their consistency with the general plan, pursuant to Article 7(commencing with Section 65400).

Article 7 Section 65401 Review of public works projects for conformity with plan states:

The official agency receiving the list of proposed public works [recommended for planning, initiation, or construction during the ensuing fiscal year] shall list and classify all such recommendations and shall prepare a coordinated program of proposed public works for the ensuing fiscal year]. Such coordinated program shall be submitted to the county or city planning agency for review and report to said official agency as to conformity with the adopted general plan or part thereof.

In accordance with this State of California requirement, the Community Development Department conducted an analysis of the Capital Improvement Program for review and approval by Planning Commission.

Per the City's General Plan, Policy PF-2.8 Capital Improvement Plan: Continually update the Capital Improvement Plan to ensure that it identifies capital projects necessary to maintain adequate levels of performance as well as funding sources for all phases of intended projects, this process is also in keeping with the City's General Plan.

The City of Fort Bragg Capital Improvement Program (CIP) for the 2022 - 2023 Fiscal Year will be presented to City Council for adoption as part of the City's annual budget process. In accordance with State law, the City has designated the Planning Commission to conduct the required review for consistency and conformity with the City's General Plan.

GENERAL PLAN CONSISTENCY ANALYSIS

The City has two general plans, the Inland General Plan (IGP) adopted in 2012 and the Coastal General Plan (CGP) adopted in 2008. Projects that are location specific were reviewed for conformity with the appropriate General Plan. Citywide projects and projects with multiple or unspecified locations were reviewed for conformity with both the Inland and Coastal General Plans.

The Capital Improvement Program (CIP) is divided into seven sections; Municipal Facilities, Parks & Community Services, CV Starr Enterprise, Street Maintenance & Traffic Safety, Water Enterprise, Wastewater Enterprise, and Storm Water. All projects listed in the CIP meet at least one goal, policy, or program in the General Plan(s) and staff did not find any projects that conflict with the City's Inland or Coastal General Plans. The following is a summary of each section of the CIP. Please see Attachment 1 for the detailed analysis.

Municipal Facilities

There are four municipal facility projects in the 2022-2023 CIP that are allocated for funding in the next fiscal year. These projects are covered under the Public Facilities Elements of both the IGP and CGP under Public Facilities Policy PF-2.7 which is to ensure that public buildings in the City are adequate to provide services for the community.

Parks & Community Services

There is one project identified for funding in the CIP for the 2022-2023 budget in Parks & Community Services. The Bainbridge Park Improvements conforms with Policy OS-9.4 to add or upgrade playground facilities and OS-9.4.1 to provide playground facilities and basketball courts at appropriate locations within neighborhoods. The Bainbridge Park Soccer Fields project is grant funded and is consistent with Open Space Goal OS-9, Policy OS-9.3, Program OS-9.3.1 to provide recreation facilities to meet the needs of all Fort Bragg citizens, especially children and teenagers and taking into consideration teen recreation needs when planning new or redesigned parks. It is also consistent with Policy OS-9.5 to develop additional baseball, softball, and other ballfields.

Street Maintenance & Traffic Safety

The Street Maintenance and Traffic Safety section of the CIP includes one project funded for planning, construction, or initiation. In addition to IGP Circulation Policy C-3.1 and CGP Circulation Policy C-2.1 which cover roadway improvements, there are two policies in the General Plan that require all circulation projects to conform. These are:

IGP Circulation Policy C-3.8: Conduit shall be installed in all new roads and road reconstruction projects and dedicated to the City of Fort Bragg. Conduit shall be sized to accommodate fiber optic and other telecom technologies.

IGP Circulation Policy C-11.2 and CGP Circulation Policy C-9.3: Where feasible, incorporate pedestrian and bicycle facilities into the design and construction of all road improvements.

Public Works staff have indicated that when possible, both conduit and pedestrian and bike improvements are included in all projects.

CV Starr Enterprise

The CIP identifies funding for three projects for the CV Starr Center for planning, construction, or initiation in the 2022-2023 fiscal year. These projects are all consistent with IGP Public Facilities Policy PF 2.7 to ensure public buildings are adequate to provide services for the community.

Water Enterprise

The 2022-2023 CIP identifies funding for nine Water Enterprise Projects for planning, or construction, or initiation. All of these projects conform to Goals, Policies, and/or Programs in the IGP and the CGP Public Facilities Elements. The majority are covered

under Policy PF-2.4 to maintain the safety of the water supply and Program PF-2.4.1 to continue to maintain the water collection, treatment, and distribution system to ensure compliance with all state requirements for a public drinking water system.

Wastewater Enterprise

There are five Wastewater Enterprise projects that are funded for either planning, construction, or initiation in the 2022-2023 CIP. Most projects fall under IGP and CGP Public Facilities Element Program PF-2.5.2 to continue to improve the wastewater treatment and disposal facility to comply with changing State requirements. Additionally, wastewater projects conform to policies to upgrade wastewater collector lines, and recycling of solid waste.

Storm Water

There are no stormwater projects funded for the 2022-2023 fiscal year.

In addition to reviewing for conformance with existing goals, policies, and programs, staff reviewed and confirmed that none of the listed projects in the CIP conflict with the City's General Plans.

RECOMMENDED PLANNING COMMISSION ACTION

Adopt resolution confirming that the 2022-2023 Capital Improvement Program projects scheduled for planning, construction, or initiation are in conformance with the City of Fort Bragg Coastal General Plan and the City of Fort Bragg Inland General Plan.

ALTERNATIVE PLANNING COMMISSION ACTIONS

- Revise and adopt resolution confirming that the 2022-2023 CIP projects are in conformance with the City of Fort Bragg General Plans
- Continue item to a future meeting with direction to staff.
- Do not approve resolution.