



Carlsbad TOMORROW

Growth Management Citizens Committee

Meeting 13

Feb. 23, 2023





Call to Order & Roll Call



Public Comment





Welcome & Introductions



COMMITTEE PURPOSE

1. Promote balanced consideration of a range of perspectives on issues affecting the future growth and quality of life in Carlsbad **and**
2. Identify the key elements of a new plan to manage growth in Carlsbad in a way that maintains an excellent quality of life while also complying with state law.



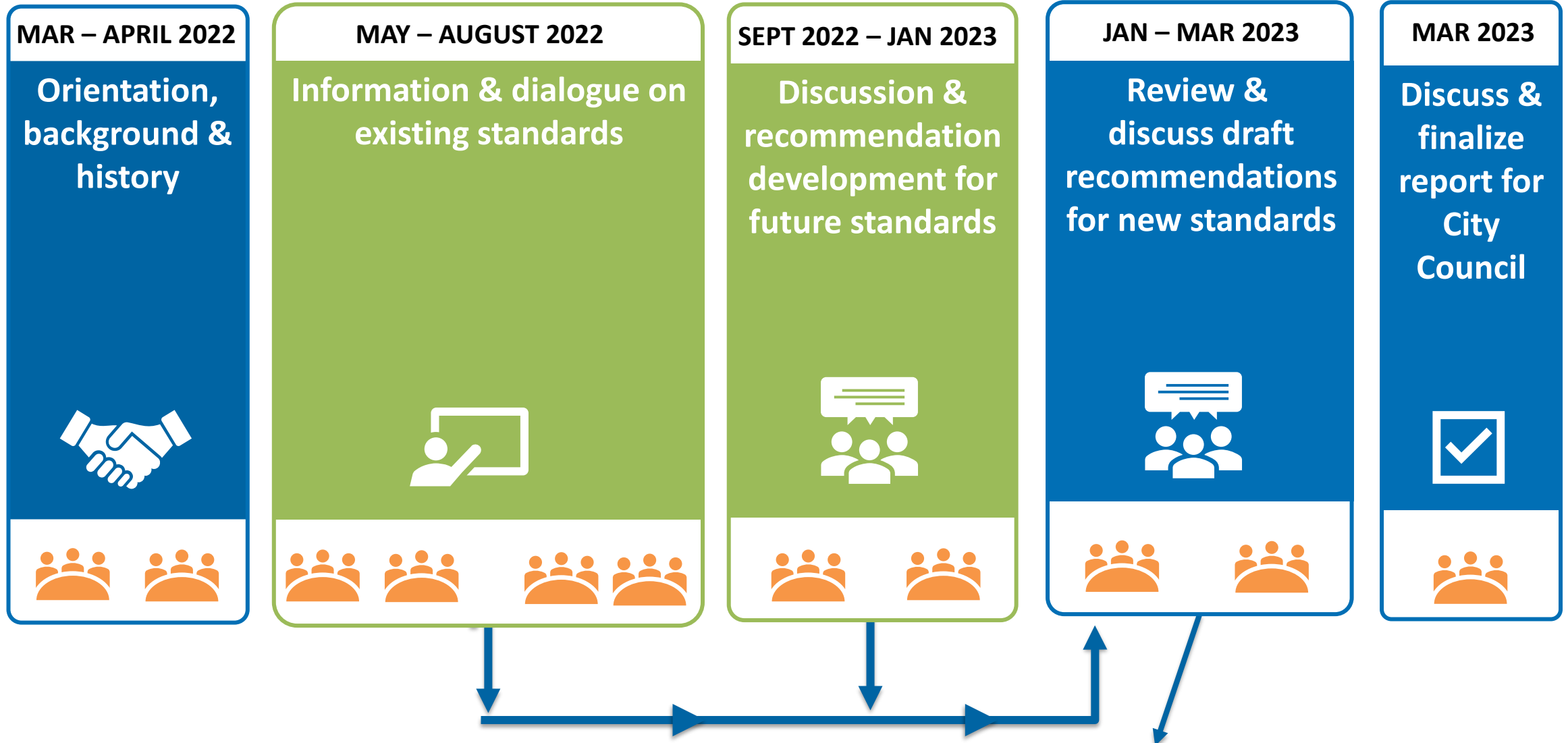
11 PERFORMANCE STANDARDS


- City Administrative Facilities
- Libraries
- Parks
- Drainage
- Circulation
- Fire Response
- Open Space
- Sewer Collection System
- Schools
- Water Distribution System
- Wastewater Treatment

COMMITTEE CHARTER - MISSION

The mission of the Growth Management Plan Update Advisory Committee is to promote balanced consideration of a range of perspectives on issues affecting the future growth and quality of life in Carlsbad and to identify the key elements of a new plan to manage growth in Carlsbad in a way that maintains an excellent quality of life while also complying with state law.

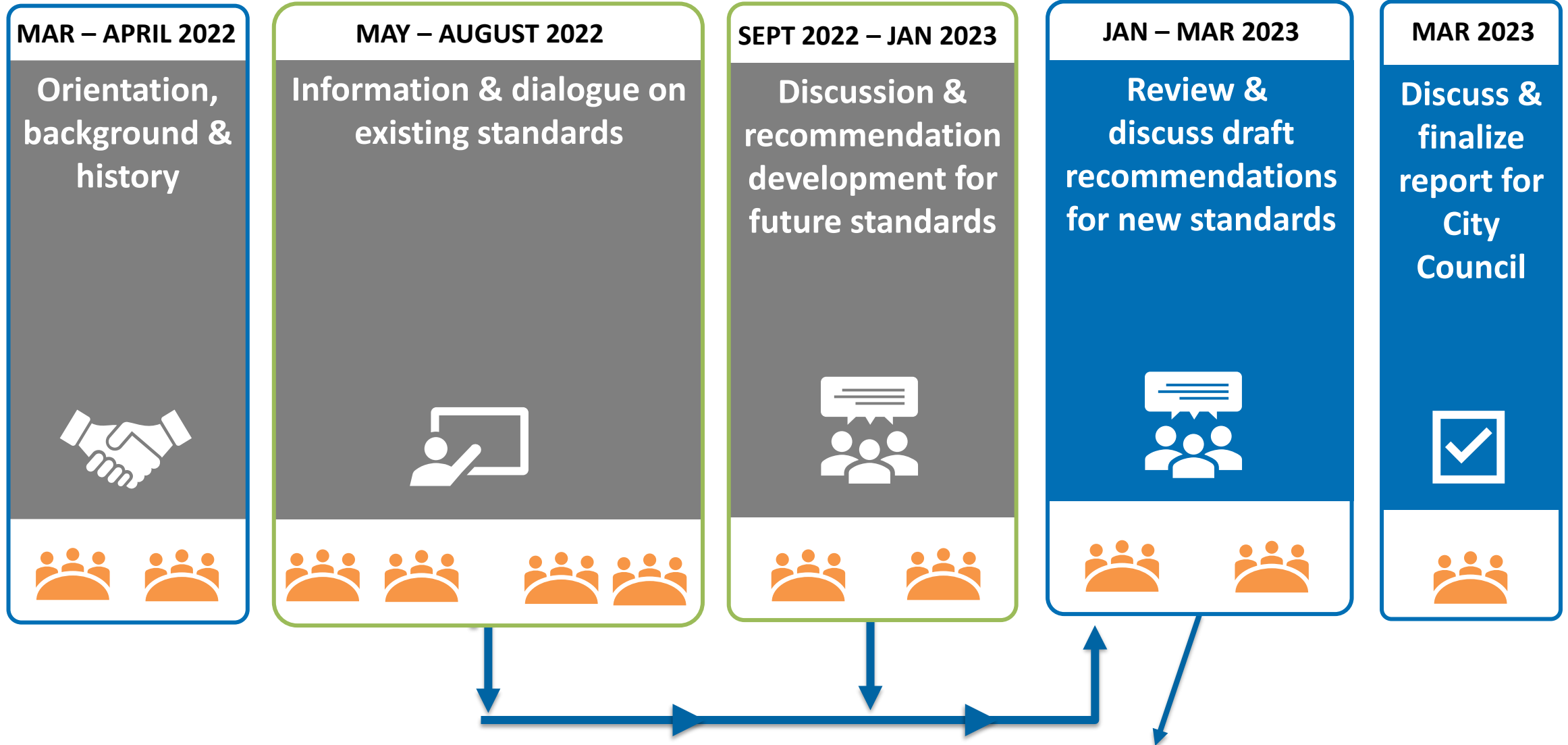
COMMITTEE PROCESS



 Committee meetings are open to the public and livestreamed.

Draft recommendations available for public review

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Draft recommendations available for public review

COMMITTEE CHARTER

The committee is expected to focus on input, review, and "buy-in" to carry out the committee's mission, rather than deliberating on precise details. The committee's work will conclude with a committee-supported report recommending to the City Council what should be included (key elements) in a new plan to manage growth and achieve an excellent quality of life while ensuring compliance with state law. The City Council will consider the committee's recommendations and direct the next steps to create a new growth management plan.

DECISIONS

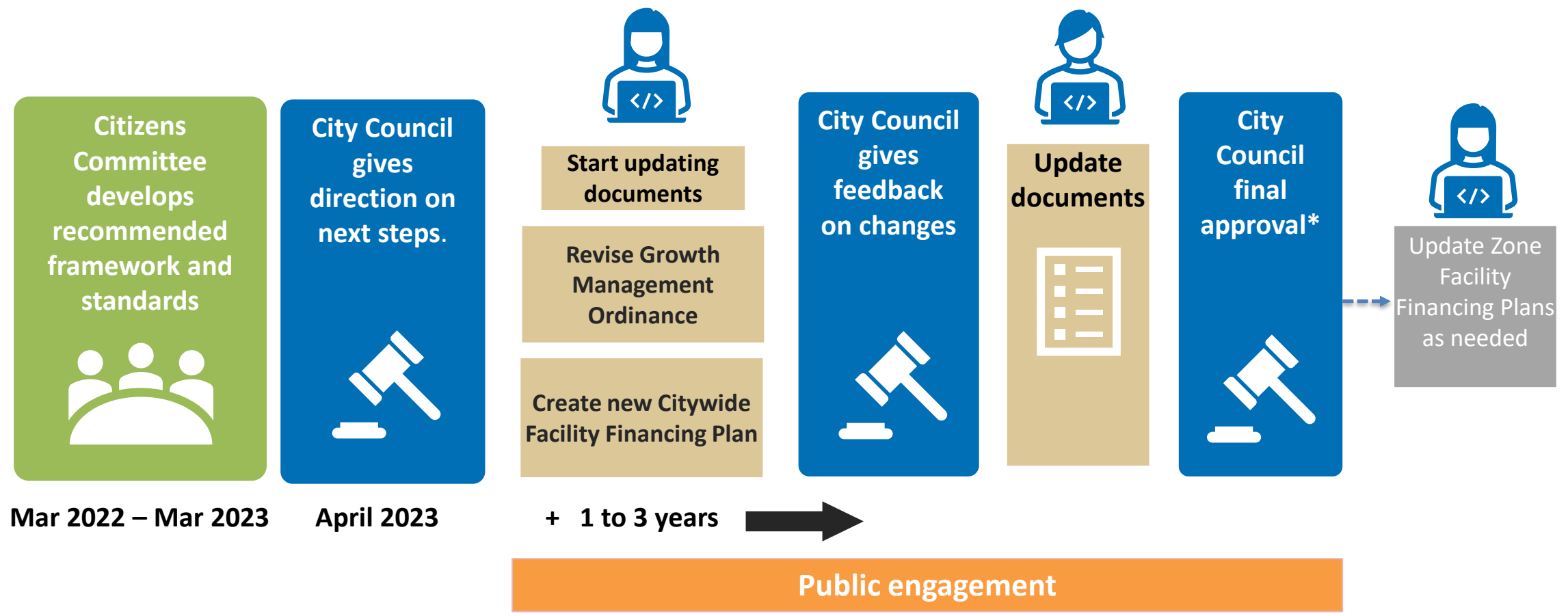
- ✓ City Administrative Facilities
- ✓ Schools
- ✓ Wastewater Treatment
- ✓ Sewer Collection System
- ✓ Water Distribution System
- ✓ Drainage
- ✓ Libraries

- ✓ Fire Response
- ✓ Mobility/Circulation
- ✓ Parks
- ✓ Arts & Culture
- ✓ Public Safety
- 2/23** Open Space



STEPS IN THE PROCESS

Growth Management Program Update



* Ballot Initiative may or may not be included

TODAY'S AGENDA

Discussion items

- Committee business
- Committee member requests for future agenda items
- Public comment (continued if needed)
- Adjourn





1. Committee Business




Climate Action Plan

Katie Hentrich, Senior Program Manager
Environmental Sustainability Department



TODAY'S PRESENTATION

- Sustainability in Carlsbad
 - What is the Climate Action Plan?
 - Annual reporting
 - Climate Action Plan Update
 - Next steps
 - Questions
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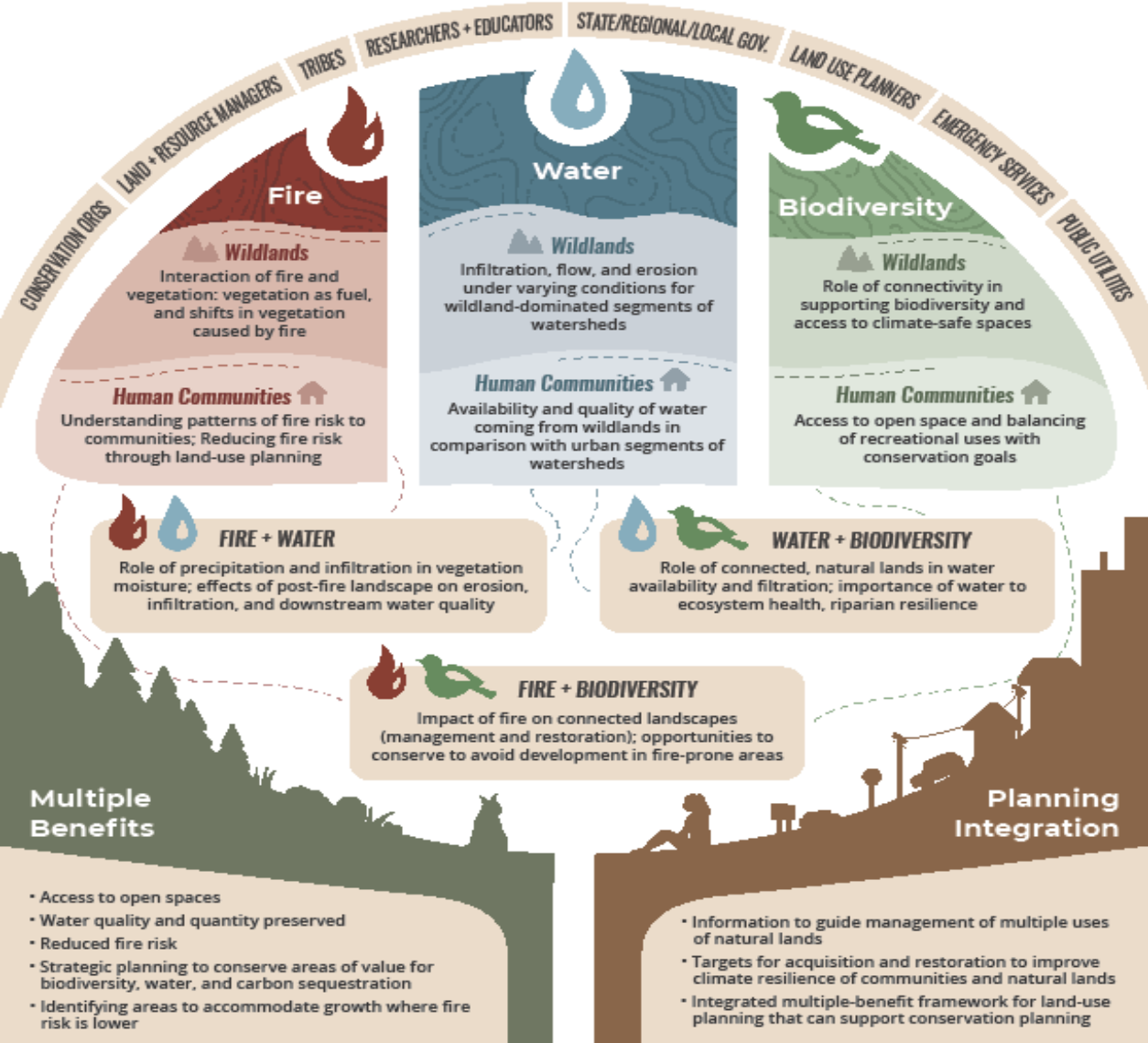


SUSTAINABILITY IN CARLSBAD

- Identified as Community Vision core value and guiding principle
- City considers sustainability in policies and programs
- For example, the Climate Action Plan (CAP)



Connecting Wildlands & Communities



- Sustainability connected to habitat, open space, preservation and more



WHAT THE CLIMATE ACTION PLAN IS / ISN'T

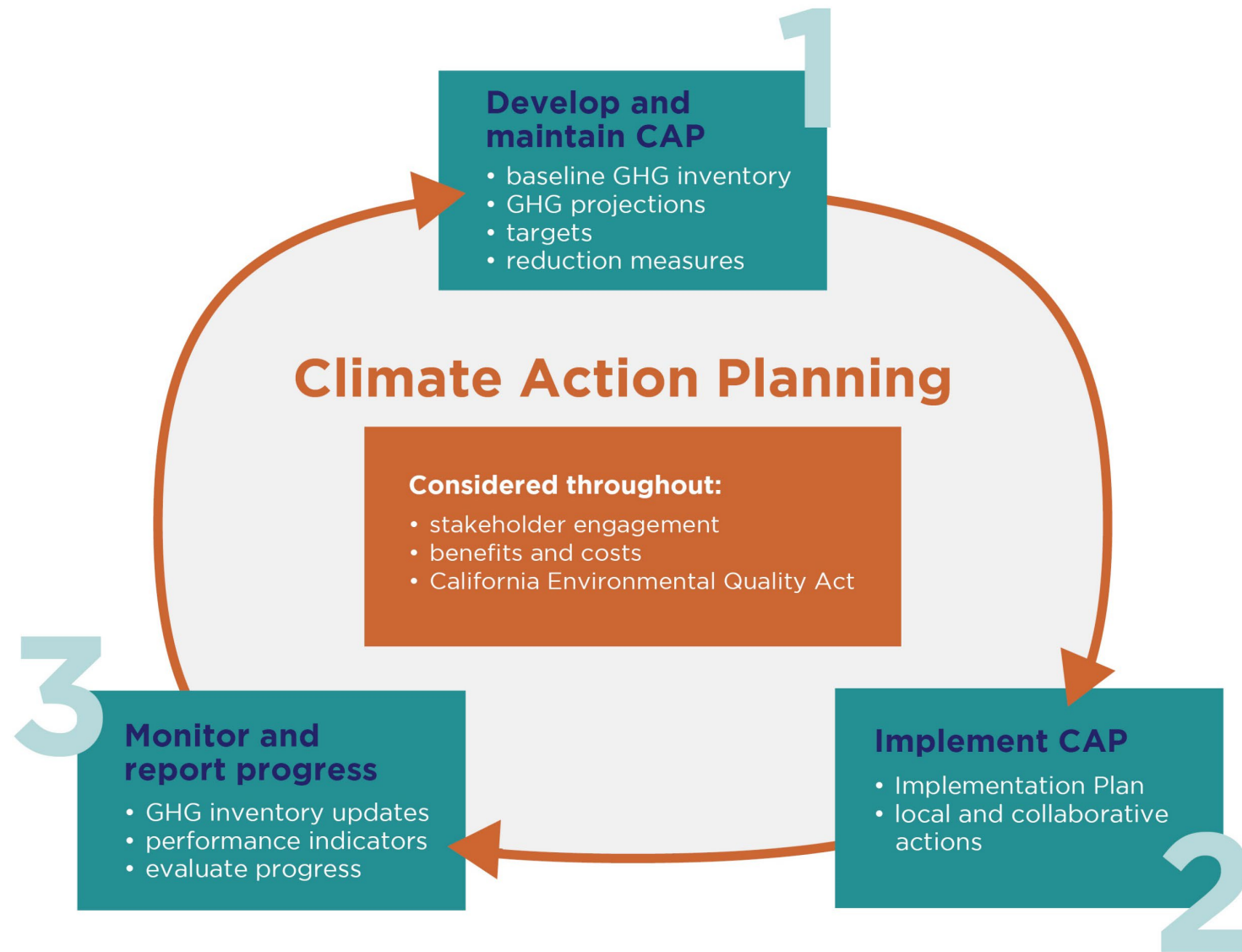
IS

- List of actions for city to take to reduce climate impacts in the future
- Certified by state environmental laws
- A way to monitor and report on steps taken

ISN'T

- List of ways for city to adapt to climate change now
- Required by government regulations
- Air quality plan

CLIMATE ACTION PLANNING PROCESS



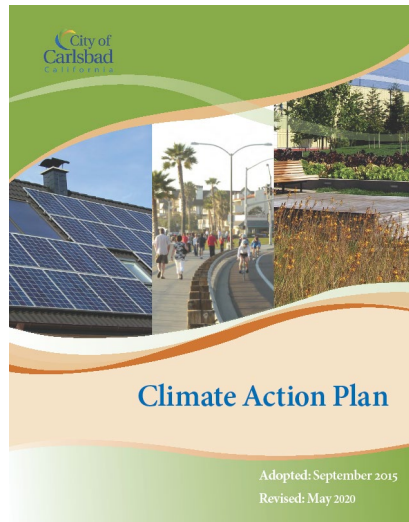
CLIMATE ACTION PLAN TIMELINE

SEPT. 22, 2015

CAP approved

NOW

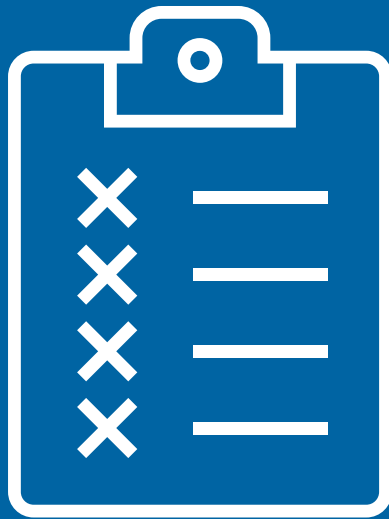
CAP Update underway



JULY 14, 2020

CAP Amendment No. 1
approved

WHAT'S IN THE PLAN?



- Greenhouse gas inventory
 - 2012 baseline: 977,000 metric tons of carbon dioxide equivalent
 - Equal to 1 car driving for 212,392 years!
- Greenhouse gas emissions forecasts
- Greenhouse reduction targets
 - 52% reduction by 2035
- Greenhouse reduction measures to meet targets

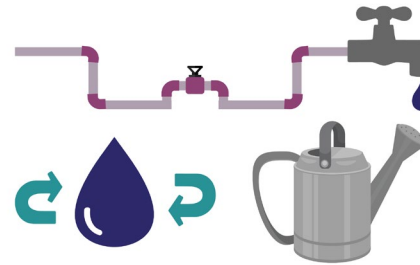
WHERE DO EMISSIONS COME FROM?



TRANSPORTATION



ENERGY

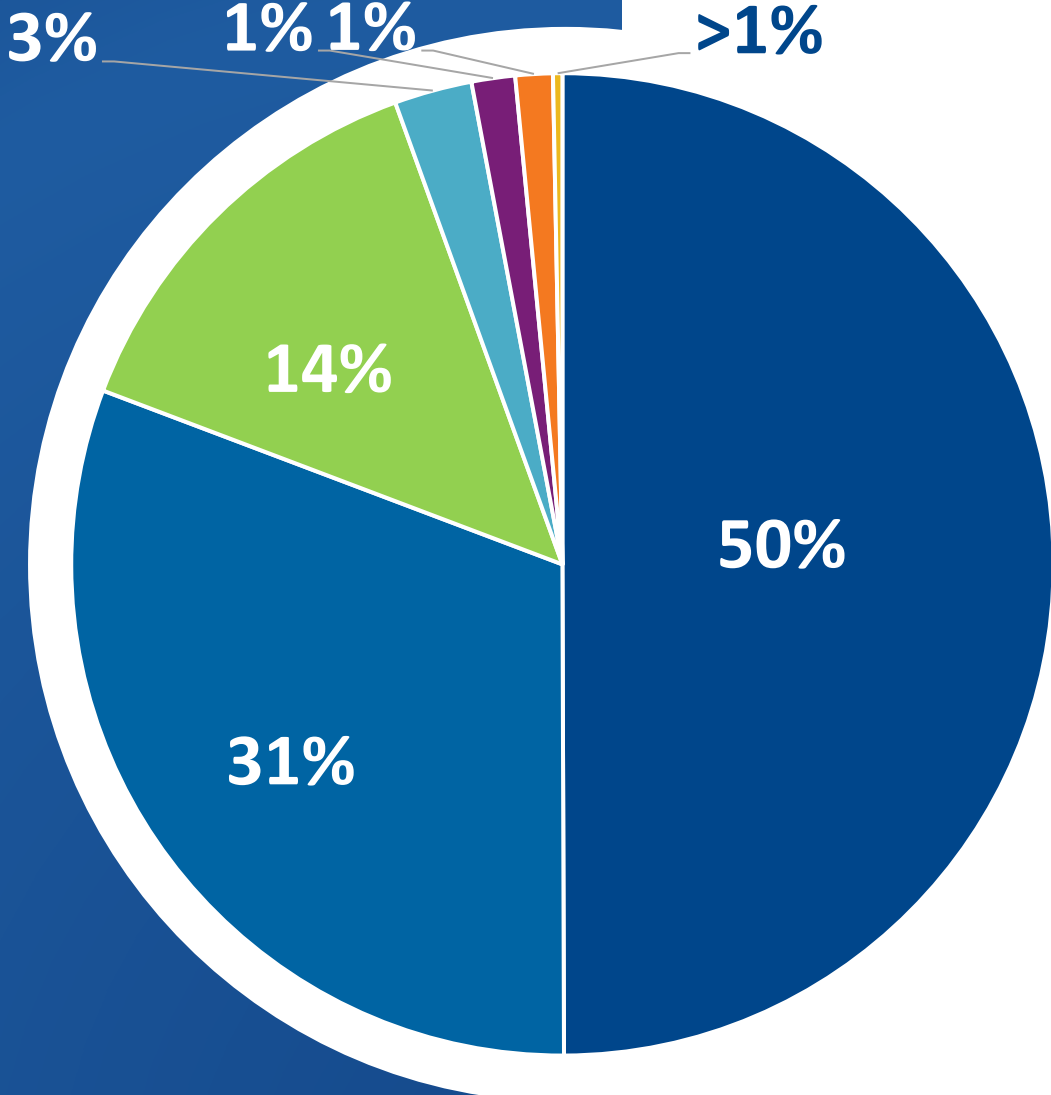


WATER



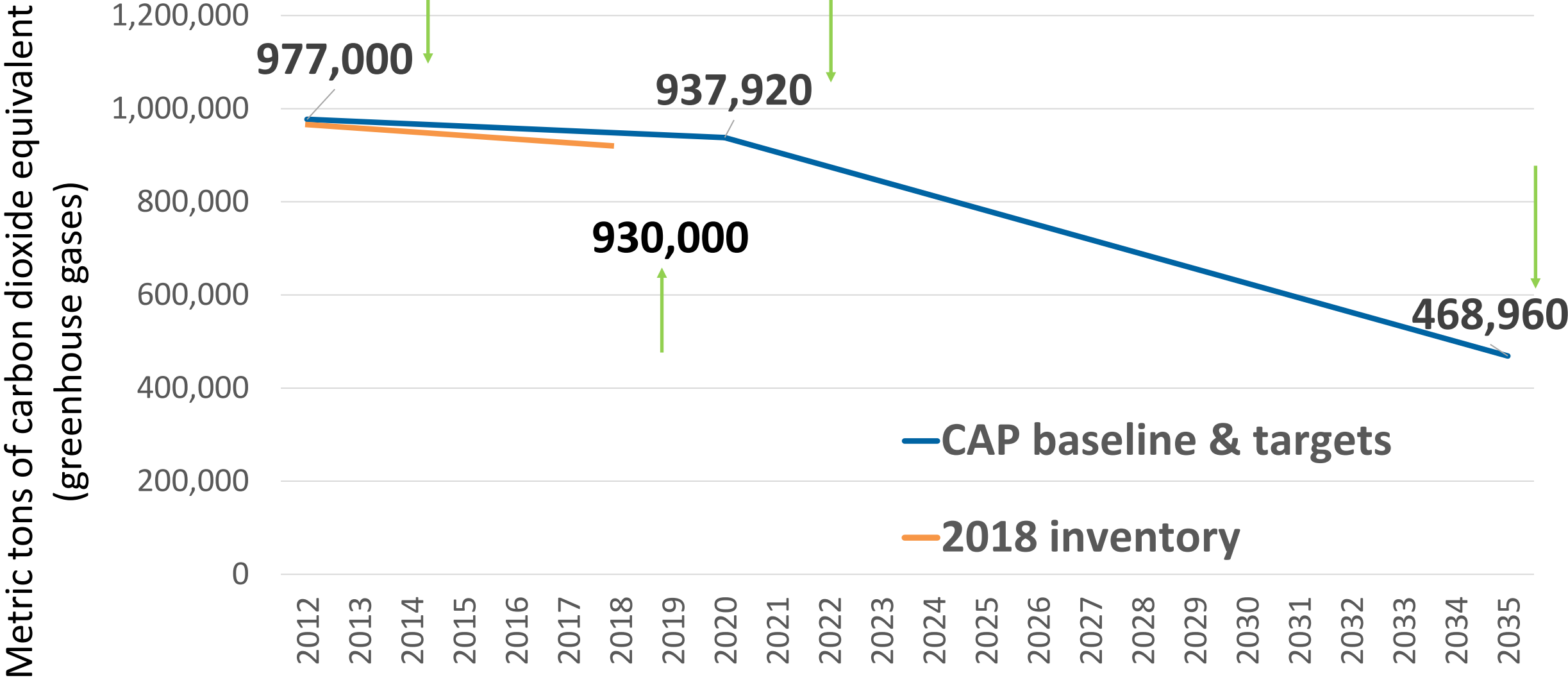
WASTE+WASTEWATER

GREENHOUSE GAS INVENTORY



- On-road transportation
- Electricity
- Natural gas
- Solid waste
- Off-road transportation
- Water
- Wastewater

FORECASTS, TARGETS & REDUCTIONS





CLIMATE ACTION PLAN MEASURES

Energy efficiency

Renewable energy

Transportation

Water conservation

City-specific and communitywide
activities



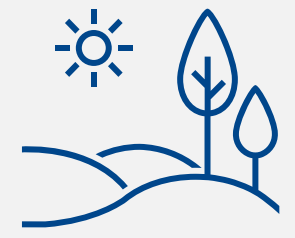
CITY ACTIVITIES

- Energy efficiency
 - Facility retrofits (e.g., lighting)
- Renewable energy
 - Solar PV on facilities
 - Clean Energy Alliance
- Electric vehicles
 - EV chargers for public and city fleet
 - City fleet conversion



CAP ORDINANCES

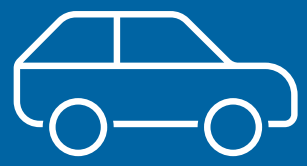
ENERGY EFFICIENCY
AND SOLAR



ALTERNATIVE WATER
HEATING



ELECTRIC VEHICLE CHARGING
INFRASTRUCTURE



TRANSPORTATION
DEMAND MANAGEMENT





LOCAL AND REGIONAL COLLABORATION





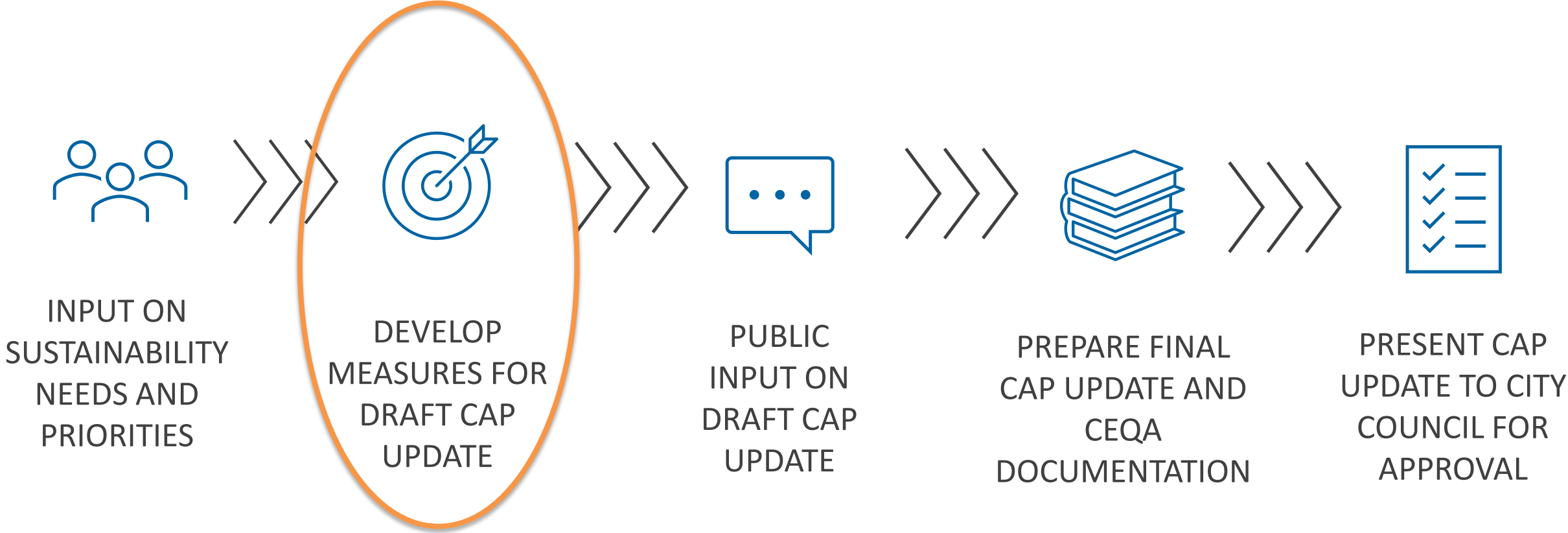
ANNUAL REPORTING

- Present to City Council once a year
- Five annual reports prepared to date
- Includes:
 - % of measures on schedule
 - Updated GHG emissions data, as available
 - Updates related to implementation by measure



CLIMATE ACTION PLAN UPDATE

WE ARE HERE



CLIMATE ACTION PLAN UPDATE IMPROVEMENTS



Better reflect updated State targets



Further pursue community's vision



Include new measures



Make CAP easy to understand



Build consensus



NEXT STEPS

- Receive remaining CAP data
- Present CAP measure options to City Council
- Present building electrification information requested to City Council
- Receive public input on CAP measure options
- Prepare and release Draft CAP Update



Questions?

Thank you!

Katie.Hentrich@carlsbadca.gov

442-339-2623



Local Electric Power Generation & Renewable Energy



DISCUSSION QUESTIONS



- Are these topics that should be a standard in the Growth Management Plan?
- Are these topics important to quality of life in Carlsbad and should be included in the quality of life memo?

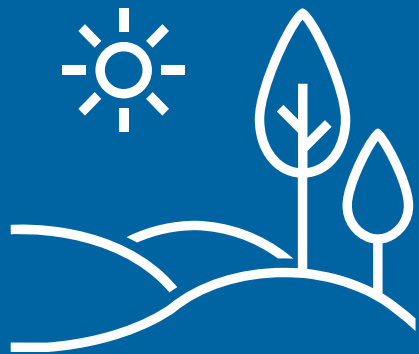


Open Space Performance Standard

Eric Lardy, City Planner

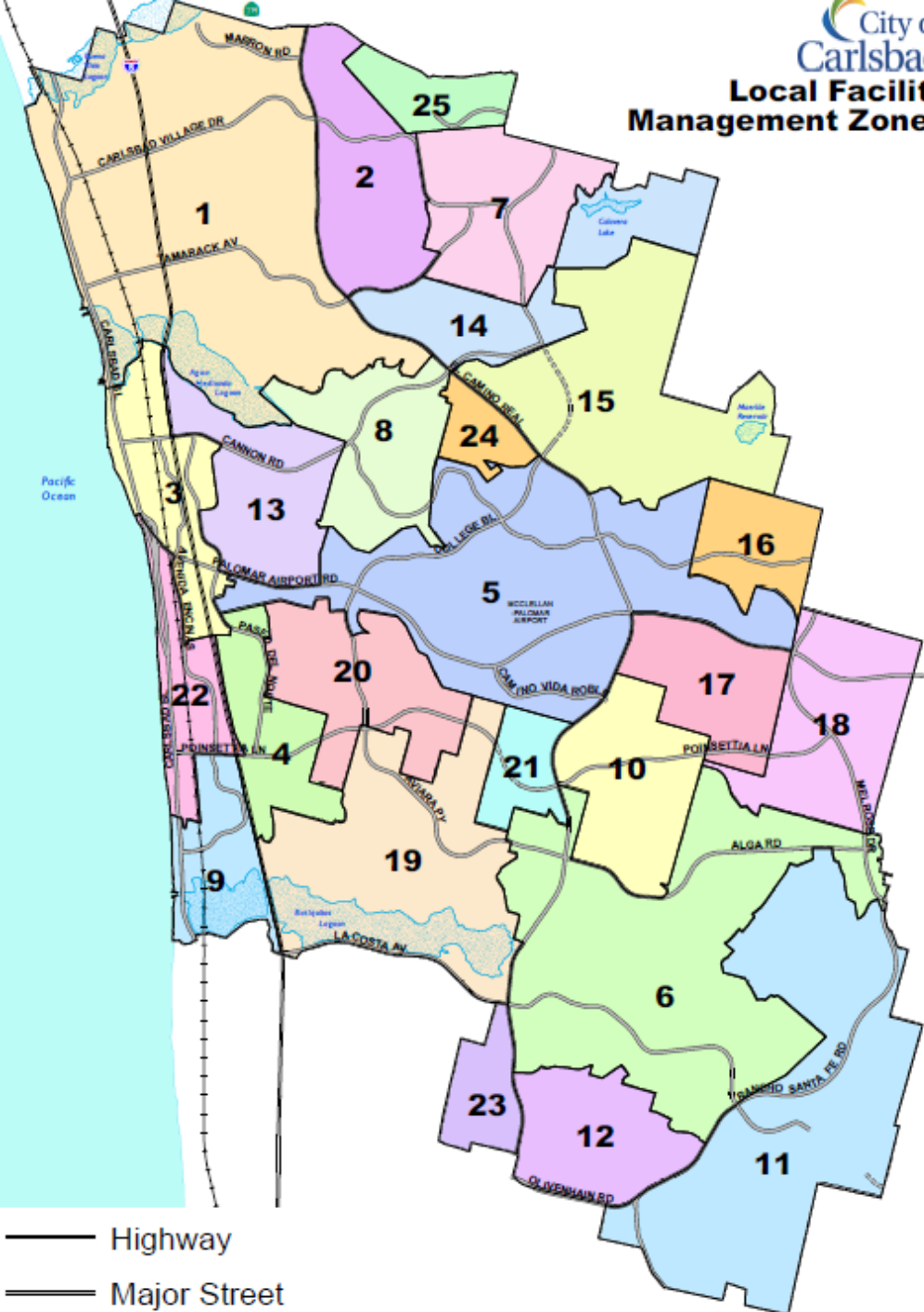
Nancy Bragado, Bragado Planning





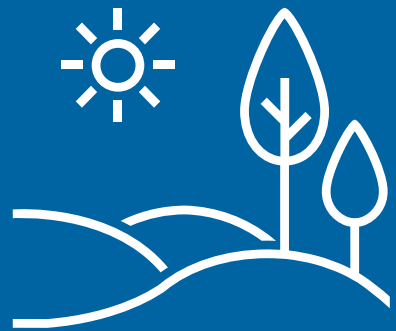
CURRENT OPEN SPACE STANDARD

Fifteen percent of the total land area in the Local Facility Management Zone (LFMZ) exclusive of environmentally constrained non-developable land must be set aside for permanent open space and must be available concurrent with development.



BACKGROUND

- Open space standard applied in zones 11-15 & 17-25 (1986 - undeveloped, no proposed development)
- Open space standard not applied in:
 - Zones 1-6 (1986 developed “urbanized” areas)
 - Zones 7-10 (“urbanizing” areas in 1986 with approved or pending master plans)
 - Zone 16 (non-residential area)



CHALLENGES

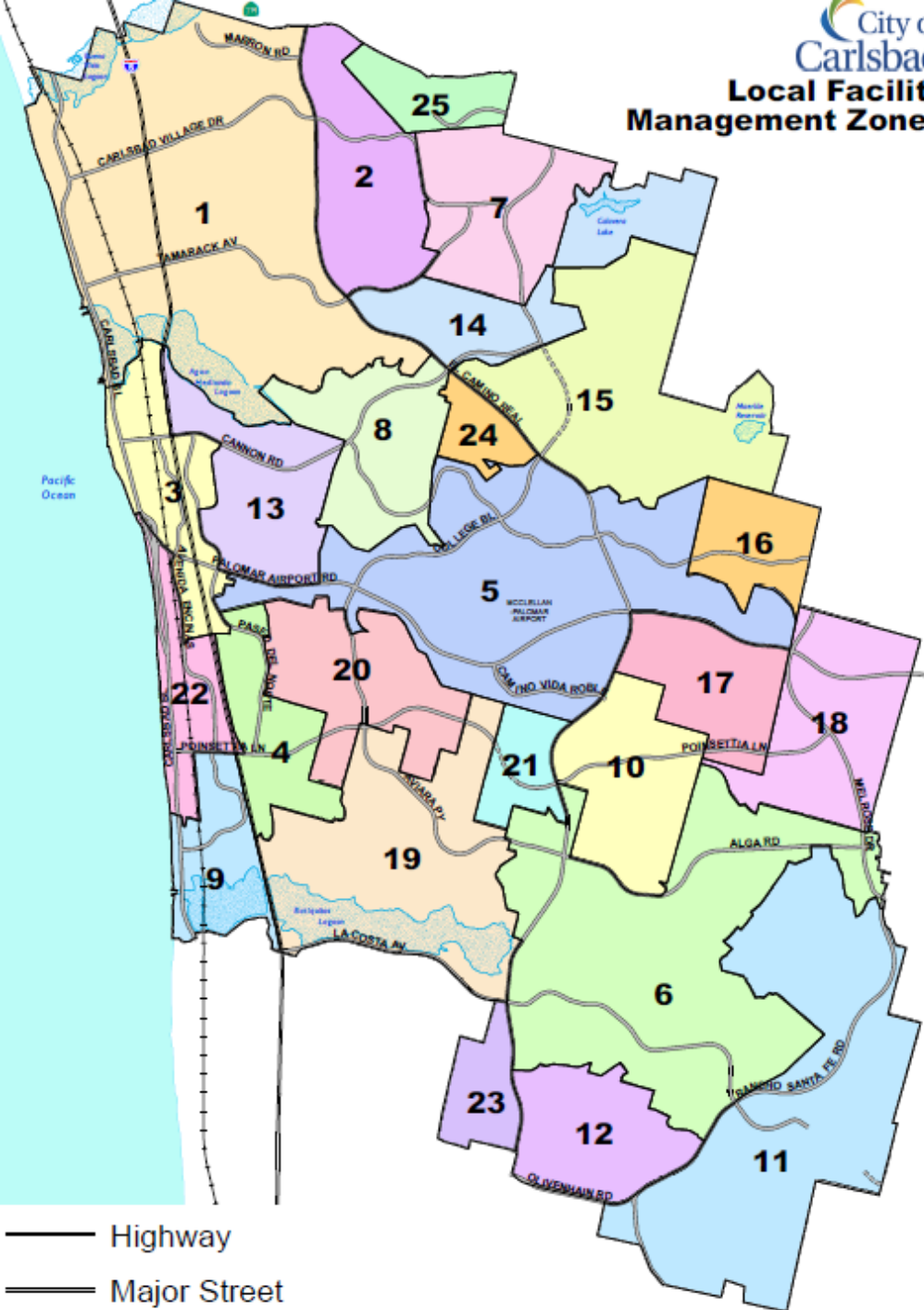
Acquiring open space in developed areas was a challenge in 1986 and remains a challenge.

- Securing vacant available land at market rate from willing sellers has been difficult
- State housing laws limit changes to density or adding new development restrictions
- Future development will be building out existing master plans or in-fill development

CARLSBAD OPEN SPACE OVERALL

- Growth Management open space is small part of all open space
- General Plan outlines four categories of open space required throughout city by various policies and regulations
- Habitat Management Plan requires preservation of natural habitat. 78% of all open space is protection of natural resources
- Zoning requires open space for all master plans, and lot coverage, setbacks and yards, and per unit open space apply citywide





CARLSBAD OPEN SPACE BY LOCAL FACILITY MANAGEMENT ZONE

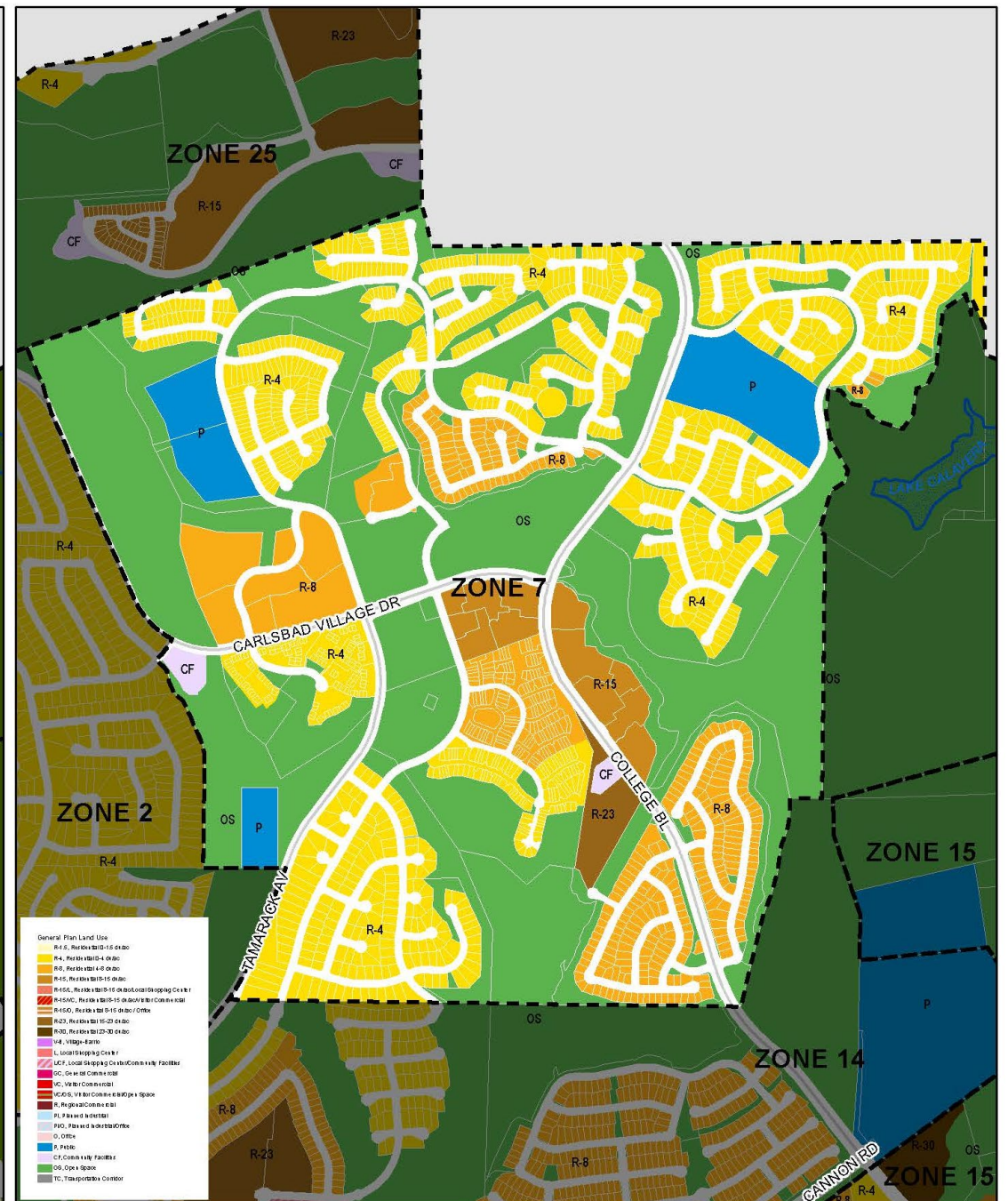
LOCAL FACILITY MANAGEMENT ZONE #	IS ZONE EXEMPT FROM OPEN SPACE STANDARD AND WHY? ¹	OPEN SPACE ² IS WHAT % OF TOTAL ACRES IN ZONE?	% OF CITYWIDE OPEN SPACE
1	Yes – Urbanized	21.1%	2.9%
2	Yes – Urbanized	15.8%	.5%
3	Yes – Urbanized	9.4%	.2%
4	Yes – Urbanized	20.2%	.4%
5	Yes – Urbanized	24.6%	2.4%
6	Yes – Urbanized	20.4%	2.1%
7	Yes – Urbanizing	42.4%	1.4%
8	Yes – Urbanizing	80.1%	2.4%
9	Yes – Urbanizing	44.1%	.8%
10	Yes – Urbanizing	60.5%	1.9%
11	No – Future Urbanizing	48.5%	4.4%
12	No – Future Urbanizing	20.8%	.6%
13	No – Future Urbanizing	47.0%	1.4%
14	No – Future Urbanizing	68.3%	2.3%
15	No – Future Urbanizing	55.0%	3.4%
16	Yes – Not residential	53.1%	.9%
17	No – Future Urbanizing	38.2%	.9%
18	No – Future Urbanizing	38.3%	1.4%
19	No – Future Urbanizing	62.9%	4.1%
20	No – Future Urbanizing	32.1%	1%
21	No – Future Urbanizing	44.3%	.5%
22	No – Future Urbanizing	17.2%	.3%
23	No – Future Urbanizing	64.8%	.7%
24	No – Future Urbanizing	41.0%	.3%
25	No – Future Urbanizing	77.4%	.9%
			38% OF TOTAL CITY ACRES

Exempt Zone 7: "Urbanizing" in 1986

42% = Open Space



Open Space

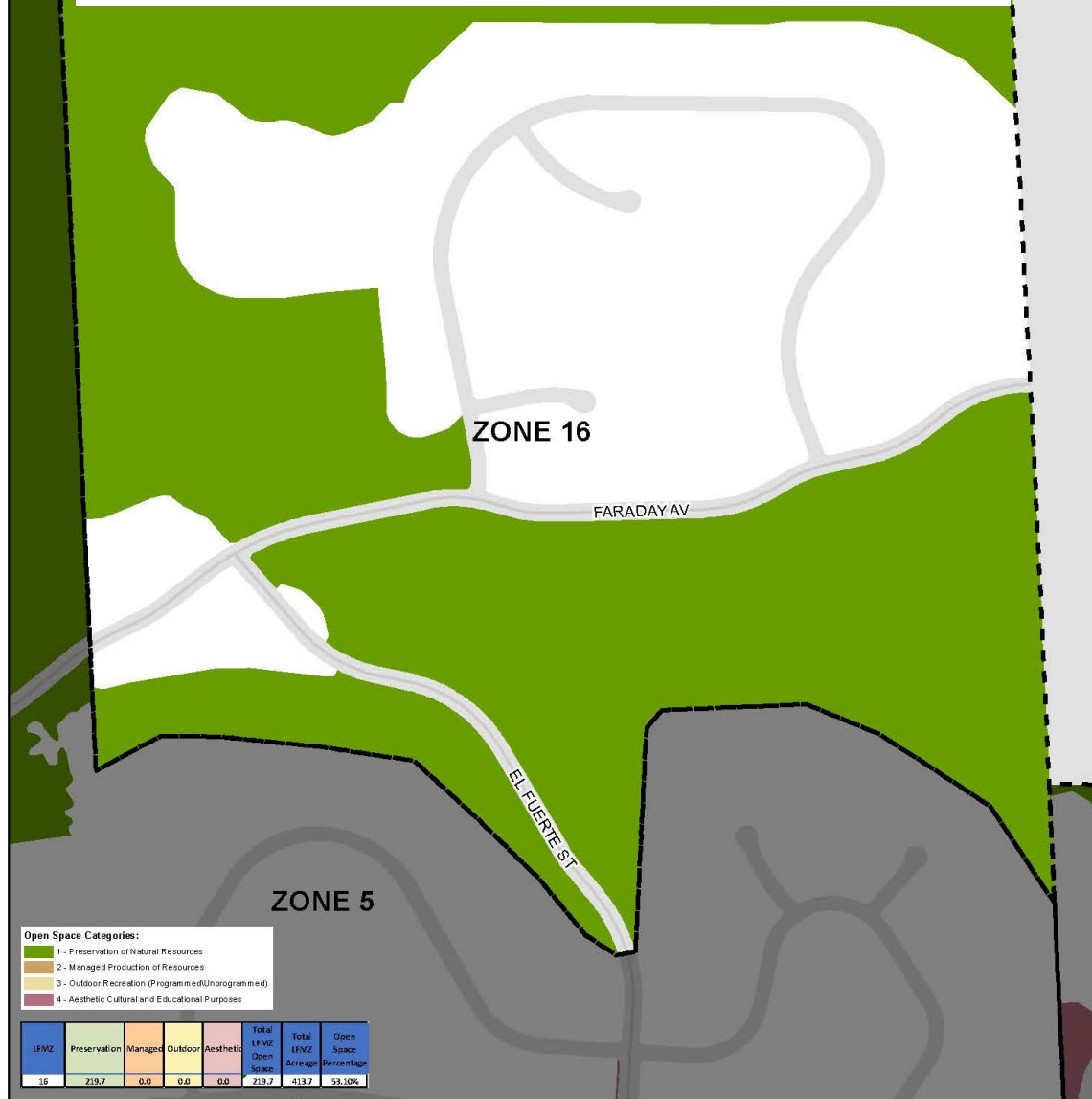


LFMZ 7

General Plan

Exempt Zone 16: Nonresidential

53% = Open Space



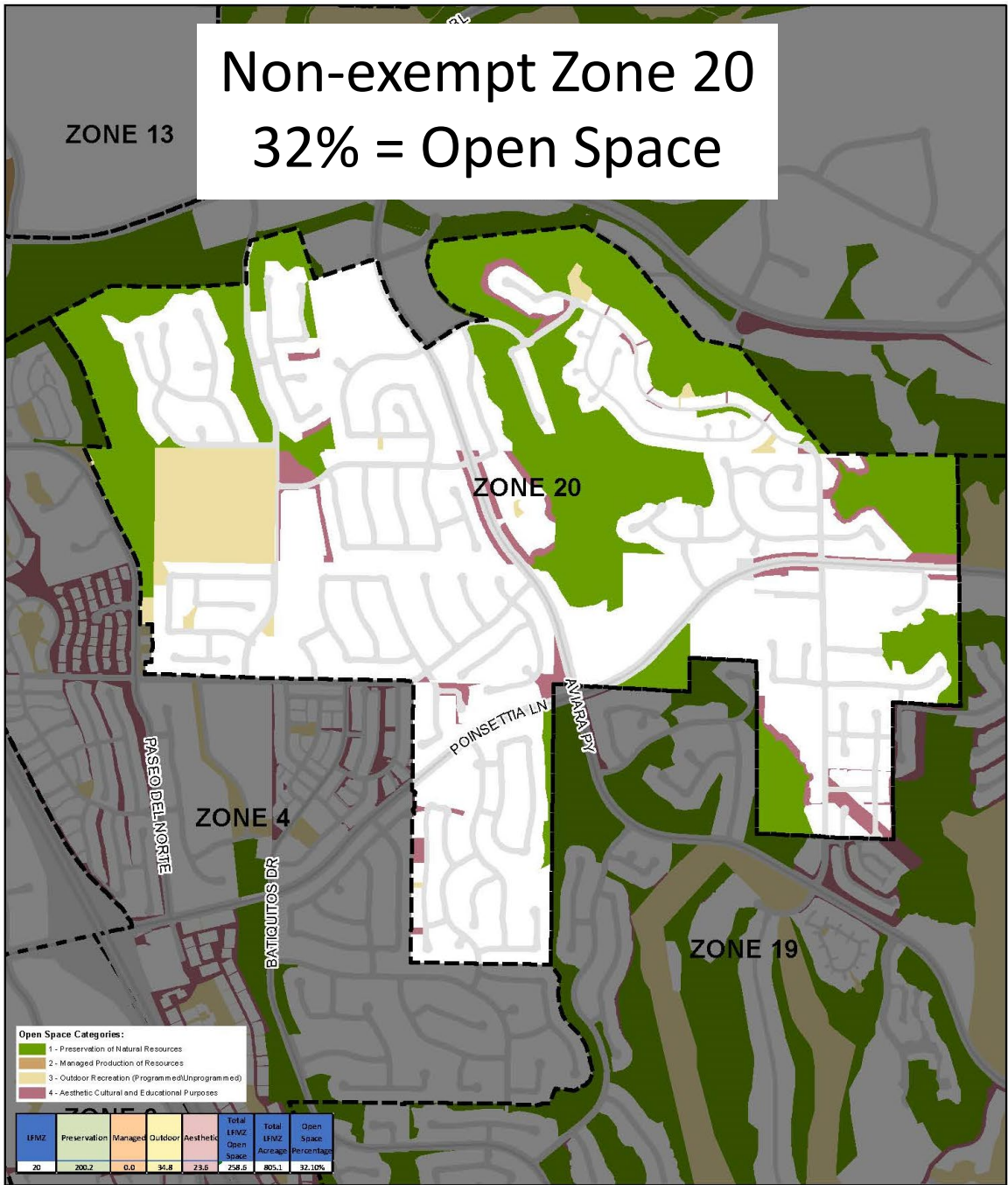
Open Space



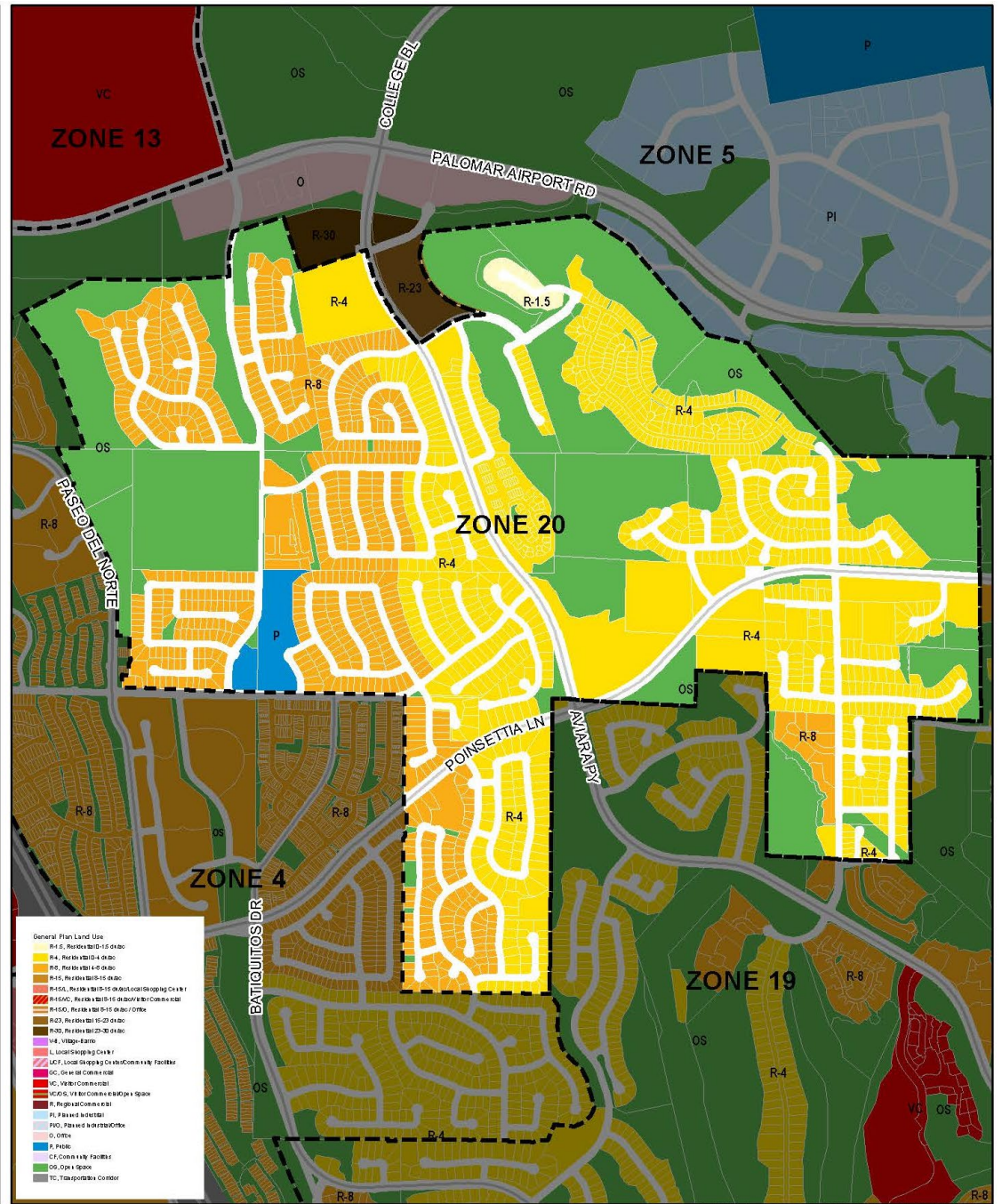
LFMZ 16

General Plan

Non-exempt Zone 20
32% = Open Space



Open Space



LFMZ 20

General Plan



OPEN SPACE BENCHMARKING

CARLSBAD GROWTH MANAGEMENT OPEN SPACE



- Requirements apply sector-wide (LFMZs); exclude constrained lands and can include recreation and landscape amenities in private development.
- No direct comparable examples found of cities requiring open space as a percentage of land area per sector.
- Carlsbad's standard is most comparable to other cities' zoning and site planning requirements.



TYPICAL CITY ZONING REGULATIONS

Requirements to create open spaces within and between developed sites:

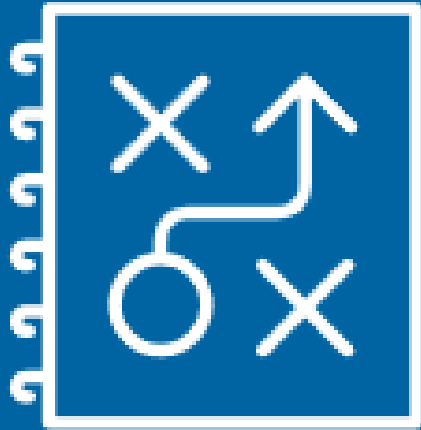
- Lot coverage
- Setbacks and yards
- Landscaping

Requirements to provide amenities for future residents:

- Private open space (patios/balconies)
- Usable common open space (recreation areas)

CITY	PRIVATE OPEN SPACE ZONING REQUIREMENT	COMMON OPEN SPACE ZONING REQUIREMENT	ADDITIONAL NOTES
Carlsbad	200-400 sq ft per unit	150-200 sq ft per unit	Overall residential lot coverage no more than 40-60%
Encinitas	10% for high density single-family and multi-family residential		R-30 Overlay Zone requires private and common open space
San Marcos	50-250 sq ft	30% of livable ground floor area of all units	
San Diego City	60 sq ft per unit, may be in required front yards	300 sq ft or 25 sq ft per unit (only applies when 4+ units built)	
San Diego County		100-800 sq ft per multi-family unit	
Mission Viejo	50-500 sq ft		Overall residential lot coverage no more than 50-60%

TYPICAL SITE PLANNING REQUIREMENTS



- Preserve environmentally sensitive lands
- Provide recreational facilities, storm water capture, and public access easements
- May use specialized tools such as transfer of development rights, conservation easements, or preferential tax treatments to preserve open space or agricultural lands.

CITY	OPEN SPACE REQUIREMENTS FOR PLANNED RESIDENTIAL DEVELOPMENTS AND MASTER PLANNED COMMUNITIES
Carlsbad	<ul style="list-style-type: none"> • 15% of total area of master plan in any Planned Community Zone
Chula Vista	<ul style="list-style-type: none"> • Varies per master plan / specific plan. • Otay Ranch example: At full build-out, 60% will be set aside as open space including parks, greenbelt and preserve lands.
San Diego County	<ul style="list-style-type: none"> • Project-based developer exactions; supports mitigation banking, conservation subdivisions and easements, agricultural lands preservation incentives; supports diverse funding sources for acquisition.
San Marcos	<ul style="list-style-type: none"> • 40% of total area of planned development project. Half of this land must be substantially improved, and half may be improved or left in its natural state. • Floodway and drainage easement areas, as well as recreation buildings/structure can count towards this area requirement.
Irvine	<ul style="list-style-type: none"> • Open space area requirements vary by “implementation districts.” • Each implementation district has a corresponding Open Space Management and Conservation Plan.
Mission Viejo	<ul style="list-style-type: none"> • A majority of open space areas are privately-owned parkland and HOA sites, including Lake Mission Viejo, Mission Viejo Country Club Golf Course and Arroyo Trabuco Golf Club.



OPEN SPACE SYSTEMS

- Acquisition is usually opportunity based, depending on intrinsic value and availability of land.
- Many goals for open space planning include: habitat, watersheds, agriculture, cultural resources, and landforms. Part of sustainable communities/growth management planning.
- California's goal is to conserve 30% of state's land and coastal waters by 2030. Carlsbad has met this goal.

CITY OPEN SPACE ACREAGE AS A PERCENT OF TOTAL CITY LAND AREA *please note variations on methodology and definition per city		
Carlsbad	38%	<ul style="list-style-type: none"> Of this total, 78% is natural open space; 12.5% outdoor recreation; 6% aesthetic, cultural, and educational
Chula Vista	43.6%	<ul style="list-style-type: none"> Includes park and recreation land, open space, open space preserve, and open space active recreation
Oceanside	25.3%	<ul style="list-style-type: none"> Includes agriculture land, parkland, and preserves and open space (2010 data)
San Diego	28.6%	<ul style="list-style-type: none"> Includes parkland, open space, and recreation land uses
San Diego County	7% 67%	<ul style="list-style-type: none"> 7% of total unincorporated land area is designated as open space preserves 67% is either open space or held by public agencies or tribal governments
San Marcos	12%	<ul style="list-style-type: none"> About 25% of the city is currently undeveloped and provides natural habitat areas
Irvine	42.8% 36.4%	<ul style="list-style-type: none"> With Great Park, 42.8%; without Great Park 36.4% This includes agriculture open space, preservation open space, recreation open space, and water bodies
Laguna Niguel	> 33.3%	<ul style="list-style-type: none"> This includes regional open space, local open space, and landscaped corridors along scenic highways
Lake Forest	29.4%	<ul style="list-style-type: none"> This includes community park open space, regional park open space, open space, lake, and transportation corridor with open space uses land designations
Mission Viejo	23.4%	<ul style="list-style-type: none"> General Plan designated open space includes privately-owned land



SUMMARY OF OPEN SPACE ACQUISITION TOOLS



- Development project exactions
- California Environmental Quality Act (CEQA)
- Zoning requirements
- Public funding
- Open space that is parkland may use general plan park standards and associated impact fees.
- Land trusts, non-profits and philanthropists

OPEN SPACE CLASSIFICATION	TYPICAL APPLICATION	CARLSBAD APPROACH
NATURAL HABITAT/PRESERVES	<ul style="list-style-type: none"> Habitat, park system, and growth management plans Acquired through exactions, CEQA, and public funding 	<ul style="list-style-type: none"> Carlsbad Habitat Management Plan Regional Multiple Habitat Conservation Program Private developer set asides
NEIGHBORHOOD AND COMMUNITY PARKS/SPECIAL USE AREAS	<ul style="list-style-type: none"> General Plan population-based acreage standard Access/equity standards 	<ul style="list-style-type: none"> Growth management parks standard also in General Plan Neighborhood parks through special use areas + private development with HOA maintenance
LANDSCAPED SETBACKS/ YARDS	<ul style="list-style-type: none"> Zoning regulations 	<ul style="list-style-type: none"> Growth management open space standard Zoning regulations
PER UNIT PRIVATE OR COMMON AREAS	<ul style="list-style-type: none"> Zoning regulations 	<ul style="list-style-type: none"> Growth management open space standard Zoning regulations
SIGNIFICANT LANDFORMS/ STEEP SLOPES	<ul style="list-style-type: none"> Zoning regulations Development permit conditions & CEQA process 	<ul style="list-style-type: none"> Habitat plans, designated open spaces or parks, or project open spaces Development permit conditions & CEQA process



KEY FINDINGS

- Most open space results from habitat conservation.
- Most project-based open space achieved through zoning – private open space, setbacks, lot coverage, which apply citywide.
- Carlsbad exceeds the State of California's 30% goal for open space.



KEY FINDINGS

- Growth management open space standard was based on the development conditions in 1986.
- Open space is provided in all Local Facility Management Zones.
- Increased challenge of acquiring open space since most of the city is now urbanized.
- City continues to allocate funds for acquisition of open space; opportunities are limited.

OPEN SPACE STANDARD OPTIONS

OPTION A No Change

Fifteen percent of the total land area in the Local Facility Management Zone (LFMZ) exclusive of environmentally constrained non-developable land must be set aside for permanent open space and must be available concurrent with development.

[Applies to Local Facilities Management Zones 11-15 and 17-25]

OPTION B

Reflect open space currently required in all zones

In all Local Facility Management Zones, open space shall be provided consistent with city policies and regulations, including for protection of natural resources, provision of outdoor recreation, production of resources, and for aesthetic, cultural and educational purposes.

In Local Facilities Management Zones 11 - 15 and 17 - 25, 15% of the total land area in the zone exclusive of environmentally constrained non-developable land must be set aside for permanent open space and must be available concurrent with development.

OPEN SPACE STANDARD OPTIONS

OPTION C – Evaluate Open Space Linkage Fee

Retain existing standard and request that City Council direct staff to evaluate the feasibility of creating and implementing an open space linkage fee for zones exempt from the open space standard.

Note: the challenge remains – funds to acquire open space may be available but difficult to find available land to spend it on.



Quality of Life Report Outline



Quality of Life Topic	Draft Language
Homelessness	Homelessness is an important issue to the quality of life for the residents of Carlsbad and should remain a priority for the City Council in the Strategic Plan and Operating Budget.
Seniors/aging community	The Senior community and aging population is an important issue to the quality of life for the residents of Carlsbad and should remain a priority for the City Council in the Strategic Plan and Operating Budget.
Arts and culture	Arts and culture is an important issue to the quality of life for the residents of Carlsbad and should remain a priority for the City Council in the Strategic Plan and Operating Budget.
Update Proposition H	<p>Proposition H, as implemented by Carlsbad Municipal Code Section 1.24.030, has not been updated since it was passed by voters in the 1980s and it may be time to consider increasing the expenditure limit due to increased project costs.</p> <p>Recommend the City Council make an additional financial carve out for future Fire Station #7 construction from the requirement of Proposition H.</p>

Quality of Life Topic	Draft Language
Transportation and Mobility	<p>Recommend the city utilize the Sustainable Mobility Plan and Multimodal Transportation Impact Fee to implement future multimodal transportation projects that provide the greatest benefit to the community;</p> <ul style="list-style-type: none">• Review of current facilities,• Relationship between existing traffic operations, changing commute patterns, regional traffic volume growth, traffic safety and new disruptive trends in mobility technologies, and• Development of standards and a fee structure for private development to provide a fair share to partially fund the buildout of the city's multimodal transportation network. <p>Require new development to conduct intersection Level of Service and Multimodal Level-of-Service analysis to determine direct project impacts in accordance with the city's Local Mobility Analysis Guidelines</p>



Draft Standards Pages



REPORT OUTLINE



- Growth Management Program history
- Why an updated approach is needed
- Carlsbad Tomorrow Committee
- Growth management funding models
- Recommended Growth Management standards
- Growth Management standards recommended for removal
- Next steps

DRAFT STANDARDS PAGES






- Drainage
- Wastewater collection
- Water distribution
- Library facilities
- Mobility
- Parks
- Open space (not drafted)





Schedule

WORK PLAN

	<p>Feb. 23, <u>2023</u> Committee Meeting</p> <ul style="list-style-type: none">▶ Receives presentation on open space zones, discusses options and decides on a recommendation regarding an open space standard.▶ Provides feedback to staff on quality of life memo outline.▶ Provides feedback to staff on draft standard recommendation pages.
	<p>March 14 – March 23, 2023</p> <ul style="list-style-type: none">▶ Committee and public review draft documents (report and memo).
	<p>March 23, <u>2023</u> Committee Meeting</p> <ul style="list-style-type: none">▶ Committee members share feedback on draft final committee report and draft quality of life memo.▶ Committee decides which changes to make to documents (by consensus and/or voting).▶ Committee votes to finalize document (noting changes, if any).▶ Committee work concludes.

WORK PLAN

	<p>April 20, <u>2023</u> Committee Meeting (if needed)</p> <ul style="list-style-type: none">▶ Committee members share final feedback on final documents.▶ Committee decides which changes to make, if any, to documents.▶ Committee votes to finalize document (noting changes, if any).▶ Committee work concludes.
	<p>April/May 2023</p> <ul style="list-style-type: none">▶ Staff finalize report and memo based on committee's direction.▶ Staff prepare a report to the City Council to transmit the committee's work product for consideration.▶ City Council considers the committee's recommendations and provides direction on next steps.



Committee Member Requests for Future Agenda Items





Public Comment





Adjournment

Next meeting: March 23, 2023

