



Land Use Element Amendment

Advisory Committee
Meeting 7
November 5, 2013

CHAPTER 3 Land Use Element





Agenda

- Call Meeting to Order
- Approval of Minutes
- Status of LUE Goal and Policy Reviews and Comments
- “General Plan 101”
 - Legislative requirements/policy writing
 - LUE organization
- Scope of Policy Revisions
- Next Steps
- Overview: EIR Scoping Meeting
- Public Comments on Non-Agenda Items
- Adjournment to December 3, 2013, 3:30 pm



Policy Review Status

- LUEAC comments received
- City staff comments - November 8 submittal
- December 3 LUEAC meeting: Recommended policy revisions (first draft)
- January 7 LUEAC meeting: Final recommendations /LUEAC approval



“General Plan 101”

Government Code Section 65300 et. seq.:

“Every planning agency shall prepare and the legislative body of each county and city shall adopt a comprehensive, long-term general plan for the physical development of the county or city, and of any land outside its boundaries which in the planning agency’s judgment bears relation to its planning.”



“General Plan 101”

Newport Beach General Plan

- Land Use Element
- Harbor and Bay Element
- Housing Element
- Historical Resources Element
- Circulation Element
- Recreation Element
- Arts and Cultural Element
- Natural Resources Element (Conservation and Open Space)
- Safety Element
- Noise Element



Element Content

Goal

- Ideal future end that is an expression of community values and may be abstract in nature
- Not quantifiable or time-dependent



Element Content

Policy

- Specific statement that guides decision-making
- Commitment to a particular course of action
- Must be clear and unambiguous--adopting broadly drawn and vague policies is poor practice
- “Shall” indicates an unequivocal directive
- “Should” signifies a less rigid directive, to be honored in the absence of compelling or contravening considerations
- Use of the word “should” to give the impression of commitment is a common but unacceptable practice

Source: State of California General Plan Guidelines, Governor’s Office of Planning and Research



Element Content

Implementation Measure

- Action, procedure, program, or technique that carries out general plan policy



LUE Organization

Citywide Goals and Policies

- Role and Characteristics of Newport Beach
- Uses to be Accommodated
- Organization and Form of Uses
- Land Use Diagram (with land use classifications and standards)
- Community Character
- All Neighborhoods, Districts, and Corridors



LUE Organization

Neighborhoods, Districts, and Corridors

- Public and Institutional Uses and Districts
- Residential Neighborhoods
- Districts
 - Banning Ranch
 - West Newport Mesa
 - Balboa Peninsula
 - Areawide
 - Lido Village
 - Cannery Village
 - McFadden Square
 - Balboa Village
 - Newport Center/Fashion Island
- Corridors
 - West Newport
 - Old Newport Boulevard
 - Mariners' Mile
 - Corona del Mar



Scope of Policy Revisions

Legislation

Climate Change

- Governor's Executive Order S-3-05 (targets for GHG reduction)
- Assembly Bill 32, The California Global Warming Solutions Act of 2006
- Executive Order S-13-08, Climate Adaptation and Sea Level Rise Planning Directive
- Senate Bill 375 (regional targets for GHG reduction and development of sustainable communities strategies; linked with Regional Transportation Plan and Housing Element updates)



Scope of Policy Revisions

Legislation

Implications for LUE:

- Amend existing infill and mixed-use development, streetscape improvements/pedestrian orientation, and comparable policies as solutions in achieving GHG emission reduction targets
- Add policies addressing “green development” practices (sites and buildings)
- Amend/add policies expanding correlation of land use development with alternative transportation modes



Scope of Policy Revisions

Citizen Advisory Panels

Balboa Village

- Land use modifications (re-use for housing, access)
- Balboa Pier Plaza historic status
- Design guidelines (village green, human scale, historic and architectural quality, compatibility, sense of enclosure, landscape, view)



Scope of Policy Revisions

Citizen Advisory Panels

Lido Village

- Differentiate sub-areas (Lido Marina Village, Via Lido Plaza, Old City Hall, Lido Triangle, and Newport Boulevard)
- Policy revisions to reflect additional detail for land uses, iconic architecture, gateways, and improvements
- Design guidelines (unification, flexibility, visual appeal, and sustainability)



Scope of Policy Revisions

Best Practices | Healthy Communities

Amend existing policies linking land uses with the following objectives:

- Access to healthy foods and nutrition (community gardens, farmers markets,
- Access to healthcare facilities
- Recreational facilities/centers serving all phases of life (children, families, and senior citizens)
- Environmental health (siting of housing in proximity to sources of air pollution, airport noise, and other)
- Complete and walkable neighborhoods



Scope of Policy Revisions

Best Practices | Sustainability

- Scope: Contributions to environmental, economic, and social sustainability
- Amend and build on existing policies, referencing how they contribute



Next Steps

- December 3 LUEAC Meeting: Review preliminary policies
- January 7 LUEAC Meeting: Finalize revised policies



EIR Scoping Meeting

- Tonight, 6:00 pm
- Purpose
- Next steps



Public Comments

- Adjourn to December 3, 2013 at 3:30 pm