WHAT IS THE GENERAL PLAN?

- It establishes the community’s vision of its future.
- It provides a long-range blueprint for development.
- It contains 10 elements (6 State required).
WHY SHOULD THE COMMUNITY UPDATE ITS GENERAL PLAN?

- Last comprehensive update was 2006.
- Changes in State planning law.
- Community Vision may have changed.
WHAT IS THE UPDATE PROCESS?

- City Council Appoints Steering Committee
- City Council Authorizes GPAC Formation
- Consultant Selection
- Community & Stakeholder Input
- Draft Policies & Updated Plan
- Fiscal/Market Analysis
- Environmental Review
- Commission & Board Hearings
- City Council Hearing
**STEERING COMMITTEE**

- Meetings open to the public.
- Appointed by Mayor and confirmed by Council.
  - Two Council Members
  - One At-Large Member
- GPAC member review and recommendation to Council.
- Reviews RFP and consultant proposals.
- Assists staff in managing the process.

**GENERAL PLAN ADVISORY COMMITTEE (GPAC)**

- Meetings open to the public.
- Applications accepted, Steering Committee recommendation, appointed by Council.
  - Residents/Property Owners
  - Commissioners
  - Community Groups
- Provides forum for open and public discussion.
- Guides the scope of the review and helps shape the update.
HOW WILL IT WORK?

Staff and consultants conduct community outreach and provide support.
CONSULTANT SELECTION & RESPONSIBILITIES

Draft RFP

Steering Committee Reviews Proposals

Consultant Interviews

City Council Approval

- Activates outreach efforts.
- Facilitates community visioning and workshops.
- Prepares draft updates to goals & policies as directed.
- Conducts required analyses and studies.
- Prepares Environmental Impact Report (EIR).
Have we met our goals from the 2006 General Plan?

Has the community vision changed? If yes, how?

What new trends should be addressed?

- Climate change (e.g., sea level rise)
- Housing crisis
- E-commerce - online stores
- Visitor accommodation (e.g., Airbnb, VRBO, etc.)
- Ridesharing (e.g., Uber, Lyft)
- Autonomous vehicles
WHAT ABOUT...?

DEVELOPMENT STANDARDS

Height and scale of new development.

Protection of private views.

ENVIRONMENTAL JUSTICE

Mitigate and reduce environmental-related health risks for all.
AND WHAT ABOUT...?

- Banning Ranch
- Airport Area
- Mariner’s Mile
- Newport Center
• An updated, refreshed General Plan that reflects the community’s vision.

• 2040 planning timeframe.
ANTICIPATED TIMELINE

24 to 30 months

Now

Establish Committees
Select Consultants
Review and Award Contract
Community Engagement
Develop Draft Documents
Public Review
Commission Hearings
City Council Review

2020

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QUESTIONS?

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