



 SD City Planning

CITY PLANNING DEPARTMENT

FISCAL YEAR 2024 WORK PROGRAM

Introduction

The City Planning Department work program implements the Mayor's Strategic Plan and the Departments Tactical Equity Plan. Mayor Gloria's strategic priorities are to:

✓ **Create Homes For All of Us**
Ensure every San Diegan has access to secure, affordable housing.

✓ **Protect & Enrich Every Neighborhood**
Connect communities to safe public spaces and opportunities to learn, grow and thrive.

✓ **Advance Mobility & Infrastructure**
Create transportation options that are efficient, safe and convenient.

✓ **Champion Sustainability**
Promotes opportunities for urban greening and street trees to address stormwater runoff and climate change.

✓ **Foster Regional Prosperity**
Encourage economic growth and opportunity in every community and for every San Diegan.

The Department's Tactical Equity Plan, included at the end of this document outlines the Department's commitment to correcting past harms and creating an inclusive future for all of San Diego's community members by addressing disparities in the key focus areas we plan for: homes and jobs, the environment and public spaces.

Mission

The City Planning Department's mission is to plan for an equitable and sustainable future with affordable homes, good jobs, infrastructure and public spaces for the people of San Diego.

Vision

The City Planning Department's vision is a forward-thinking leader that works together with the people of San Diego to find and implement solutions that improve the lives of the City's community members.

Major Planning Initiatives

De Anza Natural

✓ **Protect & Enrich Every Neighborhood**
Provides outdoor recreational and environmental opportunities for City residents and visitors.

✓ **Champion Sustainability**
Promotes the use of wetlands as a nature-based solution to rising sea levels. Envisions new wetlands and living shorelines as opportunities for increased habitat as well as the study of carbon capture.

✓ **Foster Regional Prosperity**
Creates a revitalized De Anza Cove with opportunities for regional eco-tourism and environmental education.



De Anza Natural: De Anza Natural is the De Anza Cove Amendment to the Mission Bay Park Master Plan. De Anza Natural plans for a balance of local and regional recreational needs while restoring natural habitats and preparing for the impacts of climate change. De Anza Natural envisions enhanced recreational activities with new facilities, such as a multi-use waterfront trail and a small non-motorized boat lease area for the cove. The plan also includes space for low-cost visitor accommodations, including camping and recreational vehicle facilities accessible to Mission Bay Park visitors. These spaces, set amid expanded and restored coastal wetlands, would provide exciting new opportunities for eco-tourism and environmental education.

Projected Completion: FY 2024

Equity Forward: Parks Need Index

✓ **Protect & Enrich Every Neighborhood**
Ensures amenities are geographically distributed, serving all of San Diego's diverse communities. Prioritize citywide investment in park-deficient communities. Increase access to recreation amenities.

✓ **Advance Mobility & Infrastructure**
Improves geographic distribution of road, transit, bike and pedestrian infrastructure. Promotes pricing that allows for more equitable access to recreation amenities.

✓ **Champion Sustainability**
Prioritizes equitable investments in parks and open spaces in areas with the greatest deficiencies. Increase San Diego's urban tree canopy, with a focus in Communities of Concern.



Parks Need Index: With the need for additional recreational opportunities and parkland increasing yearly, the Parks Need Index will identify the areas of the City with the greatest park needs and where the development of additional recreational value and parkland will have the greatest impact for community members. This systematic evaluation of park metrics will consider the quantity, quality, safety and accessibility of parks along with various social factors. The park metrics used in the Parks Need Index will be identified through a public process.

Projected Completion: FY 2024

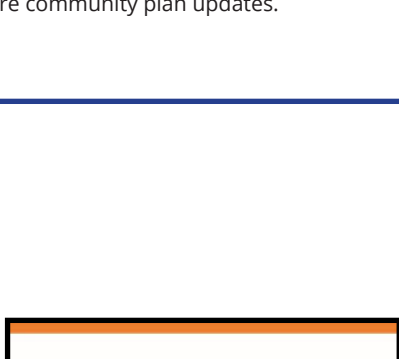
Equity Forward: Partnering for Progress

✓ **Create Homes For All of Us**
Strives to leverage partnerships with community-based organizations and other entities to deliver community investments throughout the city that help support existing and new homes.

✓ **Protect & Enrich Every Neighborhood**
Brings more opportunities for investments that improve people's lives in all neighborhoods.

✓ **Advance Mobility & Infrastructure**
Enhances and delivers critical connections and infrastructure needed to serve our communities.

✓ **Champion Sustainability**
Improves partnerships with community-based organizations to promote walking, rolling, biking, transit, urban greening and other climate-resilient public spaces in our communities.



Partnering for Progress: Partnerships with community-based organizations and other private entities have incredible potential to improve our city. By partnering with these organizations, the City can leverage additional funding and streamline the delivery of critically needed infrastructure, particularly in traditionally underserved communities and areas experiencing the most growth. This initiative aims to identify clear processes and procedures to simplify and encourage community infrastructure investments in partnership with outside organizations. Planning staff will coordinate with other City departments and engage with community-based organizations and other entities to identify opportunities for greater efficiency, coordination and cooperation, including the establishment of clear procedures and a framework for potential changes to existing City plans, policies and regulations.

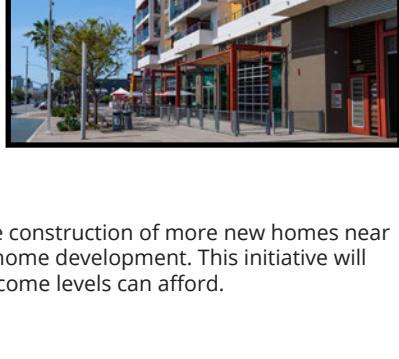
Projected Completion: FY 2024

General Plan Refresh (Blueprint SD)

✓ **Create Homes For All of Us**
Promotes strategically planning for homes in areas close to transit, stores, jobs, schools and parks.

✓ **Advance Mobility & Infrastructure**
Identifies areas for new homes and other development that can best be served by transit, pedestrian and bicycle infrastructure investments.

✓ **Champion Sustainability**
Reduces greenhouse gas emissions by planning for new development located close to where people need to go.



General Plan Refresh (Blueprint SD): Blueprint SD is a refresh of the City's General Plan, which guides future development in the City, to implement the City's Climate Action Plan. The refreshed General Plan will include updates to the propensity map (Blueprint SD). It will guide how community plans are updated, and make sure they grow in a way that helps achieve the City's climate goals and improves community members' lives. The General Plan Refresh will include an Environmental Impact Report that will analyze the environmental impacts associated with implementation of the updated General Plan propensity map, which will guide future community plan updates.

Projected Completion: FY 2024

Hillcrest Focused Plan Amendment

✓ **Create Homes For All of Us**
Focuses opportunities for homes within mixed-use and residential areas.

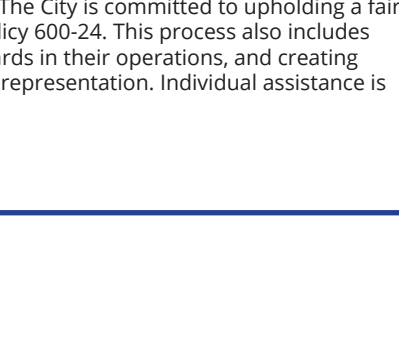
✓ **Protect & Enrich Every Neighborhood**
Identifies opportunities for public spaces and pocket parks, trails and joint-use facilities. Provides guidance for the future identification and preservation of historical resources and districts that embody architectural and cultural history important to the Hillcrest community. Celebrates the cultural diversity and history of the LGBTQ+ community.

✓ **Advance Mobility & Infrastructure**
Identifies opportunities for mobility infrastructure that improve walking, rolling, biking and transit connections.

✓ **Champion Sustainability**
Promotes opportunities for urban greening and street trees to address stormwater runoff and climate change.

✓ **Foster Regional Prosperity**
Focuses on growth that supports local businesses.

Promotes local hospitals and employment uses as economic drivers connected to regional transit.



Hillcrest Focused Plan Amendment to the Uptown Community Plan Update: The Hillcrest Focused Plan Amendment updates the Uptown Community Plan to allow for the development of more homes and mixed-use development to support vibrant and active public spaces and small businesses. New development would support and enhance current local business, health care facilities, residential areas, public spaces, and future light and regional rail stations. The Amendment seeks to further celebrate the LGBTQ+ history and culture of Hillcrest. The Uptown Community Plan serves as the long-range vision for the land use, mobility, urban design, public facilities and services, natural resources, historic and cultural resources and economic development.

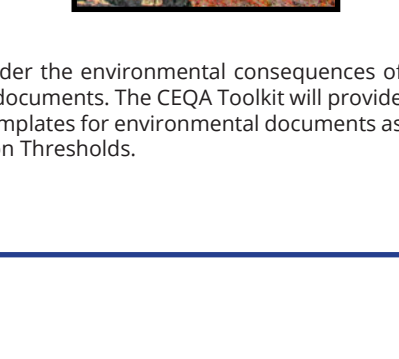
Projected Completion: FY 2024

Housing Action Package 2.0

✓ **Create Homes For All of Us**
Allows additional opportunities for homes for people of all incomes, abilities and family compositions in all communities, especially in higher-income communities currently lacking affordable homes.

✓ **Protect & Enrich Every Neighborhood**
Promotes homes for residents of all incomes in all Communities So San Diego continues to have a strong economy.

✓ **Champion Sustainability**
Allows for more homes where residents can walk, roll, bike and take transit.

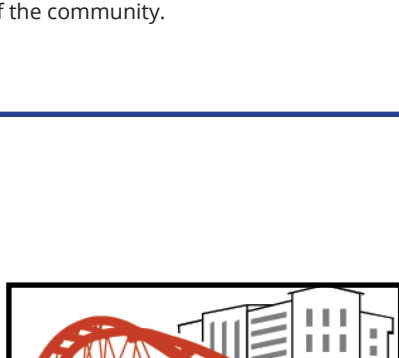


Housing Action Package 2.0: Housing Action Package 2.0 aims to implement state law to allow the construction of more new homes near transit, to provide protection for existing businesses and increase the supply of land available for new home development. This initiative will also incentivize and promote new home opportunities in all communities that San Diegans of all income levels can afford.

Projected Completion: FY 2024

Planning Group Recognition and Operations

✓ **Protect & Enrich Every Neighborhood**
Ensures that planning groups operate in a manner that is transparent to the public, accessible to and inclusive of all community members, and reflects the diversity of the communities where they operate.



Planning Group Recognition and Operations: Planning Group Recognition and Operations focuses on a transparent and inclusive process that supports planning groups and potential new groups seeking City Council recognition. The City is committed to upholding a fair and equitable process for recognition by the City Council in compliance with updates to Council Policy 600-24. This process also includes assisting planning groups with the formation of new operating processes, incorporating ethical standards in their operations, and creating Community Participation and Representation Plans to further outreach, inclusive engagement and representation. Individual assistance is also available for groups needing support through the application process.

Projected Completion: FY 2024

University Community Plan Update

✓ **Create Homes For All of Us**
Focuses opportunities for housing within mixed-use and residential areas.

✓ **Protect & Enrich Every Neighborhood**
Identifies opportunities for public spaces and pocket parks, trails and joint-use facilities. Provides guidance for the future identification and preservation of historical resources and districts that embody architectural and cultural history.

✓ **Advance Mobility & Infrastructure**
Identifies opportunities for mobility infrastructure that improve walking, rolling, biking and transit connections.

✓ **Champion Sustainability**
Promotes opportunities for urban greening and street trees to address stormwater runoff and climate change. Protects canyons, open spaces and sensitive habitats.

✓ **Foster Regional Prosperity**
Promotes University of California San Diego, health care facilities and employment uses as economic drivers connected to regional transit.



University Community Plan Update: The University Community Plan Update serves as the long-range vision for land use, mobility, urban design, public facilities and services, natural resources, historic and cultural resources and economic development. This plan update envisions the development of active, pedestrian-oriented areas to support opportunities for homes, jobs, and mixed-use development near transit. The plan update also focuses on retail and employment centers, residential areas, public spaces and bus rapid and light rail stations. The Community Plan Update envisions a mobility network that serves vehicles and encourages walking, bicycling and transit use. It acknowledges the natural network of canyons and open spaces as an integral part of the community.

Projected Timeline: FY 2024

California Environmental Quality Act (CEQA) Toolkit

✓ **Create Homes For All of Us**
Streamline the environmental approval process for homes by providing a standardized set of templates for environmental analysis prepared pursuant to the California Environmental Quality Act (CEQA).

✓ **Advance Mobility & Infrastructure**
Streamline the environmental approval process for infrastructure projects by providing a standardized set of templates for environmental analysis prepared pursuant to CEQA.

✓ **Champion Sustainability**
Supports City initiatives that implement the Climate Action Plan and Climate Resilient SD and ensures all City actions are consistent with the City's climate goals.



CEQA Toolkit: The California Environmental Quality Act (CEQA) requires public agencies to consider the environmental consequences of their actions. To do this, City staff across multiple departments prepare a variety of environmental documents. The CEQA Toolkit will provide a one-stop shop for both public and private programs and projects that will include standardized templates for environmental documents as well as a collection of city-specific guidelines for applying the City's CEQA Significance Determination Thresholds.

Projected Completion: FY 2025

Clairemont Community Plan Update

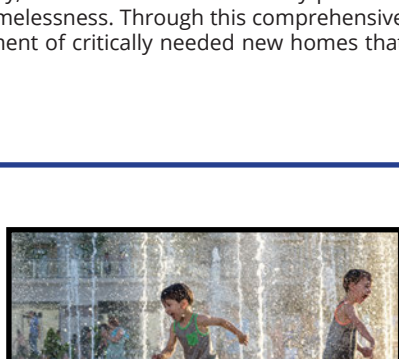
✓ **Create Homes For All of Us**
Focuses opportunities for homes within mixed-use and residential areas.

✓ **Protect & Enrich Every Neighborhood**
Identifies opportunities for public spaces and pocket parks, trails and joint-use facilities. Provides guidance for the future identification and preservation of historical resources and districts that embody architectural and cultural history.

✓ **Advance Mobility & Infrastructure**
Identifies opportunities for mobility infrastructure that improve walking, rolling, biking and transit connections.

✓ **Champion Sustainability**
Promotes opportunities for urban greening and street trees to address stormwater runoff and climate change. Protects canyons, open spaces and sensitive habitats.

✓ **Foster Regional Prosperity**
Promotes San Diego State University and employment uses as economic drivers connected to regional transit.



Clairemont Community Plan Update: The Clairemont Community Plan Update will serve as the long-range vision for land use, mobility, urban design, public facilities and services, natural resources, historic and cultural resources and economic development. This plan update envisions the development of active, pedestrian-oriented areas to support opportunities for homes, jobs, and mixed-use development near transit. The plan update also focuses on retail and employment centers, residential areas, parks and public spaces, and bus rapid and light rail stations. The Community Plan Update envisions a mobility network that serves vehicles and encourages walking, bicycling and transit use. It acknowledges the natural network of canyons and open spaces as an integral part of the community.

Projected Completion: FY 2025

College Area Community Plan Update

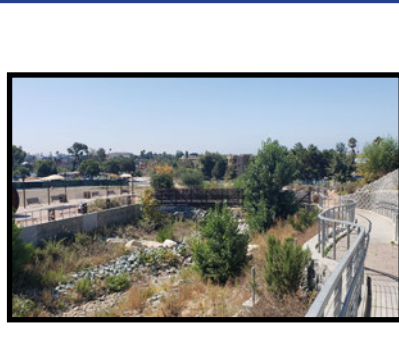
✓ **Create Homes For All of Us**
Focuses opportunities for homes within mixed-use and residential areas.

✓ **Protect & Enrich Every Neighborhood**
Identifies opportunities for public spaces and pocket parks, trails and joint-use facilities. Provides guidance for the future identification and preservation of historical resources and districts that embody architectural and cultural history.

✓ **Advance Mobility & Infrastructure**
Identifies opportunities for mobility infrastructure that improve walking, rolling, biking and transit connections.

✓ **Champion Sustainability**
Promotes opportunities for urban greening and street trees to address stormwater runoff and climate change. Protects canyons, open spaces and sensitive habitats.

✓ **Foster Regional Prosperity**
Promotes San Diego State University and employment uses as economic drivers connected to regional transit.



College Area Community Plan Update: The College Area Community Plan Update serves as the long-range vision for land use, mobility, urban design, public facilities and services, natural resources, historic and cultural resources and economic development. This plan update envisions the development of active, pedestrian-oriented areas to support opportunities for homes and mixed-use development connected to San Diego State University, Alvarado Hospital, residential areas, public spaces, and bus rapid and light rail stations. The Community Plan Update also envisions a mobility network that serves vehicles and encourages walking, rolling, biking and transit use. It acknowledges the natural network of canyons and open spaces as an integral part of the community.

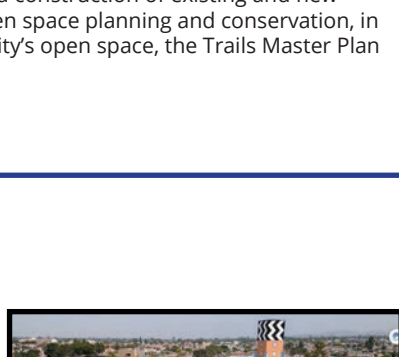
Projected Completion: FY 2025

Equity Forward: Environmental Justice Element

✓ **Protect & Enrich Every Neighborhood**
Includes policies that promote equitable access to critical public spaces and healthy homes, and other necessities that make great communities in traditionally underserved communities.

✓ **Champion Sustainability**
Further clean air and safe and enjoyable access to critical public spaces for the people that live and work in our communities.

✓ **Foster Regional Prosperity**
Healthy communities foster economic prosperity just for our communities and healthy homes but also provide opportunities for improved regional prosperity as well.

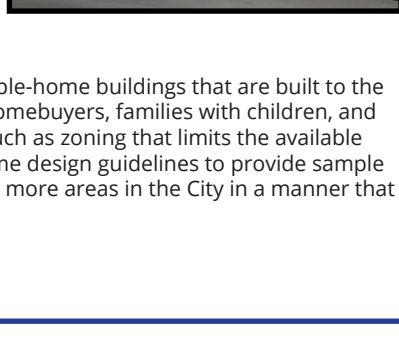


Environmental Justice Element: The General Plan guides future development across the city through citywide policies addressing land use, mobility, urban design, economic prosperity, recreation, conservation, noise, historic preservation, and public facilities, services and safety. Environmental Justice will be a new element added to the General Plan with the purpose of setting goals, policies and implementation measures focused on advancing environmental justice in our city. Specifically, this initiative will address priorities in environmental justice communities such as air quality, public spaces, healthy food access, safe and healthy homes, recreation and physical activity, and equitable civic engagement in the public decision-making process.

Projected Completion: FY 2025

Equity Forward: Inclusive Public Engagement Guide

✓ **Protect & Enrich Every Neighborhood**
Provides public engagement guidelines for community members to help them better understand and participate in City decisions so that they can best improve the lives of community members.



Inclusive Public Engagement Guide: The creation of an inclusive public engagement guide was identified as an implementation action within the City Planning Department's Strategic SD Plans adopted by City Council in 2021. Coordinating closely with other City Departments, the Parks Master Plan and Climate Resilient SD Plan adopted by City Council in 2021, to create a framework to assure inclusive community participation in City plans, policies, projects and initiatives, particularly for people who have historically experienced barriers to public participation. This Inclusive Public Engagement Guide will serve as the foundation for a meaningful public engagement program that provides guidelines for how City decisions consider input from community members representative of the population's demographics so that these decisions ultimately improve San Diegans' quality of life.

Projected Completion: FY 2025

Preserving History and Advancing Progress (Historic Preservation Program Update Package)

✓ **Create Homes For All of Us**
Updates the City's historic preservation program to provide clear pathways for permitting more new homes and other uses on properties with historic and cultural resources while more effectively preserving and adaptively reusing these resources.

✓ **Protect & Enrich Every Neighborhood**
Provides opportunities for new homes and other uses that benefit our communities, while identifying and protecting resources that tell a shared story important to the City's architectural, historical and/or cultural history and identity and encouraging its continued progress and evolution.

✓ **Champion Sustainability**
Supports adaptive reuse of existing buildings and provides clear pathways for permitting new homes and other uses in areas located near transit.

✓ **Foster Regional Prosperity**
Strategically identifies, preserves and celebrates our City's rich history, culture and heritage providing economic opportunities for generations to come.

Preserving History & Advancing Progress: This initiative will include a comprehensive update to the City's historic preservation program that includes amendments to the General Plan Historic Preservation Element, the Historical Resources Regulations and Guidelines, and Historical Resources Board policies. It will also include the development of a new Comprehensive Historic Preservation Plan in order to more effectively and efficiently streamline processes for new homes and other uses while preserving resources of historic, architectural, and cultural significance and encouraging their adaptive reuse.

Projected Completion: FY 2025

Affordable Home Development Master Plan

✓ **Create Homes For All of Us**
Comprehensively plans for the development of City-owned property with homes for people of all incomes and in all communities.

✓ **Champion Sustainability**
Identifies opportunities for new home development on City-owned property in areas that are located near transit to best achieve the City's climate goals.

Affordable Home Development Master Plan: The Affordable Home Development Master Plan will provide a comprehensive plan to utilize City-owned property to develop homes for people of all incomes in all communities that are best served by transit and amenities. The Master Plan will reduce development costs and expedite housing construction on public land. Additionally, the Master Plan will identify potential shelter sites to address the urgent need for increased shelter capacity for people experiencing homelessness. Through this comprehensive planning process, the City can most efficiently position itself to leverage its land for the development of critically needed new homes that meet the needs of San Diegans.

Projected Completion: FY 2026

Child-Friendly Public Spaces Design Manual

✓ **Protect & Enrich Every Neighborhood**
Creates guidelines for healthy and thriving public spaces for children in all communities.

✓ **Advance Mobility & Infrastructure**
Creates guidelines for designing communities with public spaces and infrastructure that best serve children and their caregivers.

✓ **Foster Regional Prosperity**
Creates guidelines for improving public spaces for children - future workers and community members.

Child-Friendly Public Spaces Design Manual: The Child-Friendly Design Manual will identify best practices and guidelines for both public and private development projects to ensure that our communities are welcoming, enjoyable and safe for children and their caregivers. The Child-Friendly Public Spaces Design Manual will provide guidelines to consider the needs of young children and their caregivers while planning our communities. This design manual will focus on guidelines for creating public spaces and opportunities for walking/rolling and biking as ways for our city to become more sensitive to the needs of our toddlers and their caregivers.

Projected Completion: FY 2026

Coastal Resilience Master Plan

✓ **Protect & Enrich Every Neighborhood**
Promotes accessible and safe coastal recreational spaces for all San Diegans.

✓ **Champion Sustainability**
Supports a resilient San Diego coastline with nature-based solutions that can adapt to, recover from and thrive under changing climate conditions.

✓ **Foster Regional Prosperity**
Promotes regional prosperity and employment uses as economic drivers along the coast that will minimize risk to businesses and increase climate resilience.

Coastal Resilience Master Plan: This plan will identify specific resilience and conservation needs along the coastline and develop a portfolio of nature-based solutions to promote resilience of our coastline and communities to sea level rise while also benefiting wildlife, habitat and enhancing coastal access. The plan includes site selection and analysis, development of nature-based solutions designs for six of the most feasible locations, environmental analysis, convening a stakeholder advisory community, community pop-up events, webinars and workshops, tribal engagement, technical reports to inform project design, and initial engineering.

Projected Completion: FY 2026

Equity Forward: Chollas Creek Watershed Regional Park Master Plan

✓ **Protect & Enrich Every Neighborhood**
Provides opportunities to improve recreational access to the outdoors, increase community connections and protect environmental resources in surrounding traditionally underserved communities.

✓ **Champion Sustainability**
Protects, enhances and restores a vital watershed, while improving walking, rolling and biking connections to meet our climate goals.

Chollas Creek Watershed Regional Park Master Plan: The Chollas Creek Watershed has unparalleled historical, biological and cultural resources, traversing from La Mesa and Lemon Grove into the neighborhoods of City Heights, Eastern Area, Encanto, Southeastern San Diego and Barrio Logan. Identified as an implementation action within the Parks Master Plan adopted by City Council in 2021, the Chollas Creek Watershed Regional Park Master Plan will provide an opportunity to bring diverse neighborhoods together through a watershed-wide system of trails and parks where people can gather, play, interact and enjoy nature. The Chollas Creek Watershed Regional Park Master Plan will deliver on the broader vision of more opportunities for outdoor recreation as well as the preservation of natural qualities and habitat within this area. The Master Plan will be shaped by public input.

Projected Completion: FY 2026

Equity Forward: Citywide Trails Master Plan

✓ **Protect & Enrich Every Neighborhood**
Trails in both open spaces and developed urban areas provide opportunities for healthy enjoyment and transportation, as well as connections within and between all communities.

✓ **Champion Sustainability**
Ensuring the protection of sensitive open space areas, while identifying compatible walking/rolling and biking connections not only protects plants and animals but also provides more healthy and active ways to move around our city.

Citywide Trails Master Plan: The Citywide Trails Master Plan was identified in the Parks Master Plan as a critical implementation item. This plan will guide the development of a network of trails that connect and enjoy nature. The Chollas Creek Watershed Regional Park Master Plan will also guide its close interaction and synergy with open space planning and conservation, in compliance with the City's Multiple Species Conservation Program. In addition to trails within the City's open space, the Trails Master Plan will also include urban pathways and other community connections.

Projected Completion: FY 2026

Mid-City Communities Plan Update

✓ **Create Homes For All of Us**
Focuses opportunities for housing within mixed-use and residential areas.

✓ **Protect & Enrich Every Neighborhood**
Identifies opportunities for public spaces and pocket parks, trails and joint-use facilities. Provides guidance for the future identification and preservation of historical resources and districts that embody architectural and cultural history.

✓ **Advance Mobility & Infrastructure**
Identifies opportunities for mobility infrastructure that improves walking/rolling, biking and transit connections.

✓ **Champion Sustainability**
Promotes opportunities for urban greening and street trees to address stormwater runoff and climate change. Protects canyons, open spaces and sensitive habitats.

✓ **Foster Regional Prosperity**
Promotes local hospitals and employment uses as economic drivers connected to regional transit.

Mid-City Communities Plan Update: The Mid-City Communities Plan Update serves as the long-range vision for land use, mobility, urban design, public facilities and services, natural resources, historic and cultural resources, and economic development. This plan update envisions the development of active, pedestrian-oriented areas to support opportunities for homes and mixed-use development connected to residential areas, public spaces and transit. The Community Plan Update also envisions a mobility network that serves vehicles and encourages walking, rolling, biking and transit use. It acknowledges the natural network of canyons and open spaces as an integral part of the community.

Projected Completion: FY 2026

Missing Middle Homes

✓ **Create Homes For All of Us**
Focuses opportunities for housing in all residential areas. Provides opportunities for home ownership. Provides opportunities for Missing Middle Homes that are not being built in the City.

✓ **Champion Sustainability**
Provides opportunities for homes in existing communities with access to transit and improves walking, rolling, biking and transit connections.

Missing Middle Homes: Missing Middle Homes are townhomes, rowhomes, and small-scale multiple-home buildings that are built to the same scale as surrounding traditional single homes that can provide home options for first-time homebuyers, families with children, and middle-income households. These types of homes are often "missing" due to regulatory barriers such as zoning that limits the available land and where these types of homes can be built. The Missing Middle Homes initiative will include home design guidelines to provide sample plans, layouts and designs along with a framework to allow for the development of these homes in more areas in the City in a manner that will enhance the City's neighborhoods.

Projected Completion: FY 2026

Ongoing Planning

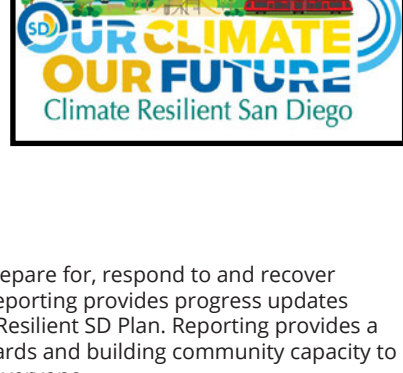
Annual Climate Resilience Reporting

✓Protect & Enrich Every Neighborhood
Ensures every neighborhood can not only adapt to climate change but thrive in a changing climate.

✓Advance Mobility & Infrastructure
Climate Resilient SD adaptation strategies involve mobility and infrastructure investments that are critical for climate adaptation and that improve our communities.

✓Champion Sustainability
Climate Resilient SD adaptation strategies involve nature-based climate change solutions that can reduce overall greenhouse gas emissions.

✓Foster Regional Prosperity
Investing in adaptation strategies can drive and promote regional economic prosperity.

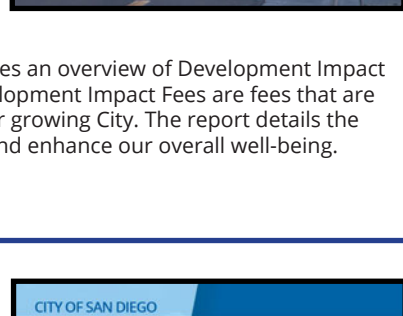


Annual Climate Resilience Reporting: Climate Resilient SD is the City's comprehensive plan to prepare for, respond to and recover from climate change-related impacts and improve local communities. Annual Climate Resilience Reporting provides progress updates and implementation status for the climate adaptation and resilience strategies within the Climate Resilient SD Plan. Reporting provides a comprehensive overview of how the City is reducing risk to current and future climate change hazards and building community capacity to thrive in a changing climate while improving social equity, health, safety and the environment for everyone.

Projected Timeline: Ongoing

Annual Development Impact Fees Report

✓Advance Mobility & Infrastructure
Monitors and reports on the collection and expenditure of Development Impact Fees for infrastructure improvements needed to support new homes and jobs.



Annual Development Impact Fees Report: This report is a comprehensive document that provides an overview of Development Impact Fees and satisfies the annual reporting requirements under the California Mitigation Fee Act. Development Impact Fees are fees that are imposed on new development in all communities to fund public infrastructure needed to serve our growing City. The report details the fees collected, and how they are expended to improve the lives of the people that live in our City and enhance our overall well-being.

Projected Timeline: Ongoing

Annual Report on Homes

✓Create Homes For All of Us
Ensures key data is collected and tracked to meet the City's goals for providing homes for people in all communities.

Monitors the City's housing programs to identify additional actions needed to achieve homes for all of us.



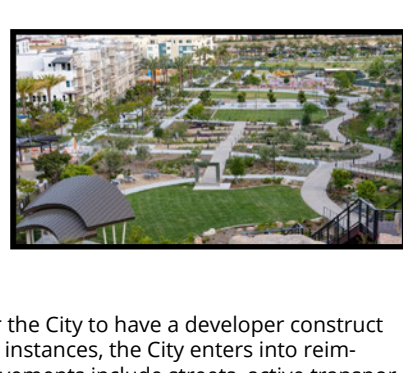
The Annual Report on Homes: The Annual Report on Homes summarizes the yearly progress made toward regional home production goals and tracks the use and success of the City's housing programs and policies. It provides easily accessible and understandable information to measure the progress of recent housing-focused City planning initiatives.

Projected Timeline: Ongoing

Biodiverse SD (Multiple Species Conservation Program)

✓Protect & Enrich Every Neighborhood
Conserves habitat and open space land in perpetuity and protects the region's biodiversity.

✓Champion Sustainability
Supports the City's greenhouse gas emissions reduction and climate resiliency goals through the preservation and enhancement of habitat and natural vegetation communities.



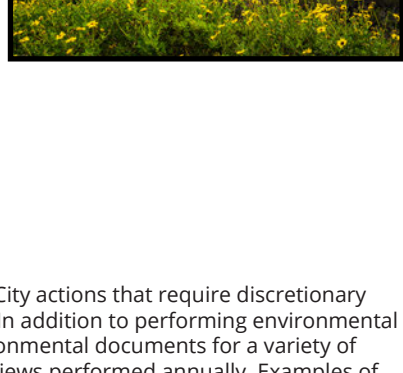
Biodiverse SD: Biodiverse SD preserves a network of habitats and open space, protecting species and ecosystems that enhance our quality of life. Biodiverse SD, which includes the City's Multiple Species Conservation Program (MSCP), protects 85 species. It delineates core biological resource areas and corridors targeted for conservation, called the Multi-Habitat Planning Area (MHPA), to ensure long-term habitat conservation and the preservation of natural vegetation communities. Within the MHPA, only limited development may occur to ensure the long-term habitat conservation plan for the 85 species. Biodiverse SD implements the MSCP Subarea Plan the City's MSCP Implementing Agreement. The City Planning Department prepares the City's MSCP Annual Report and Vernal Pool Habitat Conservation Plan Annual Report. In addition, an annual public workshop is held to present the results of those reports.

Projected Timeline: Ongoing

Developer Infrastructure Projects (Reimbursement Agreements)

✓Create Homes For All of Us
Facilitates the construction of infrastructure that supports new homes in our communities.

✓Advance Mobility & Infrastructure
Facilitates the construction of infrastructure needed to serve new development.



Developer Infrastructure Projects (Reimbursement Agreements): Often, it is advantageous for the City to have a developer construct certain infrastructure improvements that directly benefit the City, as well as the developer. In such instances, the City enters into reimbursement agreements with developers to construct the improvements. Examples of public improvements include streets, active transportation facilities, parks, libraries, and fire and police stations. Reimbursements to developers are in the form of cash and/or credits against future building permits issued.

Projected Timeline: Ongoing

Environmental Review and Tribal Consultation for City Initiatives & Compliance with Federal Historic Preservation Law

✓Protect & Enrich Every Neighborhood
Supports City initiatives that deliver critically needed actions and investments to our communities.

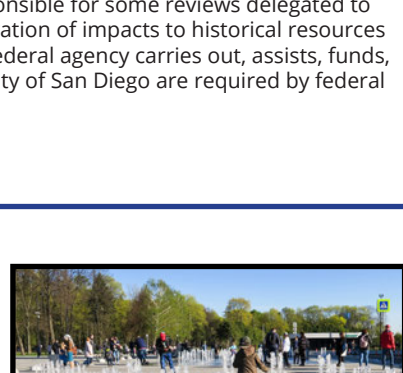
Supports the identification and protection of tribal cultural resources and consideration of those resources in the land use planning process.

Supports the preservation and reuse, where feasible, of resources eligible for or listed on the National Register of Historic Places.

✓Advance Mobility & Infrastructure
Supports City initiatives that deliver critically needed actions and investments to our communities.

✓Champion Sustainability
Supports City initiatives that implement the Climate Action Plan and Climate Resilient SD and ensures all City actions are consistent with the City's climate policies and regulations.

✓Foster Regional Prosperity
Supports City initiatives that foster economic activity for the region.



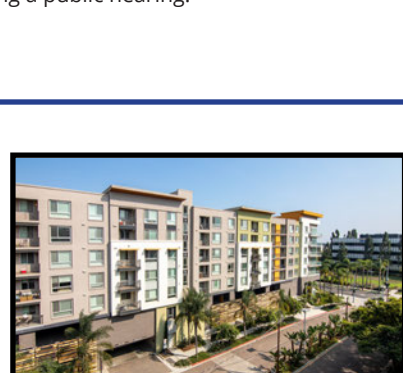
- Environmental Review:** Citywide environmental reviews are a key part of the process for all City actions that require discretionary decisions. These reviews are required under the California Environmental Quality Act (CEQA). In addition to performing environmental reviews for City Planning Department initiatives, the City Planning Department prepares environmental documents for a variety of actions initiated by other City Departments, amounting to more than 1,000 environmental reviews performed annually. Examples of Environmental Impact Reports currently in process include the General Plan Refresh (Blueprint SD), University Community Plan Update and Hillcrest Focused Plan Amendment.
- Tribal Consultation for City Initiatives:** The City Planning Department is responsible for the implementation of Assembly Bill (AB) 52, which requires public agencies to consult with tribal nations during the CEQA process, and Senate Bill (SB) 18, which requires consultation with tribal nations for land use changes. The City Planning Department works alongside representatives of the Kurneayay Nation to ensure that important tribal cultural resources are considered and addressed as part of City-initiated land use planning and CEQA processes.
- Compliance with Federal Historic Preservation Law:** The City Planning Department is responsible for some reviews delegated to the City under Section 106 of the National Historic Preservation Act, which requires a consideration of impacts to historical resources that may be listed on or eligible for listing on the National Register of Historic Places when a federal agency carries out, assists, funds, permits, licenses or approves projects. In most cases, Section 106 reviews conducted by the City of San Diego are required by federal funding associated with a project.

Projected Timeline: Ongoing

Equity Forward: Infrastructure Prioritization Public Engagement

✓Protect & Enrich Every Neighborhood
Ensures all community members can provide their input regarding infrastructure needs.

✓Advance Mobility & Infrastructure
Facilitates infrastructure that sustains our natural environment and public health.

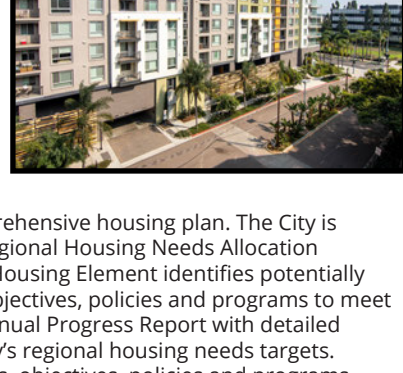


Infrastructure Prioritization Public Engagement: The City Council adopted updates to policies 800-14 and 000-32 in 2022 to ensure future infrastructure projects best meet people's needs and improve their lives. Community participation is essential to achieve these goals. City staff and partner organizations will engage community members across the city on a regular basis through surveys, workshops and mobile engagements. This will help the City learn about what infrastructure San Diegans want to see and to equitably prioritize projects. It will help guide the annual Capital Improvements Program (CIP) budget and the Five-Year Capital Infrastructure Planning Outlook, which are the City's road map for public infrastructure investment.

Projected Timeline: Ongoing

Historic Resource Designation Nominations

✓Protect & Enrich Every Neighborhood
Facilitates the identification, designation and preservation of the City's significant historical and cultural resources and heritage.



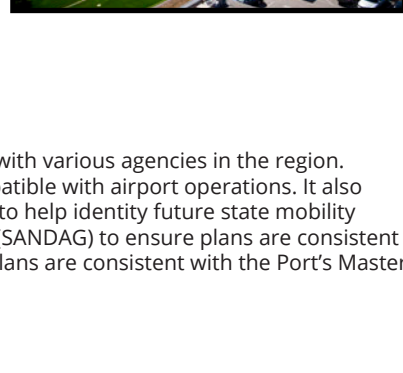
Historic Resource Designation Nominations: The City's Municipal Code allows a process for nominations to have buildings, sites, objects, structures, cultural landscapes and districts designated as historical resources under one or more of the City's Historical Designation Criteria. Criteria include an important association with a historically significant person or event, architectural significance, being designed or built by a significant architect or builder or having an important significance with a specific aspect of San Diego's development, such as historical, social, architectural, or cultural development. The nomination must include a historic report that fully evaluates the building and its eligibility under the City's Historical Designation Criteria. When a nomination is submitted, department staff reviews the nomination and docks it for review by the City's Historical Resources Board, which considers the nomination during a public hearing.

Projected Timeline: Ongoing

Housing Element Annual Progress Report

✓Create Homes For All of Us
Ensures key data is collected and tracked to meet the City's goals for providing homes for people in all communities.

Monitors the City's housing programs to identify additional actions needed to achieve homes for all of us.



Housing Element Annual Progress Report: The Housing Element is the City of San Diego's comprehensive housing plan. The City is required to update its Housing Element every eight years as a pathway to reach its share of the Regional Housing Needs Allocation (RHNA) as identified by the state with input from the San Diego Association of Governments. The Housing Element identifies potentially developable land zoned for residential use to meet the City's housing target and provides goals, objectives, policies and programs to meet the housing needs of San Diego's community members. The City completes a Housing Element Annual Progress Report with detailed information on how the City is meeting its housing needs and the progress made on meeting the City's regional housing needs targets. Additionally, the report includes information on the progress made on the implementation of goals, objectives, policies and programs included in the Housing Element. The document is submitted to the State of California and made available to the public.

Projected Timeline: Ongoing

Interjurisdictional Coordination

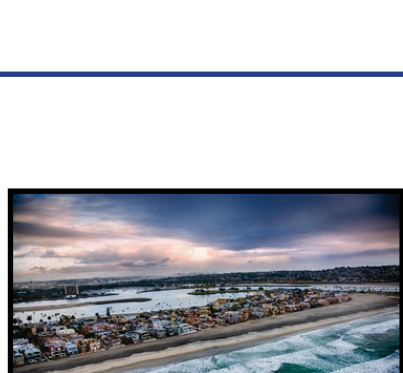
✓Create Homes For All of Us
Ensures the City can continue to plan for home opportunities in all communities.

✓Protect & Enrich Every Neighborhood
Ensures mobility and infrastructure investments are delivered and maintained.

✓Advance Mobility & Infrastructure
Promotes the ability for residents to walk, bike or take transit.

✓Champion Sustainability
Ensures the City's plans align with the plans of partner agencies to achieve local, regional and global climate goals.

✓Foster Regional Prosperity
Fosters regional prosperity as plans are implemented.



Interjurisdictional Coordination: The Planning Department plays a primary role in coordinating with various agencies in the region. It works with the San Diego County Regional Airport Authority to ensure land use planning is compatible with airport operations. It also shares draft community plan updates with the California Department of Transportation (Caltrans) to help identify future state mobility facility needs. Planning staff coordinates submittals to the San Diego Association of Governments (SANDAG) to ensure plans are consistent with the Regional Plan. Staff coordinates with the City of San Diego to make sure community plans are consistent with the Port's Master Plan and work with local school districts on facility needs.

Projected Timeline: Ongoing

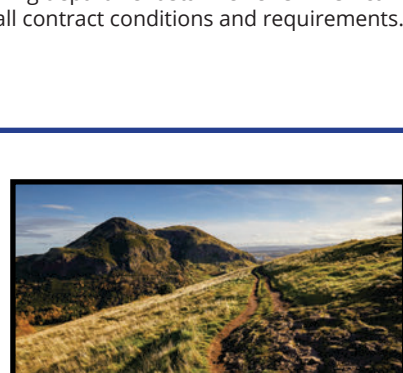
Land Development Code Annual Updates

✓Create Homes For All of Us
Ensures permitting and approval processes are clear and can be implemented.

✓Protect & Enrich Every Neighborhood
Helps meet the needs of residents and businesses, including allowing for innovation in commercial spaces and flexibility for residents to work from home.

✓Advance Mobility & Infrastructure
Promotes the ability for residents to walk, bike or take transit.

✓Champion Sustainability
Encourages energy conservation, recycling and other measures to promote sustainability.



Land Development Code Annual Updates: The City makes updates to the Land Development Code on an annual basis. These updates include clarifications, regulatory reform and changes to bring the City in compliance with state law. It also ensures consistency with the City's housing, environment, equity and infrastructure goals.

Projected Timeline: Ongoing

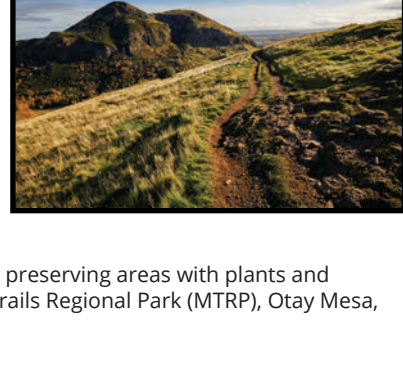
Local Coastal Program

✓Create Homes For All of Us
Ensures the City can continue to plan for home opportunities in all communities.

✓Advance Mobility & Infrastructure
Ensures mobility and infrastructure investments are delivered and maintained.

✓Champion Sustainability
Ensures the City's plans align with the plans of partner agencies to achieve local, regional and global climate goals.

✓Foster Regional Prosperity
Fosters regional prosperity as plans are implemented.



Local Coastal Program: The City Planning Department plays a primary role in coordinating with the California Coastal Commission to ensure land use planning and development regulations are compatible with the California Coastal Act. As part of this process, City Planning staff coordinates submittals to the California Coastal Commission to ensure plans, policies, regulations and development projects are consistent with the local historical and cultural resource surveys to identify buildings, structures, objects, districts, and places that may be significant, as well as those that appear to lack significance.

Projected Timeline: Ongoing

Mills Act Program

✓Protect & Enrich Every Neighborhood
Facilitates the reinvestment of property tax savings into the maintenance and restoration of significant historical and cultural resources.



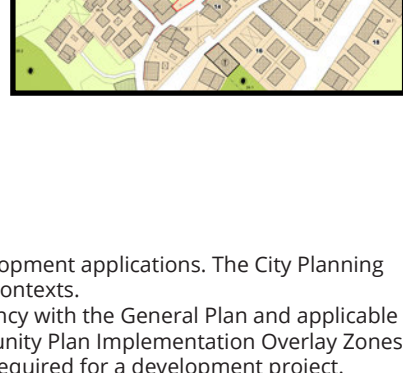
Mills Act Program: The City's Mills Act Program provides an incentive for the designation, preservation and restoration of San Diego's significant historical and cultural resources. Owners of designated historical resources may apply for a Mills Act contract, which can provide a property tax reduction for property owners in exchange for maintenance and restoration of the resource in a manner that preserves and enhances its important historical features and materials. As part of the program, the City Planning department staff reviews Mills Act applications and monitors executed contracts to ensure that property owners are complying with all contract conditions and requirements.

Projected Timeline: Ongoing

Open Space and Habitat Land Acquisition

✓Champion Sustainability
Continuously pursues grants and utilizes funds in the City's Habitat Acquisition Fund to make proactive purchases of critical open space land to protect and preserve natural open space preserve, ensuring that critical habitat is preserved.

✓Foster Regional Prosperity
Ensures implementation of resource conservation planning and habitat preservation by acquiring core biological resource areas targeted for conservation.

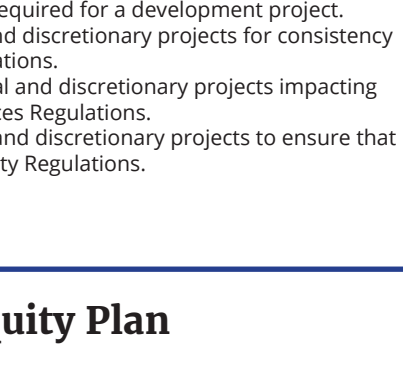


Open Space and Habitat Land Acquisition: Open Space and Habitat Land Acquisition focuses on preserving areas with plants and animals specifically identified for preservation. These areas currently include East Elliott, Mission Trails Regional Park (MTRP), Otay Mesa, Del Mar Mesa and Carmel Mountain.

Projected Timeline: Ongoing

Planning Group Support

✓Protect & Enrich Every Neighborhood
Supports planning groups' continued operations in a manner that is transparent to the public, accessible to and inclusive of all community members, and effective in representing the diverse interests of their communities.



Planning Group Support: The City Planning Department supports planning groups by providing annual training for all planning group members on Council Policy 600-24, annual meetings (Planning M. Brown Act), the California Environmental Quality Act (CEQA) and development project review. This training also covers planning group members' responsibilities while serving on a group, their role relative to the City's Strategic Plan and the City Planning Department's work program, as well as resources to implement inclusive community engagement. Ongoing support to planning groups is also provided by assigned community planners who advise on planning group operations and assist with discretionary project review, posting planning group agendas and minutes to the City Planning Department's website and providing a yearly stipend to all planning groups to further their outreach and operations.

Projected Timeline: Ongoing

Project Review

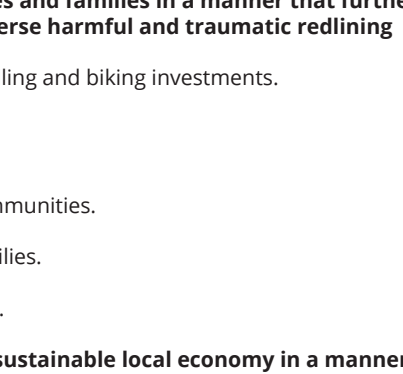
✓Create Homes For All of Us
Facilitates the construction of homes and jobs in all communities, as well as the infrastructure needed to support them, while preserving the City's historical, cultural, and natural resources.

✓Protect & Enrich Every Neighborhood
Ensures new development is consistent with adopted regulations and policies to protect and enrich communities.

✓Advance Mobility & Infrastructure
Ensures new development projects provide needed infrastructure needed through the direct delivery of the infrastructure or through the payments of Development Impact Fees.

✓Champion Sustainability
Results in development that is consistent with the City's environmental regulations.

✓Foster Regional Prosperity
Facilitates new development, which fosters regional prosperity.



Project Reviews: The Development Services Department is responsible for the review of all development applications. The City Planning Department helps facilitate these ministerial and discretionary project applications in a variety of contexts.

- Land Use Reviews:** The City Planning Department reviews discretionary projects for consistency with the General Plan and applicable Land Use Plan for Process 4 and Process 5 reviews as well as Process 3 reviews within Community Plan Implementation Overlay Zones (CPIOZ), and processes project-specific Community Plan Amendment Initiations that may be required for a development project.
- Sensitive Biological Resource Reviews:** The City Planning Department reviews ministerial and discretionary projects for consistency with the City's Multiple Species Conservation Plan and Environmentally Sensitive Lands Regulations.
- Historical and Cultural Resource Reviews:** The City Planning Department reviews ministerial and discretionary projects impacting designated and potential historical resources for consistency with the City's Historical Resources Regulations.
- Development Impact Fee (DIF) Reviews:** The City Planning Department reviews ministerial and discretionary projects to ensure that Development Impact Fees are collected to support new homes and jobs in accordance with City Regulations.

Projected Timeline: Ongoing

City Planning Department Tactical Equity Plan

Department Goals:

- HOUSING:** Increase new home opportunities in all communities for people of all incomes and families in a manner that furthers the City's fair housing and climate goals and advance anti-racist housing policies to reverse harmful and traumatic redlining and segregation in our City.
 - Increase new home opportunities near transit, with safe and enjoyable walking/rolling and biking investments.
 - Amend Community Plans to increase opportunities for new homes.
 - Reduce areas to support mixed-use development and more homes.
 - Create opportunities to build new homes on City-owned land.
 - Increase affordable home opportunities in high-resource communities.
 - Expand existing incentives to build affordable homes in high-resource communities.
 - Develop new incentives to build affordable homes in high-resource areas.
 - Increase homes opportunities for families with children and intergenerational families.
 - Expand incentives to build new homes with three or more bedrooms.
 - Develop new incentives to build new homes with three or more bedrooms.
- ECONOMY AND JOBS:** Plan for a diverse, innovative, competitive, entrepreneurial, and sustainable local economy in a manner that responds to evolving employer and workforce needs and supports increased opportunities for new homes near good jobs, as well as live-work and telework options.
 - Respond to the evolving needs of employment sectors with appropriate land use and zoning regulations that support the economy, protect the environment and public health, and increase economic prosperity for all San Diegans.
 - Consult with industry and employment sectors on current and anticipated future needs during the Community Plan Update process.
 - Consult with industry and employment sectors on zoning regulations to support evolving needs.
 - Increase opportunities for San Diegans to live in close proximity to work and support opportunities for telework and live-work through land use and regulatory changes.
 - Evaluate opportunities to locate new homes near employment centers and increase allowances for mixed-use development as part of Community Plan Updates and zoning regulations.
 - Support employment options, including telework and live-work, through zoning regulations to remove barriers and streamline approvals.
- MOBILITY:** Increase opportunities for people to walk/roll, bike, and use transit by planning well-connected, accessible, active, and safe communities, and prioritize investments in the areas with the greatest needs, especially in traditionally underserved communities.
 - Ensure that land use plans and zoning regulations increase walking/rolling, biking, and transit options.
 - Coordinate with SANDAG and MTS on the expansion of transit connecting homes to employment centers, shopping, and parks and public spaces.
 - Coordinate with the Sustainability and Mobility Department to develop mobility networks that support increased active modes of transportation and reduce vehicular travel.
 - Incorporate inclusive urban design principles that encourage walking/rolling and biking into the land use plans and zoning regulations.
 - Plan for urban design and urban greening features, such as promenades, linear parks, street trees, active sidewalks, and parks and public spaces.
- PUBLIC SPACES AND INFRASTRUCTURE:** Plan for the equitable and efficient delivery of infrastructure and public spaces such as parks, libraries, and streets and trails that connect neighborhoods and the people within them, and prioritize these investments in the areas with the greatest needs, especially in traditionally underserved communities.
 - Create more opportunities for innovative, culturally relevant and interactive public spaces (like libraries, parks, bike lanes, sidewalks, and other public spaces), prioritizing investments in areas where the needs are the greatest, particularly in underserved communities.
 - Develop and implement a framework that identifies clear processes and procedures to simplify and encourage in-person and public infrastructure investments in partnership with outside organizations.
 - Implement Build Better SD to fund infrastructure improvements in areas of greatest need and in areas experiencing the greatest growth and development.
 - Deploy equitable public engagement program to identify infrastructure priorities for the City's CIP budget.
 - Provide opportunities for everyone to recreate citywide within a park system that is relevant, accessible, iconic, diverse, bio logically sustainable, and equitable.
 - Provide opportunities to build new parks and recreational opportunities as part of Community Plan Updates and zoning regulations that meet the needs of existing and future residents.
 - Prepare the Citywide Trails Master Plan to increase public access to and enjoyment of San Diego's natural environment and to better connect San Diego's urban communities with schools, parks, services, and other public spaces.
 - Expand the Master Plan for Chollas Creek Watershed Regional Park, a newly established regional park located nearby entirely within Communities of Concern, to plan for long-needed improvements and affordables as well as new recreational opportunities. These investments will also foster more opportunities for recreation homes.
- RESILIENCE, CONSERVATION AND THE ENVIRONMENT:** Conserve and improve the natural environment, increase opportunities for public enjoyment of nature, and prepare our communities to thrive in a changing climate; comprehensively identify potential adverse environmental impacts and proactively develop plans to avoid and lessen these impacts.
 - Address priorities in traditionally underserved communities such as air quality, public spaces, healthy food access, safe and healthy homes, recreation and physical activity, and equitable civic engagement in the public decision-making process.
 - Prepare the Environmental Justice Element of the General Plan.
 - Prepare an Inclusive Public Engagement Guide.
 - Increase the City's resilience to climate change and reduce impacts to communities.
 - Monitor the implementation of Climate Resilient SD to ensure the City is minimizing risk and increasing the resilience of San Diego's people, assets, economy and natural resources to climate change.
 - Develop a Portfolio Resilience Master Plan to identify specific resilience and conservation needs along the coastline and develop a portfolio of nature-based solutions to promote resilience and protect critical coastal habitats.
 - Implement and staff a Resiliency Advisory Board for continual monitoring and recommendations for equitable investments for a resilient City.
 - Increase preserved natural habitat and open space in order to protect plants and animals, preserve public enjoyment of nature, and improve climate resilience.
 - Continue implementation of the Open Space and Habitat Land Acquisition program to preserve areas that include plants and animals identified for conservation.
 - Pursue the acquisition and restoration of habitat that can improve the City's natural resilience to the effects of climate change.
 - Inform government decision-makers and the public about the potentially significant environmental effects of proposed activities, and ensure the City actions avoid or mitigate damage to the environment to the extent feasible, while also advancing strategies that will improve the lives of all San Diegans.
 - Review City plans, public projects and other actions under the California Environmental Quality Act (CEQA) for potential environmental impacts.
 - Prepare environmental documents and work with stakeholders to ensure that all feasible mitigation measures or alternatives are incorporated to reduce adverse impacts to the environment.
 - Proactively plan for City actions that reduce or eliminate any adverse environmental impacts, and advance strategies that improve the quality of life for all San Diegans.
- HISTORIC PRESERVATION AND CULTURAL HERITAGE:** Improve the quality of the built environment, increase the understanding of and appreciation for the City's history and culture, and enhance the identity of communities through the identification, designation, preservation, and rehabilitation of the City's significant and diverse historical and cultural resources.
 - Identify, designate and protect significant historical resources.
 - Conduct historical and cultural resource surveys to identify buildings, structures, objects, districts, and places that may be significant, as well as those that appear to lack significance.
 - Intensively survey areas identified as possible historic districts to determine significance.
 - Bring eligible historical resources forward for designation.
 - Preserve significant historical resources in a manner that protects important historic features and characteristics while permitting new development that will improve the lives of the people that live in the community.
 - Conduct historical and cultural resource surveys to identify buildings, structures, objects, districts, and places that may be significant, as well as those that appear to lack significance.
 - Establish a cultural history and Heritage program.
 - Prepare historic context statements focused on the many cultures in San Diego and the people and places important to those groups.
 - Tell the stories and celebrate the histories of different cultures through preservation or significant places, oral histories, and other means.
 - Partner with other departments and community-based organizations to explore new programs and activities that honor and celebrate cultural histories, particularly those from structurally excluded communities.
- RECRUITMENT AND RETENTION:** Recruit and retain a high-performing workforce that is dedicated to serving the community and is representative of the demographics of the communities that we serve.
 - Further develop a comprehensive internship program that meaningfully prepares interns for a career in public service.
 - Develop an ongoing plan for City actions that reduce or eliminate any adverse environmental impacts, and advance strategies that improve the quality of life for all San Diegans.
 - Partner with local elementary school, middle school, high school, community colleges and universities to provide education on pathways to careers in planning, focusing on partnerships that will improve diversity of the planning profession.
 - Partner with industry organizations and non-profit organizations to share information on careers in planning, focusing on pathways to careers in planning, focusing on partnerships that will improve diversity of the planning profession.
 - Provide opportunities for existing employees to participate in broad range of continuing professional development opportunities and training.