



# ENVISION CONTRA COSTA

Board of Supervisors

10/24/2023

# Envision Contra Costa



**General  
Plan**



**Climate  
Action  
Plan**



**Zoning  
Ordinance**

**Environmental Impact Report**

# Components of the General Plan

## » Required Topics

- Land Use
- Transportation
- Safety
- Noise
- Open Space
- Conservation
- Environmental Justice
- Housing (*adopted June 2023*)

## » Optional Elements in Current General Plan

- Growth Management
- Public Facilities/Services



# General Plan Themes



**Environmental Justice**



**Community Health**



**Economic Development**



**Sustainability**

# Climate Action Plan (CAP) Update

## » What is the CAP?

- Sets greenhouse gas (GHG) emissions reduction targets for the county
- Establishes a plan to reach those targets
- Implements the climate-related policy direction of the General Plan



# Environmental Impact Report Topics

- Aesthetics
- Agricultural Resources
- Air Quality
- Biological Resources
- Cultural and Tribal Cultural Resources
- Energy
- Geology and Soils
- Greenhouse Gas Emissions
- Hazards and Hazardous Materials
- Hydrology and Water Quality
- Land Use and Planning
- Noise
- Population and Housing
- Public Services
- Parks and Recreation
- Transportation
- Utilities and Service Systems
- Wildfire

# Outreach since 2019

## » Over 130 public meetings

- Board of Supervisors
- Planning Commission
- Sustainability Commission
- Library Commission
- Hazardous Materials Commission
- Arts and Culture Commission
- Sustainability Committee
- Historic Landmarks Advisory Committee
- Aviation Advisory Committee
- All 13 Municipal Advisory Councils



# Outreach since 2019

## » Over 130 public meetings (continued)

- Almost 50 community meetings, workshops, and open houses held across the county
- 4 Climate Action Plan workshops
- Stakeholder meetings on environmental justice, community health, sustainability, and economic development
- Native American tribal consultations
- Over 22 meetings with various community-based organizations representing a wide range of interests in the county





# Schedule

- » Oct. 2023: Publish Draft General Plan and CAP
- » Dec. 2023: Publish Draft Environmental Impact Report (EIR)
- » January 31, 2024: Anticipated public comment deadline on General Plan, CAP, and EIR
- » June 2024: Publish Final EIR
- » June-July 2024: Planning Commission Adoption Hearings
- » July-Aug. 2024: Board of Supervisors Adoption Hearings

# Outreach Plan, 2023-2024

- » Office of Communications and Media support to publicize Draft General Plan and CAP through various media channels
- » Online engagement (EnvisionContraCosta2040 website, FaceBook, Instagram, web-based commenting tool, etc.)
- » Regional in-person workshops/open houses (one in each Supervisorial District)
- » Virtual informational meetings (two)

Click anywhere in the document to add a comment. Select a bubble to view comments.



# Contra Costa County 2045 General Plan

Public Review Draft | October 17, 2023



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# Outreach Plan, 2023-2024 (continued)

- » Meetings with all 13 MACs
- » Meetings with other County advisory bodies
- » Presentations at meetings of non-County organizations (community-based organizations, interest groups, etc.)
- » Translation and interpretation when appropriate
- » Dedicated CAP outreach

# Study Sessions

- » 11/27/23: Sustainability Committee review Draft General Plan and CAP
- » Additional Board committees as requested
- » February-March 2024: Detailed study sessions with the Planning Commission and Board to review Draft General Plan and CAP and public comments

# Draft General Plan

# General Plan Elements

Stronger Communities

Land Use

Transportation

Housing

Conservation, Open Space, and Working Lands

Public Facilities and Services

Health and Safety

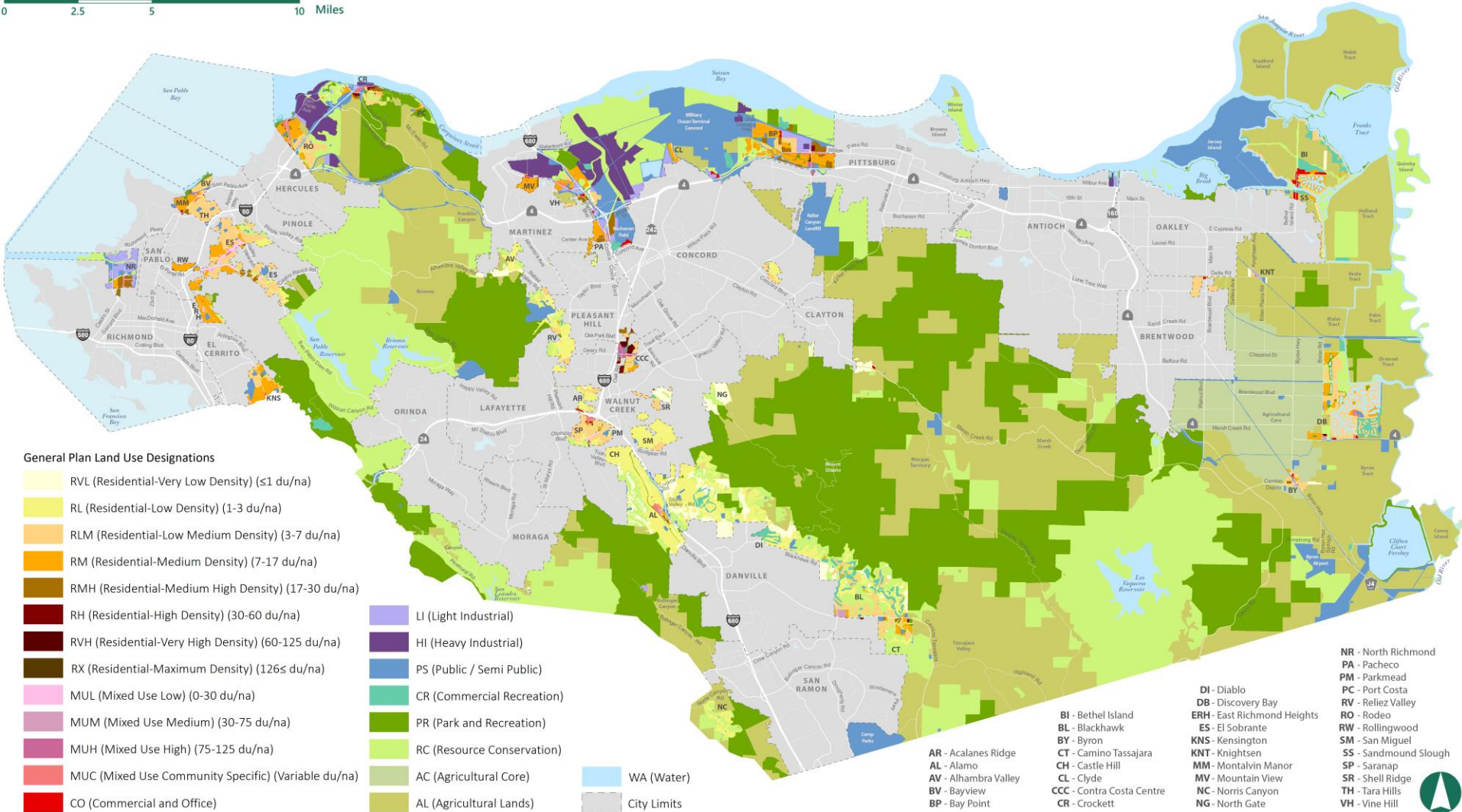
Growth Management





# General Plan Land Use Map

0 2.5 5 10 Miles



# Community Profiles

## PACHECO - CONTEXT - 1

Pacheco sits just east of Martinez and west of Buchanan Field Airport in central Contra Costa County. It was once a prosperous shipping center for grain exports, but fires and earthquakes in the mid-19th century resulted in much of its population relocating to Concord. Today it encompasses a variety of uses, including residential, commercial, office, and light industry. Residents take pride in being part of a neighborly, self-sufficient community with easy access to nature. The community enjoys access to the Iron Horse Trail and Contra Costa Canal Trail, which connect Pacheco to other locations in the region. Residents seek improved connections to these trails and to the Benicia Bridge to increase walking and biking options for commuting and recreation.

Commercial uses line Pacheco Boulevard and Center Avenue near Interstate 680, with surrounding areas consisting primarily of single- or multiple-family residences. The community appreciates the relatively affordable homes in the area and seeks to create additional affordable housing options, including mobile homes and teacher housing. The community would also like to reinvigorate commercial corridors by strengthening businesses along main thoroughfares. It's also important to residents that a buffer be maintained between residential areas and active commercial areas. In addition, residents are concerned about illegal dumping and homeless encampments and would like to beautify streets, minimize flooding, and support the homeless population with better services.



Source: Contra Costa County, 2018; PlaceWorks, 2022.

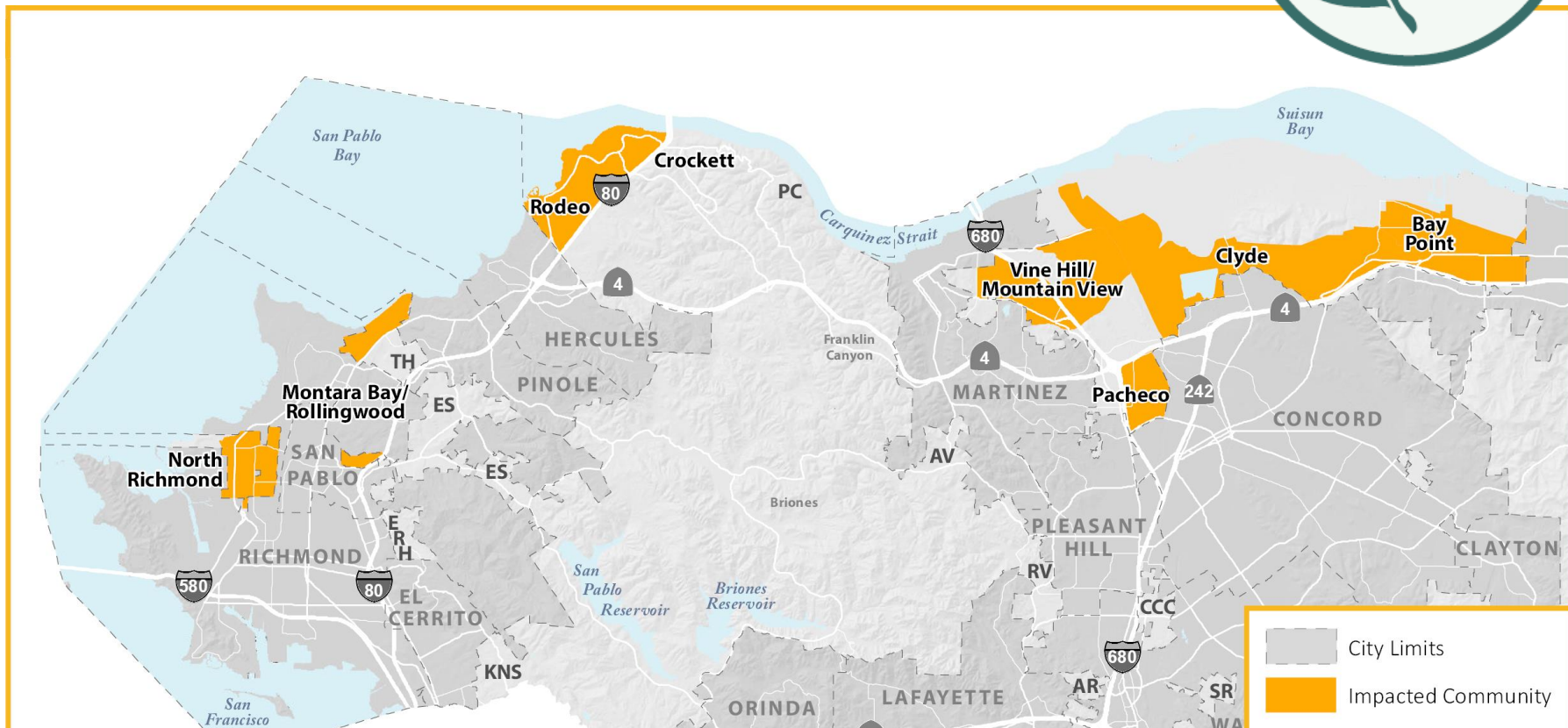
### WHO LIVES IN PACHECO?

<p><b>Median Age</b> 39 years old in Pacheco</p> <p><b>VS</b> 40 years old in Contra Costa County</p>	<p><b>Average Life Expectancy</b> 81 years old in Pacheco</p> <p><b>VS</b> 81 years old in Contra Costa County</p>	<p><b>Median Household Income</b> \$80,229 in Pacheco</p> <p><b>VS</b> \$103,997 in Contra Costa County</p>	<p><b>Race &amp; Ethnicity</b></p> <ul style="list-style-type: none"> <li>▶ 41% White</li> <li>▶ 28% Hispanic or Latino</li> <li>▶ 21% Asian</li> <li>▶ 5% Black or African American</li> </ul>
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# Environmental Justice



# Environmental Justice

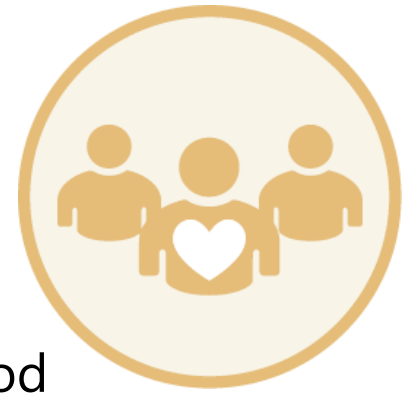


## » Clean Industry & Jobs Policy Highlights:

- Plan for a transition from highly polluting industries to a net-zero emission economy that provides living-wage jobs
- Require new or expanded industry to mitigate pollutants at the source and separate sources of pollution from sensitive receptors



# Community Health



## » Healthy Lifestyles Policy Highlights:

- Increase access to fresh, healthy, and affordable food
- Partner with other agencies to fund, design, and maintain high-quality parks, trails, and open spaces
- Provide opportunities for walking, biking, and other physical activity

## » Vibrant Neighborhoods Policy Highlights

- Promote cultural, community-driven, and beautification events
- Incorporate public art and beautification into new development
- Promote housing and infill development to revitalize existing urban areas



# Economic Development



## » Northern Waterfront Policy Highlights

- Strengthen the economic viability of the Northern Waterfront
- Promote expansion of clean manufacturing and technology
- Support development of Priority Production Areas in Bay Point and North Concord/Pacheco/Vine Hill area

## » Local Workers and Businesses Policy Highlights

- Support training programs and institutions that develop and enhance local workforce skills
- Adopt an Economic Development Strategy





# Sustainability



## » Sustainable Land Use and Transportation Policy Highlights

- Focus on infill development, direct housing and jobs in close proximity, and encourage high-density, mixed-use development near transit with opportunities to walk and bike
- Increase access to zero-emission vehicles and reduce dependence on personal vehicles

## » Natural and Working Lands Policy Highlights

- Preserve open spaces and agricultural lands
- Prioritize the health and viability of natural and working lands
- Maintain and support the 65/35 Land Preservation Standard and Urban Limit Line





# Formatted for Approachability



## SC-A7.2

Partner with recycling centers to establish artist-in-residence programs at the centers to support art education while encouraging residents to conserve and repurpose natural resources.

## ECONOMIC EMPOWERMENT

### Workforce Development

To attract new businesses and retain those already here, the county must offer a workforce that possesses the education and skills employers need. The County supports economic and workforce development through the Workforce Development Board (WDB). WDB members are appointed by the County Board of Supervisors and include local business owners, economic development leaders, education professionals, labor advocates, community-based organization staff, and public agency representatives. The County leverages the WDB and other economic development agencies and advocates to ensure that Contra Costa County remains economically competitive within the greater San Francisco Bay Area.

Workforce development is especially critical in Impacted Communities, which have higher rates of poverty and higher percentages of the adult population without a high school degree, as shown in Figures SC-6 and SC-7. By partnering with educational institutions and programs, employers, and trade and union associations to support job-skills training and recruitment from the local workforce, while also working to diversify the local economy, the County can help increase opportunities for residents in Impacted Communities to find local jobs that offer a living wage.



The historic CB&I Sugar refinery provides local jobs and bolsters the Crockett economy. (Community-submitted photo)



## Goal SC-8

Access to and expansion of high-quality job training, job opportunities, and economic resources so that residents in Impacted Communities can acquire safe jobs, earn a living wage to support their families, and build shared prosperity. (EJ SC-5) (ADGOPA SC-7)

### Policies

#### SC-P8.1

Support schools, training programs, the Workforce Development Board, and other institutions whose mission is to develop and enhance local workforce skills, including training and apprenticeship programs. (8-dq) (ADGOPA SC-P7.3)

#### SC-P8.2

Leverage opportunities to pursue workforce development, job training and re-training programs, and public-private partnerships that support economic growth. Support career pathway programs hosted by various County departments and encourage County staff to participate as mentors. (ADGOPA SC-A7.1)

#### SC-P8.3

Welcome businesses, especially family-sustaining, locally hiring, sustainable businesses, that provide essential goods and services in Impacted Communities, including food stores with fresh produce, healthcare, childcare, pharmacies, and other retailers, while discouraging predatory lenders, liquor stores, tobacco and cannabis retail stores, dollar stores, and fast-food restaurants. (EJ SC-P5.1) (ADGOPA SC-P7.5)

#### SC-P8.4

Promote entrepreneurship, innovation, and locally owned businesses and enterprises, especially ethnic, immigrant, and Black, Indigenous, and people of color (BIPOC) entrepreneurship, for the purpose of improving economic self-sufficiency and stability, including through outreach efforts to local small business owners while minimizing permitting barriers. (EJ SC-P5.2) (ADGOPA SC-P7.7)

#### SC-P8.5

Encourage more daycares, preschools, and early childhood development centers to make childcare more accessible and affordable for working families. (ADGOPA SC-P7.1)

### Actions

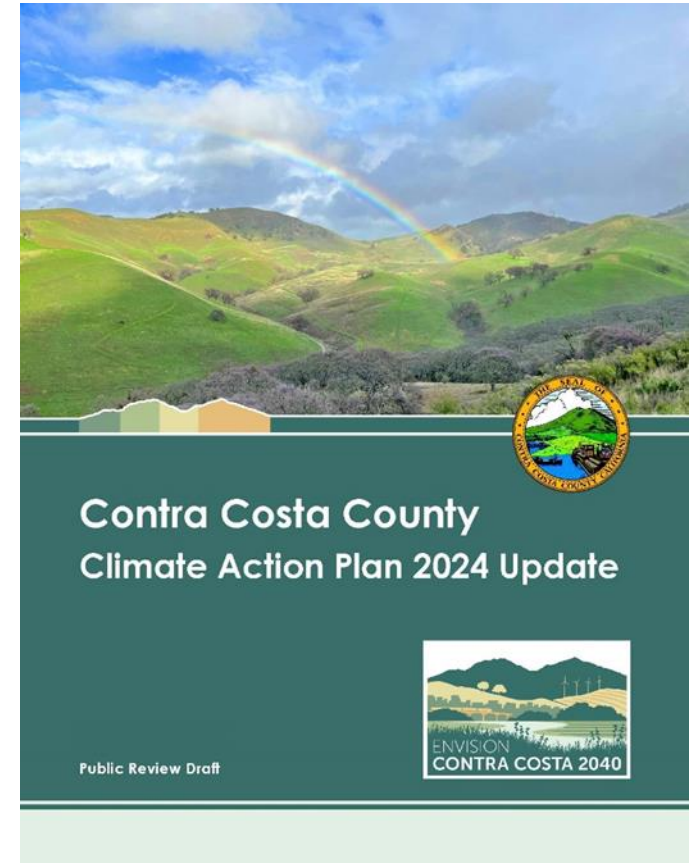
#### SC-A8.1

Establish a First Source Hiring Program requiring developers, contractors, and employers to make good-faith efforts toward employing the local construction workforce, with emphasis on residents of Impacted Communities and those who are economically disadvantaged. (8-dq) (EJ SC-A5.1) (ADGOPA SC-A7.3)

# Draft CAP

# What is the CAP?

- » **The County's strategic plan to address climate change**
  - Reduce GHG emissions through 2045 and beyond
  - Improve climate resilience and adaptation
  - Promote equity on climate issues
  - Demonstrate County leadership
- » **Implements some aspects of the General Plan**



# Relationship to the General Plan

- » General Plan creates a high-level framework for the CAP
- » Land use aspects of the CAP's emissions reduction and adaption strategies are grounded in the General Plan and repeated in the CAP
- » CAP addresses County operations in more detail



# Relationship to the California Environmental Quality Act (CEQA)

- » Shows that the General Plan reduces GHG emissions consistent with State targets
- » Acts as a Qualified GHG Reduction Plan
  - Streamlines environmental review for new development projects that are consistent with the CAP
- » General Plan EIR will include environmental review of CAP

# CAP Goals

Clean and Efficient  
Built Environment

No Waste Contra  
Costa

Reduce Water Use  
and Increase  
Drought Resilience

Clean  
Transportation  
Network

Resilient  
Communities and  
Natural  
Infrastructure

Climate Equity

Leadership

Implementation

# State GHG Targets

## » 2030

- Reduce statewide GHG emissions by 40 percent from 1990 levels. (Senate Bill 32)

## » 2045

- Achieve statewide net carbon neutrality. (Senate Bill 1279)
  - Reduce GHG emissions by at least 85 percent from 1990 levels

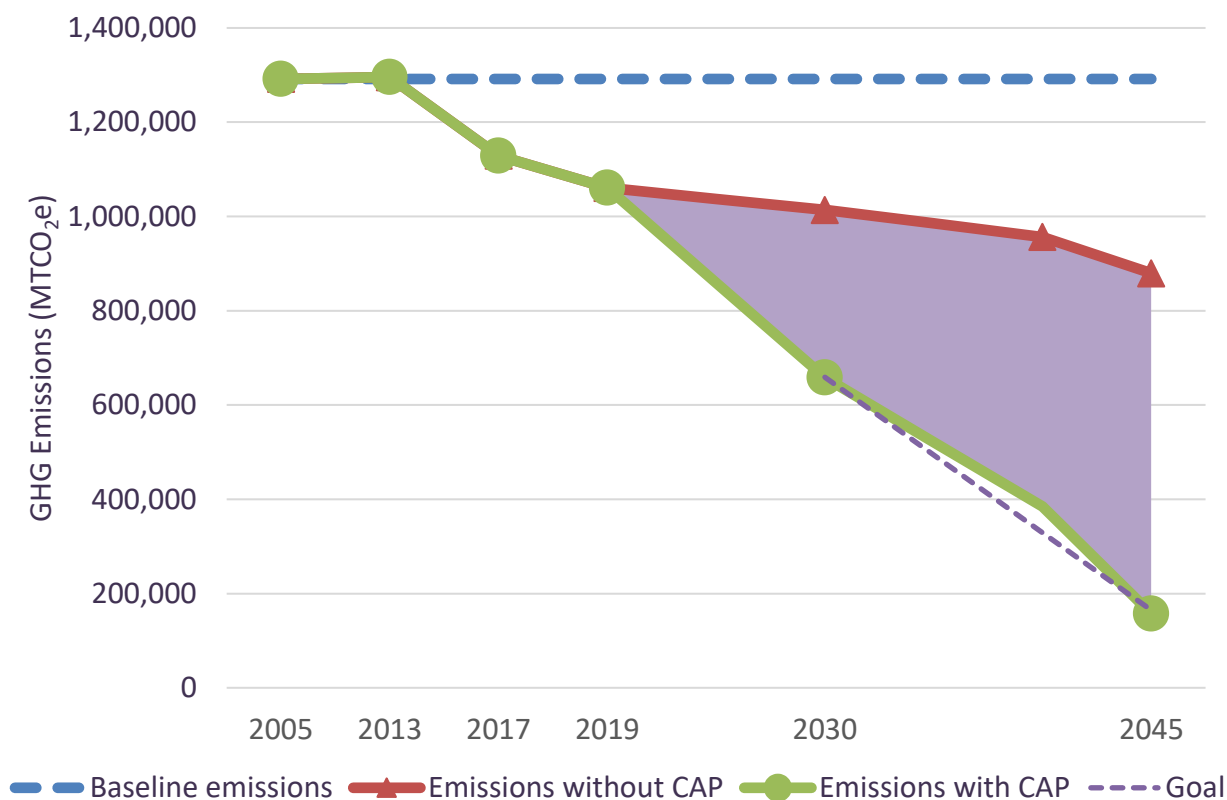
## » Net Carbon Neutrality

- Any GHG emissions produced by the community are balanced out through carbon sequestration, carbon offsets, or other activities that remove GHG emissions from the atmosphere, so that the community's net GHG emissions are zero



# Target Achievement

- » CAP strategies provide a path to achieve the 2030 and 2045 State GHG targets and support statewide attainment of net carbon neutrality by 2045





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