TAHOE BASIN COMMUNITY PLAN UPDATE October 2012

Work Program Overview

Placer County continues its efforts in the Tahoe Basin to update its Community/General Plans. The public outreach strategy is geared towards engaging residents of North Lake Tahoe communities in the Community Plan Update process.

The County's Community Plan update is working in coordination with the ongoing efforts of the Tahoe Regional Planning Agency (TRPA) to update its Regional Plan, which includes the Lake Tahoe Basin. The Community Plan update efforts are being done under July 2011 direction from the Placer County Board of Supervisors.

The update includes the consolidation of the County's current nine existing Community/General Plans into a single, comprehensive "Tahoe Basin Community Plan" policy document. The Community Plan includes four "Planning Areas" with four separate zoning ordinances along with developmental standards and design guidelines. Community input during this process is essential to creating policies that reflect the needs of the individual plan areas. The County has formulated a Public Outreach Strategy to offer residents a chance to participate in the update process.

Public Outreach Strategy

The purpose of the Public Outreach Strategy is to provide guiding principles to ensure that the Update process reflects the participation and feedback of the Community Plan stakeholders. The Public Outreach Strategy serves as a roadmap for how the County engages the public in the Community Plan Update Process. As part of this strategy, five teams have been formed. The Technical Advisory Committee (TAC) and the four Plan Area teams (West Shore Plan Area, Greater Tahoe City Plan Area, North Tahoe-West Plan Area, and the North Tahoe-East Plan Area) have all been formed to in order to provide a place for community involvement in the County's Community Plan Update process.

In addition to the TAC and Plan Area teams, the County has also organized monthly Community Workshops, Town Hall Meetings, a Community Plan Update Website and newsletters. Staff also gives regular updates to the North Tahoe Regional Advisory Council (NTRAC), the TRPA, Placer County Planning Commission, and the Placer County Board of Supervisors.

The purpose of the Community Workshops is to facilitate Plan Area team working group sessions, where the Community Plan teams meet and break out into sessions geared at the development of each Plan Area Team's zoning/design guidelines and standards. The Community Workshops are held regularly, and staff has held five community workshops to date and will hold its sixth on November 28, 2012. In addition to the Community Workshops, staff is holding Town Hall meetings to provide reports on the progress of the Community Plan work program to the North Tahoe community and to address any concerns, questions, or issues that may arise from the public regarding staff's planning efforts and the overall work program.

Opportunity for Public Input

The following workshops and meetings provide an opportunity for the public to become involved in the County's update process:

Community Workshops

November 28: 4:00 PM, Granlibakken Conference Center, Tahoe City

Board of Supervisors Meetings

October 23: Quarterly Tahoe Meeting January 2013: Quarterly Tahoe Meeting

Planning Commission Workshop: January 2013: Date & Location TBD

Town Hall Meetings

October 17: 6:00 PM, North Tahoe Event Center in Kings Beach February 2013: Date & Location TBD

NTRAC Meetings

October 11: NTRAC Regular Meeting January 2013: NTRAC Regular Meeting

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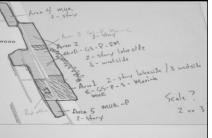
Community Plan Update Contact

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Accomplishments

- Launched the Public Outreach Strategy
- Formed a Technical Advisory Committee (TAC) to provide technical assistance on policy development, zoning, and development standards
- Developing Draft Community plan background report
- Developed a matrix of existing policies from nine existing Community/General Plans
- Continued coordination with other agencies on related planning efforts in the Basin, including ongoing coordination with TRPA and review of its Regional Plan as it relates to the Community Update
- Conducted five community workshops, where Plan Area Teams have met and drafted vision statements for each Plan Area and have begun to address land use and scale within their communities
- Coordination with Community
 Design consultants Dyett & Bhatia
 on draft zone district standards