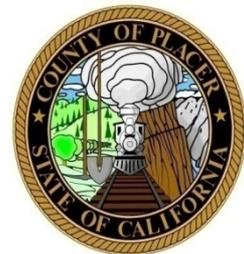


TAHOE BASIN COMMUNITY PLAN UPDATE

TOWN HALL MEETING



Placer County
January 29, 2014



Agenda

1) **Sign-in & Welcome**

2) **Policy Framework Sub-Stations:**
Meet & Greet

3) **Community Plan Update Presentation:**
Overview of Topical Policy Workshops
Overview of Policy Framework Document
Status & Next Steps
Q & A

4) **Summary & Sub-Stations Break-Out:**

Conservation Sub-Station

Recreation, Public Services & Facilities Sub-Station

Transportation Sub-Station

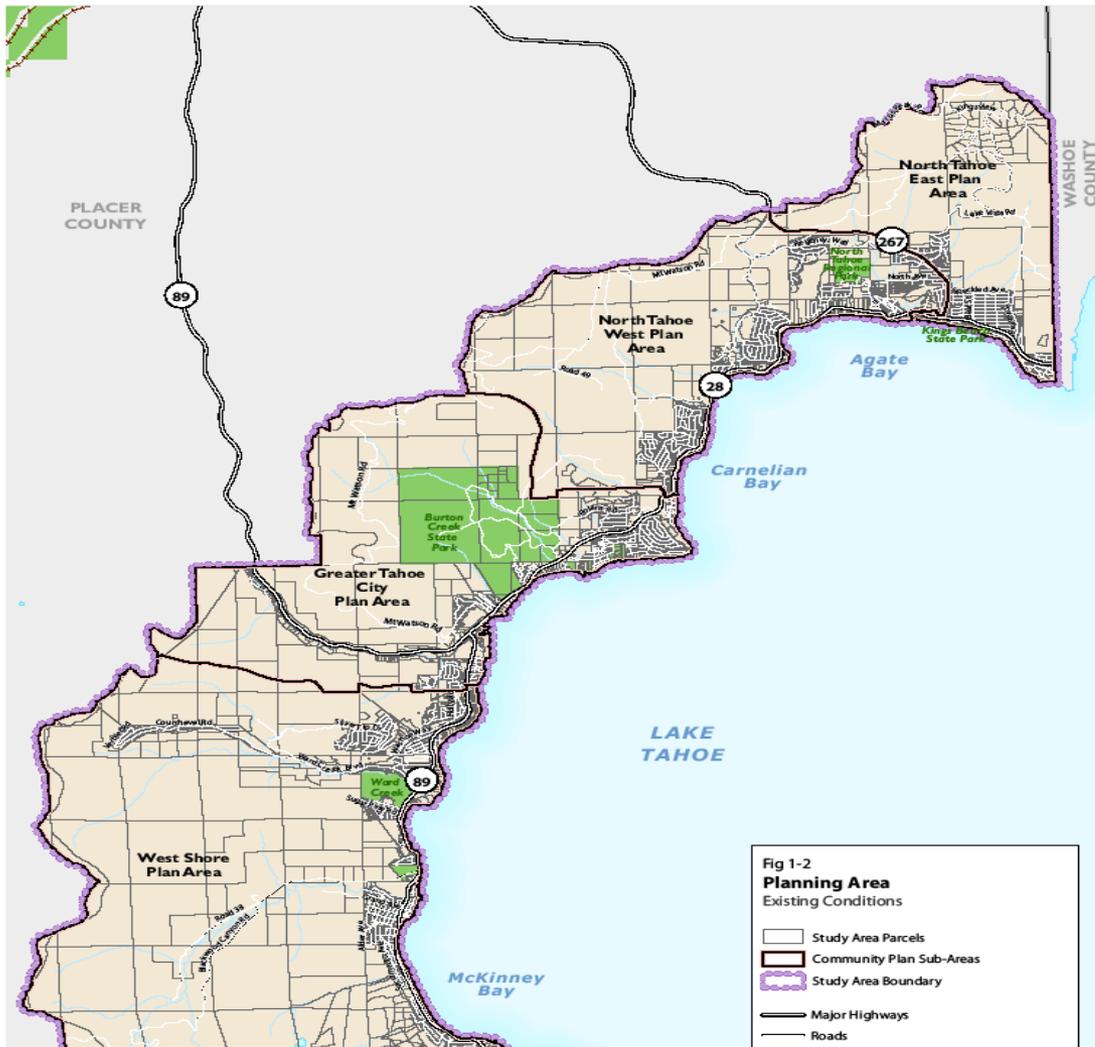
Land Use, Community Design & Development Sub-Station



Background

- July 2011 Placer BOS direction to initiate update of the Tahoe Community Plans
- County currently maintains 9 Community/General Plans in Basin
- As part of update process County's Community/General Plans are being consolidated into one over-arching policy document with four sub-planning areas
- Plan Areas have been identified and are for the purpose of developing four separate Area Plans - zoning, development standards, and design guidelines for the communities within each Plan Area
- Community Plan documents will include:
 - An over-arching Tahoe Basin Community Plan policy document
 - West Shore Plan Area Plan
 - Greater Tahoe City Plan Area Plan
 - North Tahoe West Plan Area Plan
 - North Tahoe East Plan Area Plan





Progress to Date

- On-going coordination with TRPA / Review of Regional Plan & Code as related to Community Plan Update ✓
- Public Outreach: ~ 24 community workshops, 6 Town Hall Meetings, stakeholder interviews, regular updates to various Boards, regular updates to website ✓
- Preparation of Draft Zone District Maps ✓
- Conducted Kings Beach Vision Charrette ✓
- Preparation of Kings Beach Vision Plan ✓
- Preparation of Existing Conditions Report & Economic Market Analysis ✓
- Conducted Tahoe City Town Center Visioning Options Public Workshop ✓
- Conducted Topical Policy Workshop Series ✓
- Preparation of Community Plan Policy Framework Document ✓



Documents Released to Date

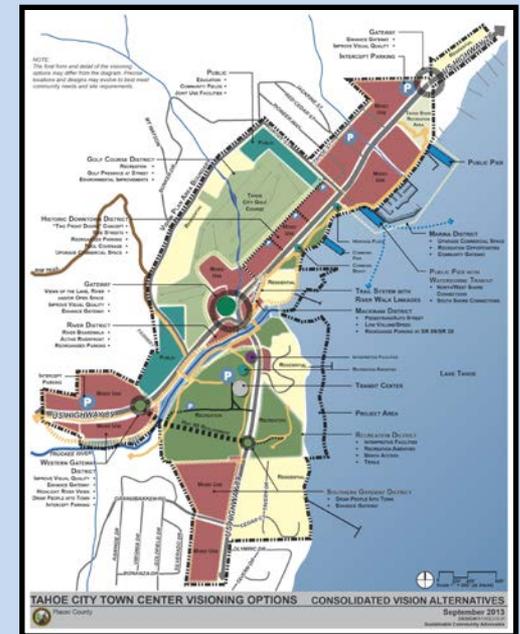
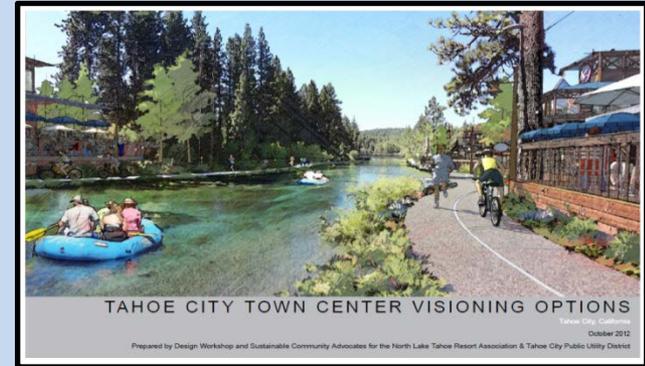
- Kings Beach Vision Plan
- Tahoe City Town Center Vision Options - Modified Vision Diagram & Principles (Based on Public Input)
- Community Plan Policy Framework
- Existing Conditions Report (Includes Economic Market Analysis)

All documents available on webpage: TahoeBasinCPU



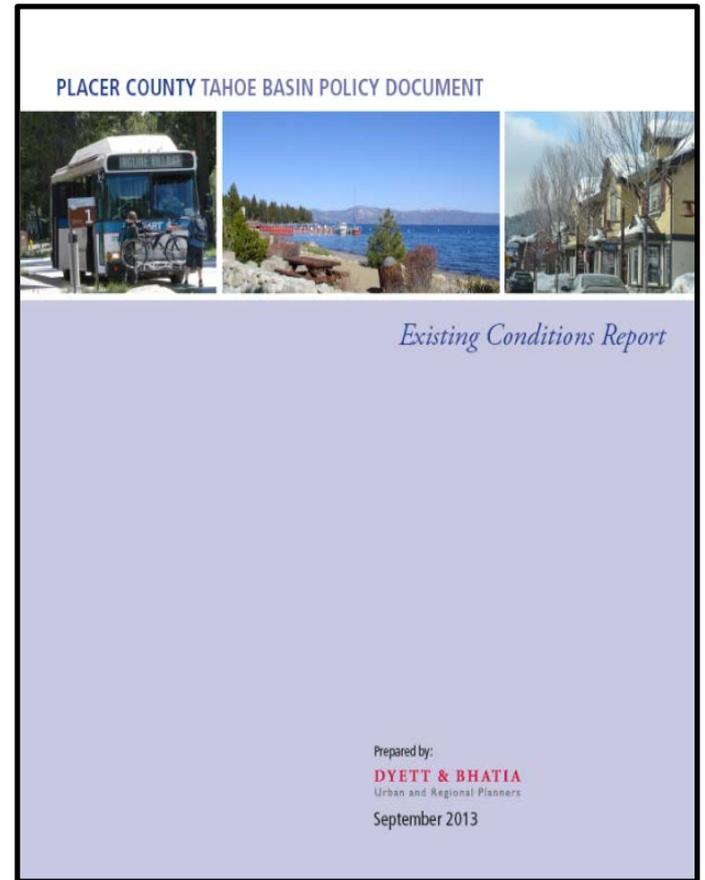
Overview – Tahoe City Town Center Vision Options Modified Vision Diagram & Principles

- Tahoe City Town Center Visioning Options was created in 2012 by Tahoe City downtown stakeholders as a way to generate ideas about the future of Tahoe City
- The intent of the visioning options process was that the generated ideas could be used to help inform County planning efforts
- Visioning options process was not a County led process but resulted in some visioning concepts and principles that the County believes are worth further review
- County conducted public workshop to engage in a dialogue with the public regarding the principles and concepts identified by the Tahoe City downtown stakeholders in the visioning options; and to explore whether or not some of these concepts and principles should be carried forward by the County for consideration
- Public input resulted in modified Visioning Options Diagram & Principles



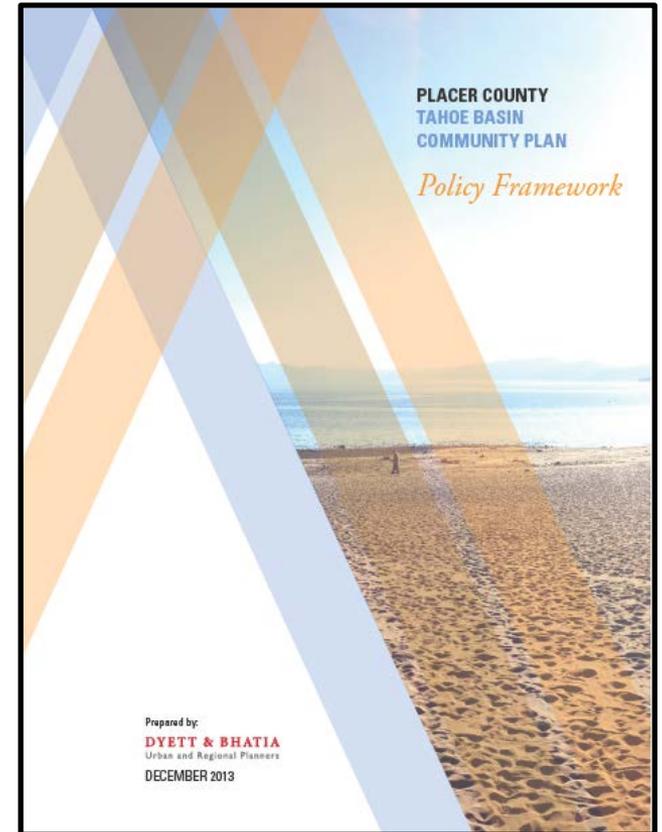
Existing Conditions Report & Economic Market Analysis

- Prepared in Summer 2013
- Serves as background material for Community Plan Update
- Includes Economic Market Analysis as Appendix
- Available on Website



Community Plan Policy Framework Document

- Prepared in December 2013 after Topical Policy Workshops
- Summarizes goals and guiding policies that frame up the Public Review Draft Community Plan Policy Document
- Policy Framework released for public comment in December; seeking through Feb 1st
- Public Review Draft Community Plan Policy Document to be released Spring 2014



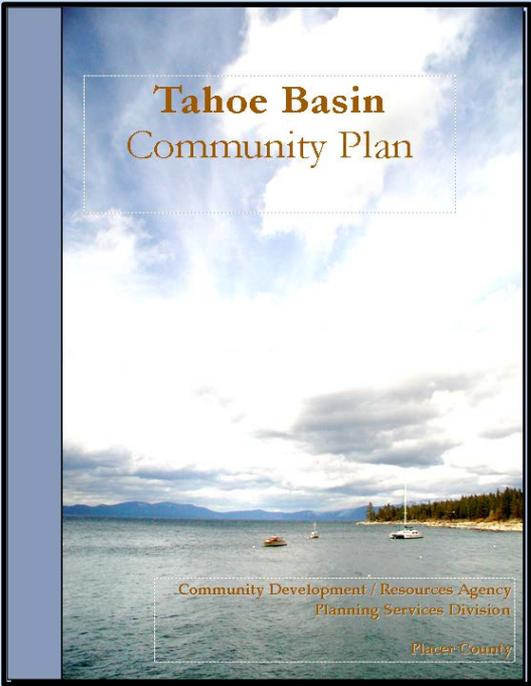
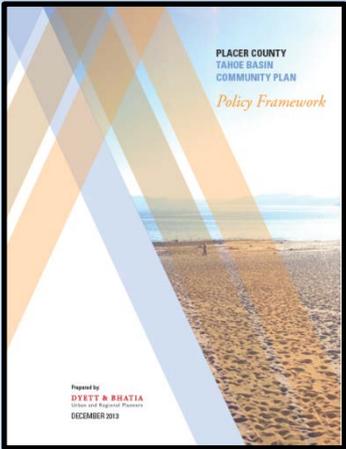
Topical Policy Workshops

- Series of public workshops conducted in Fall 2013
- Policy Topics:
 - Conservation
 - Recreation, Public Services & Facilities
 - Transportation
 - Land Use, Community Design & Development Potential

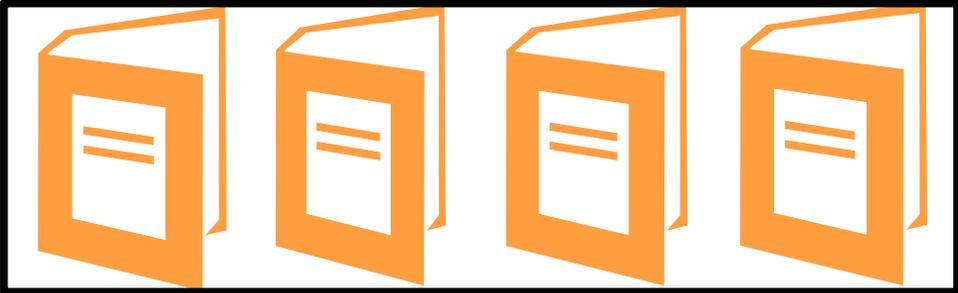


Community Plan Policy Document & Area Plans

**Community
Visioning**



AREA PLANS



Next Steps:

- Soliciting Public Comment on the Policy Framework Document
- Meet with Technical Advisory Committee and Plan Teams for feedback on planning documents as they take shape
- Public Review Draft Community Plan Policy Document to be released in Spring 2014
- Preparing parking management strategy
- Preparing 4 Area Plans in coordination with TRPA to ensure conformance with their Regional Plan and Code
- Draft Area Plans anticipated to be released in Spring 2014



TAHOE BASIN COMMUNITY PLAN UPDATE

Continued Public Outreach

**Work Program
Development**
(July 2011 Board
Direction)

**Public Outreach &
Visioning Efforts**
(August 2011 -
Summer 2013)

**Draft Planning
Documents / Public
Workshops**
(Spring 2013 -
Spring 2014)

**Environmental
Analysis**
(Spring 2014 -
Fall 2014)

Public Hearings
(Summer 2014 -
Spring 2015)

**Community
Area Plan Ad**
(Late 2014 /
2015 Placer B
TRPA Acti



Placer County
CDRA / Planning Services Division



Tahoe Basin Community Plan Update

Community Plan Update Contact:

Crystal Jacobsen

530.745.3000

cjacobse@placer.ca.gov

Community Plan Update Website:

<http://www.placer.ca.gov/Departments/CommunityDevelopment/Planning/TahoePlanning>

Copies of PowerPoint available upon request.

Questions ?

