



# ENVISION **CONTRA COSTA**

Presentation to RCF Connects

11/15/2023

# Envision Contra Costa



**General  
Plan**



**Climate  
Action  
Plan**



**Zoning  
Ordinance**

**Environmental Impact Report**

# 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 Themes



**Environmental Justice**



**Community Health**



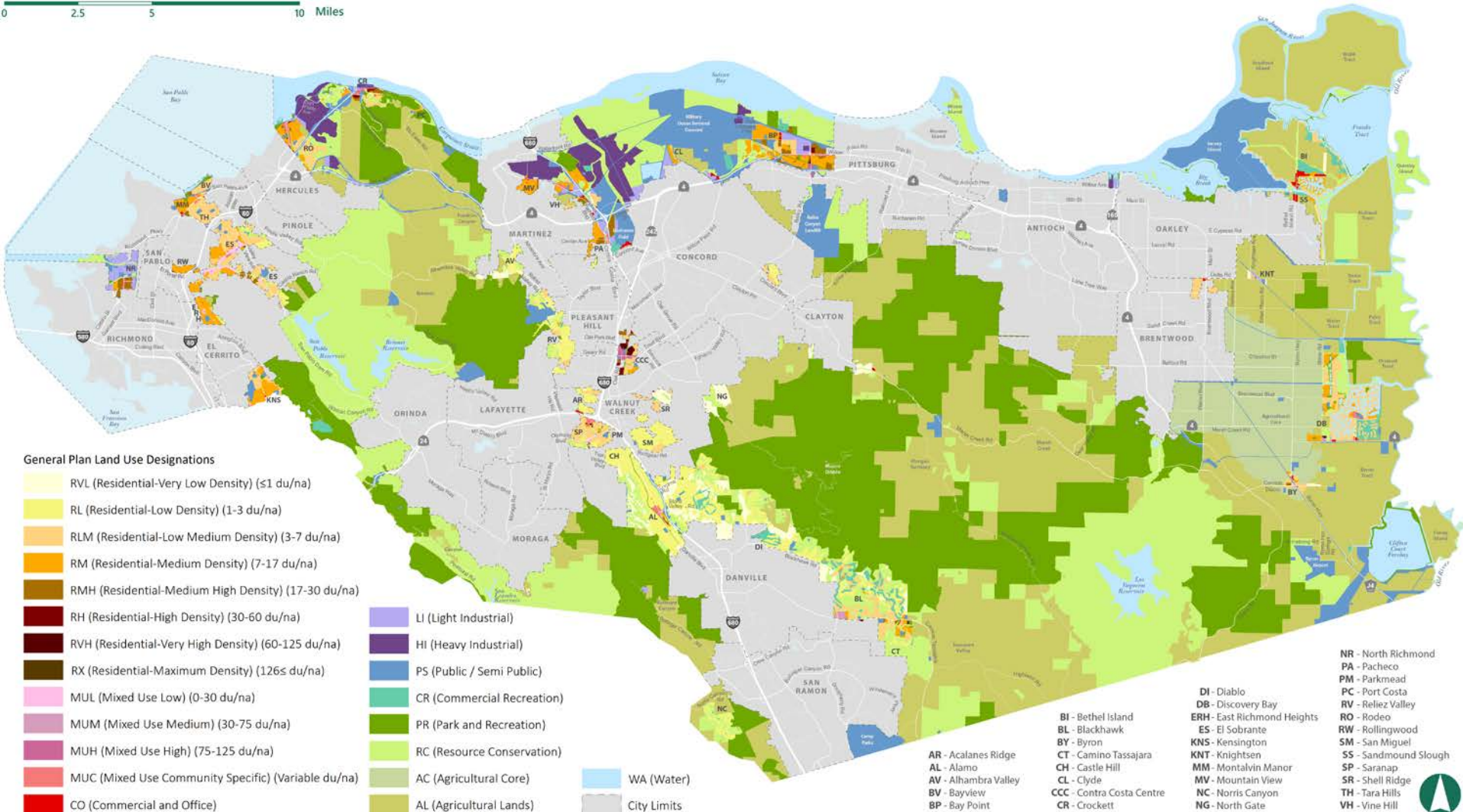
**Economic Development**



**Sustainability**

# General Plan Land Use Map

0 2.5 5 10 Miles





# Community Profiles

## PACHECO - CONTEXT - 1

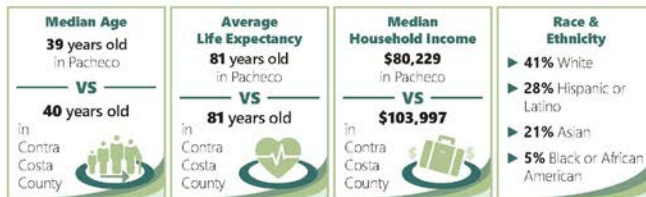
Pacheco sits just east of Martinez and west of Buchanan Field Airport in central Contra Costa County. It was once a prosperous shipping center for grain exports, but fires and earthquakes in the mid-19th century resulted in much of its population relocating to Concord. Today it encompasses a variety 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.

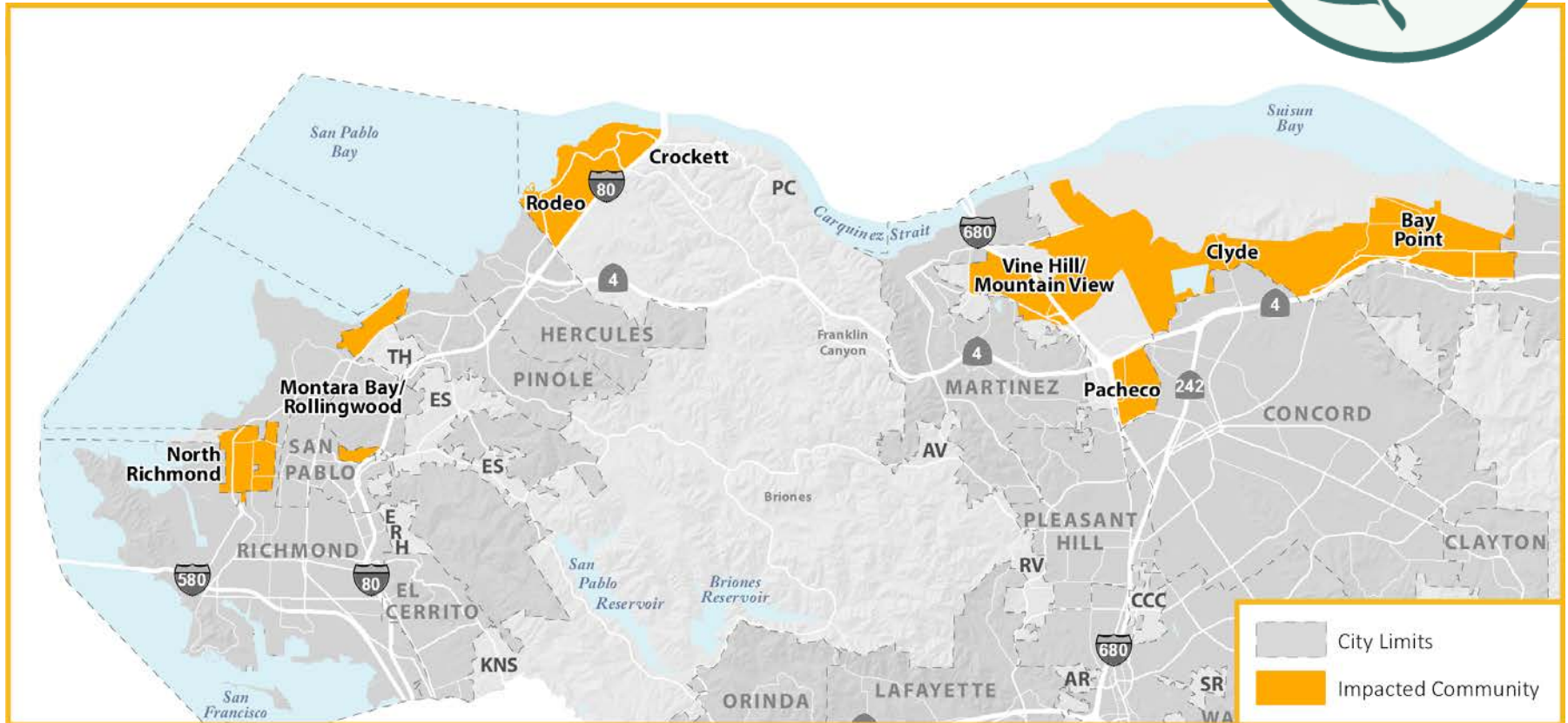


Source: Contra Costa County, 2018; PlaceWorks, 2022.

### WHO LIVES IN PACHECO?



# 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

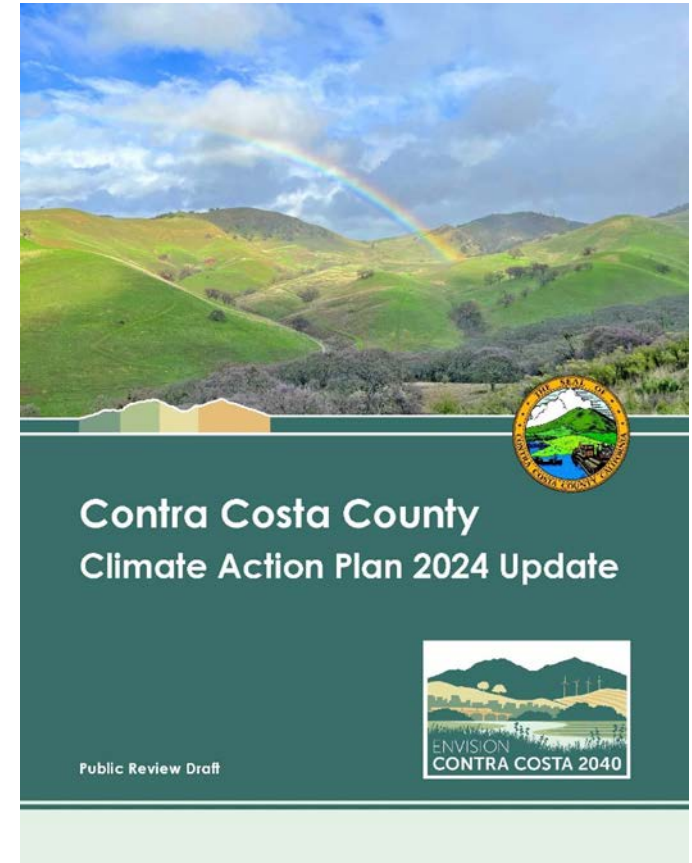




# Draft CAP

# 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 the climate-related policy direction of the General Plan**
- » **Establishes a plan to reach those targets**



# 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)

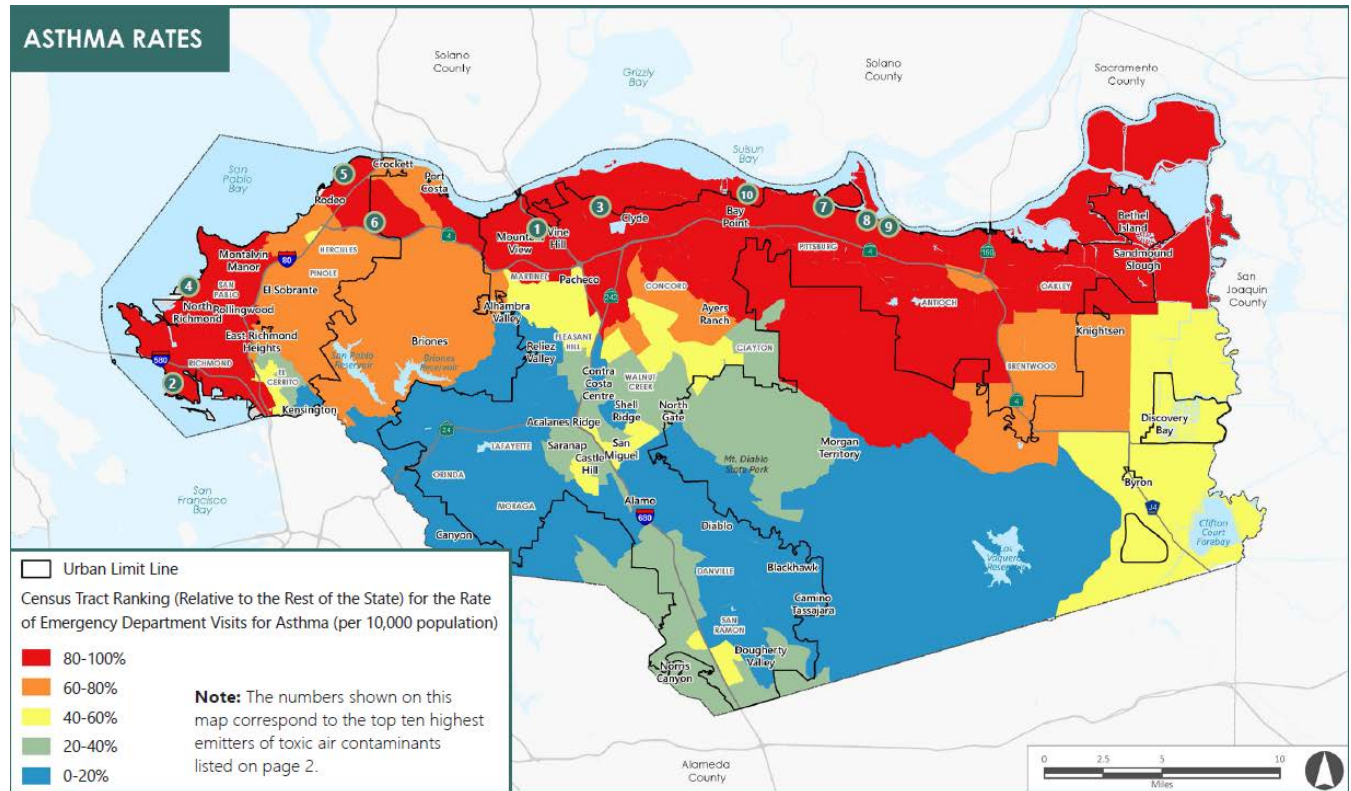
- » Shows that the General Plan reduces GHG emissions consistent with State targets
- » Acts as a Qualified GHG Reduction Plan
  - Streamlines environmental review for new development projects that are consistent with the CAP
- » General Plan EIR will include environmental review of CAP



# What Motivates Us

1. Martinez Refinery
2. Chevron Products Company
3. Marathon Refinery\*
4. West Contra County Landfill
5. Phillips 66 – San Francisco Refinery\*
6. Phillips 66 Carbon Plant
7. Los Medanos Energy Center
8. Delta Energy Center
9. Air Liquide Large Industries US
10. Criterion Catalysts Company LP

\* Approved to process renewable fuel 5/2022. Permits pending with air regulators.



# 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

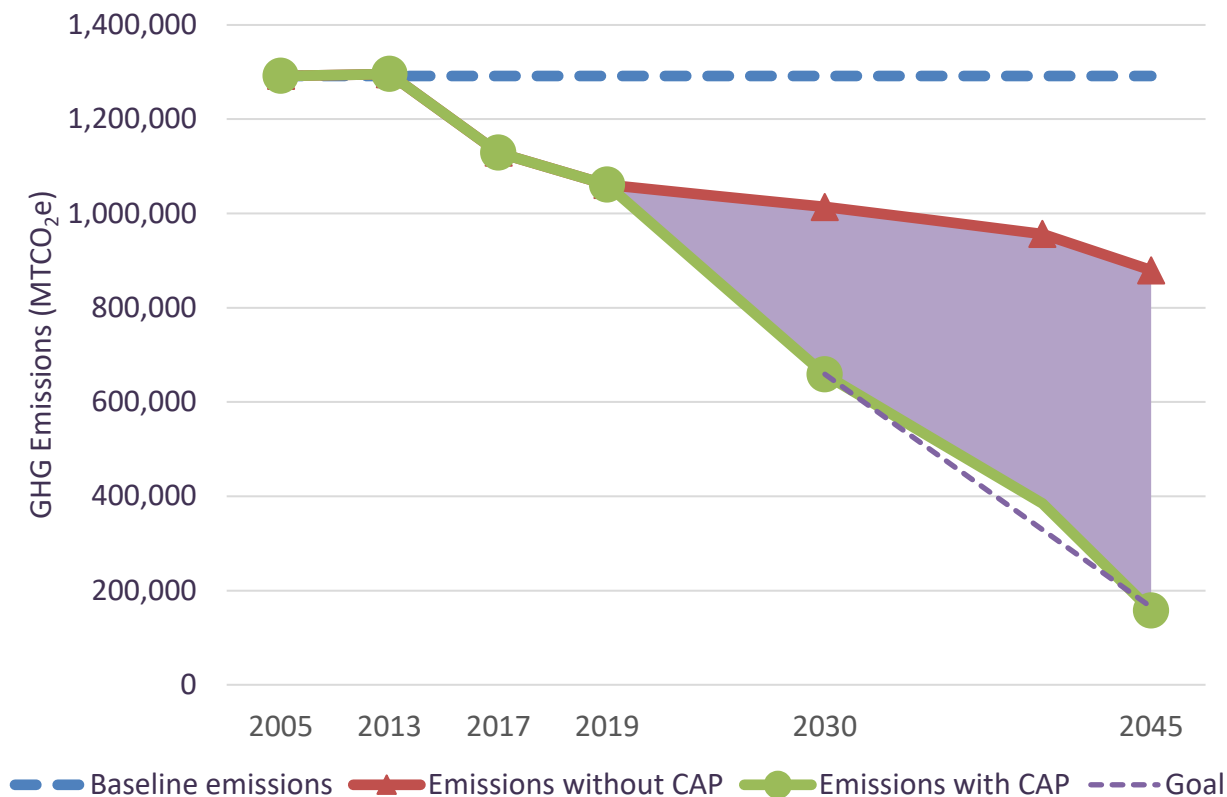
Climate Equity

Leadership

Implementation

# Achieving Our Goals

- » CAP strategies provide a path to achieve the State's 2030 and 2045 GHG emission reduction goals and support the State's goal of net carbon neutrality by 2045



# Climate Action Plan Strategies

## Community

- » **Buildings**
  - All-electric for all buildings
- » **Clean energy**
- » **Resilient Infrastructure**  
(withstand heat, drought, flood, fire)
- » **Bikes/walking/transit**
- » **Electric vehicles**
- » **Locally grown fresh food**

## County Operations

- » **Fleet**
- » **Buildings**
  - Energy, water, recycling, composting
- » **Infrastructure**
  - Streets
  - Traffic signals
  - Green Infrastructure
- » **Purchasing**
- » **Investments**

**EQUITY IS A THROUGHLINE**



# What's Next?

# 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

# 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



# ENVISION CONTRA COSTA

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