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PLANNING AND BUILDING
DEPARTMENT

CITY OF SACRAMENTO
CALIFORNIA

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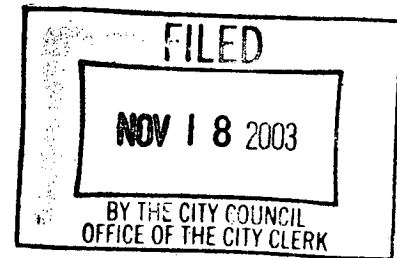
Planning Division

PLANNING
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November 3, 2003

City Council
Sacramento, California

Honorable Members in Session:



**SUBJECT: INTRODUCTION OF THE FALL 2003 CITY PLANNING ACADEMY
AND ACADEMY OVERVIEW (M03-135)**

LOCATION AND COUNCIL DISTRICT: Citywide

RECOMMENDATION: This is an informational item that provides a status report on the City Planning Academy

CONTACT PERSONS: Steve Peterson, Principal Planner, 264-5981
Julie Sontag, Associate Planner, 264-5691

FOR COUNCIL MEETING OF: November 18, 2003 (evening)

SUMMARY: On March 19, 2002, the City Council directed Planning staff to implement a Planning Academy as a part of the City's Smart Growth Implementation Strategy. The first two classes took place in the fall of 2002 and spring of 2003. The third class began on September 15, 2003, and ends on November 18. Twenty participants, selected by the Academy's Advisory Committee, completed this class.

COMMITTEE/COMMISSION ACTION: None is required for this report.

BACKGROUND INFORMATION: The Planning Academy was created as part of the City's Smart Growth Implementation Strategy. The Academy's purpose is to encourage citizens and other

stakeholders to participate in the planning process as the City puts its adopted smart growth principles into practice. This is done by educating and training participants in:

- Planning and smart growth principles and practices;
- The costs, benefits, and impacts of smart growth versus sprawl; and
- Effective participation in the planning process and in turn inspiring and training other community members.

Participants: Twenty students participated, representing a variety of public and private interests, ages, and occupations. A roster of the participants is provided in Attachment A on page 5.

Class Overview: Forty-seven people applied to the fall 2003 Planning Academy. The Academy's Advisory Committee selected applicants with the goal of having all council districts represented, as well as a balance of ages, sexes, and occupations, including public and private sector employees.

The City's third Planning Academy met from Monday, September 15, through Tuesday, November 18, 2003, and consisted of fourteen sessions over ten weeks, with a variety of speakers and topics. The first few classes provided an overview of city and regional planning in general, and how it is and has been practiced in the Sacramento area. Later classes included field trips and discussions of public participation in the planning process and what is needed to create a livable community. Attachment B on page 6 is the course schedule. The following topics were covered in the class:

- Class 1 Introduction and community image survey
- Class 2 Design Review field trip
- Class 3 The history and future of planning
- Class 4 Current planning and the California Environmental Quality Act (CEQA)
- Class 5 Can we recreate our classic neighborhoods?
- Class 6 Infill field trip: Downtown, Midtown, and Oak Park
- Class 7 Infill strategies and case studies
- Class 8 Sacramento smart growth initiatives
- Class 9 Green building and sustainable design
- Class 10 New growth areas field trip: North Natomas and Laguna West
- Class 11 The politics of smart growth
- Class 12 Building livable communities
- Class 13 Follow-up on the community image survey and course evaluation

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Academy speakers have been from both the private and public sectors. Architects and developers in private practice have spoken, as have representatives from the following agencies:

- City Planning Division
- City Economic Development Department
- City Utilities Department
- City Neighborhood Services Department
- City Parks and Recreation Department
- City Public Works Department
- Sacramento County Planning and Community Development Department
- Capitol Area Development Authority (CADA)
- Sacramento Metropolitan Air Quality Management District (SMAQMD)
- UC Davis Department of Environmental Design
- Sacramento Area Council of Governments (SACOG)
- Sacramento Housing and Redevelopment Agency (SHRA)

The Academy continues to be a success. The American Planning Association's Sacramento Valley Section awarded the Planning Academy its 2003 Leadership and Service Education Program award. The APA recognized the Academy as a unique example of a responsive local government seeking a dialog with its citizens.

Guest speakers and participants have also provided positive and useful feedback that will help improve the Academy. Based on suggestions received from previous classes, Oak Park was added to the infill field trip and more class time was devoted to discussion. Planning staff continues to use participant feedback to improve the course and will include Academy graduates and participants in the City's General Plan update. Academy participants are eager for such involvement, as shown by the words of one class member: "How do we become the seed voice to intelligent community involvement to motivate our elected body to make wise directional decisions?"

Schedule: The Academy may be offered twice annually, in the spring and fall, depending on staff workload. A list of prospective students is being developed for the next Academy and will be continually updated and students selected as positions become available. Staff and the advisory committee will formulate a strategy for recruiting more neighborhood representatives to meet the City's goal of reconnecting with its residents.

FINANCIAL CONSIDERATIONS: This report has no fiscal implications. The Academy costs approximately \$5,000 per session to operate, not including in-kind staff time.


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ENVIRONMENTAL CONSIDERATIONS: The City Planning Academy is not a project under the California Environmental Quality Act (CEQA).

POLICY CONSIDERATIONS: On December 4, 2001, the City Council adopted Smart Growth Principles into the General Plan and directed staff to create a smart growth implementation strategy, which would include the Planning Academy. The purpose of the Smart Growth Principles is to address low-density land use patterns that increase dependence on automobiles and separate land uses from one another. The Planning Academy has trained members of the community about the benefits of smart growth and how to more effectively participate in future smart growth planning efforts. The Academy furthers the City's goal of reconnected with its neighborhoods and enhancing educational opportunities for the entire community as stated in the City's Strategic Plan.

ESBD CONSIDERATIONS: No goods or services are being purchased under this report.

Respectfully submitted,


GARY L. STONEHOUSE
Planning Director

RECOMMENDATION APPROVED:



ROBERT P. THOMAS
City Manager

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**Attachment A: Fall 2003 Planning Academy
 Participants by Council District**

Fall 2003 Planning Academy Participants by Council District

Council District	Name	Affiliation
1	Stephen Hansen	Young Democrats, Stonewall Democrats of Sacramento
2	Roxie Anderson	Ducks Unlimited, Sacramento Tree Foundation, Sacramento Children's Home
2	Russell Medeiros	Community Services Planning Council, Sacramento Hunger Commission, Dixieanne Neighborhood Association
3	Ken Cosgrove	
3	Shawn Eldredge	Sacramento County Alliance of Neighborhoods, Winn Park Capitol Avenue Neighborhood Association
3	Dana Papke	State of CA, Environmental Protection Agency
3	William Robinson	JTS Communities
3	John Sharp	Caltrans
4	Panama Bartholomy	CA Division of the State Architect
4	Stacy Jarvis	Sacramento Old City Association, Newton Booth Alhambra Triangle Neighborhood Association
4	Jason Silva	
5	Kathleen Farren	The Trust for Public Land
6	Mel Billingsley	Bank of America, Tahoe Park Neighborhood Association
6	Darrick Lawson	City of Sacramento Art in Public Places Commission, Elmhurst Neighborhood Association, Orangevale Chamber of Commerce, Stonewall Democratic Club
6	Sandra Redmon	Tahoe Park Neighborhood Association
7	Bob Garcia	Caltrans
7	Coral Henning	Rental Housing Association of Sacramento Valley, Winn Park Capitol Avenue Neighborhood Association

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County	Mr. Hilary Gould	Arden Manor Neighborhood Association, Arden Arcade CPAC
County	Bret Hogge	River West Investments
County	Jeff Taylor	Sacramento Housing and Redevelopment Agency

FALL 2003 CITY OF SACRAMENTO PLANNING ACADEMY

September 15 through November 18, 2003

SCHEDULE

Class 1 Monday, September 15, 6:30 to 9:00 p.m.
Introductions, community participation, and community image survey
Location: Planning Commission Hearing Room, 1231 I Street, first floor

Gary Stonehouse, Planning Director

- Overview of the Planning and Building Department
- The Planning Division's mission and vision

Julie Sontag, Planner

- Welcome
- Ground rules
- Introductions

Paul Zykofsky, Local Government Commission

- Community participation
- Community image survey

Evaluation and closing

Class 2 Saturday, September 20, 9:00 a.m. to noon
Field Trip: Design Review
Location: Meet at the Planning Commission hearing room, 1231 I Street, first floor

Introduction: Julie Sontag, Planner

Luis R. Sanchez, AIA, Associate Architect

- The Design Review program
- Project intake and counter reviews
- Staff-level review

- Board-level review
- Design Review walking tour

Class 3 Monday, September 22, 6:30 to 9:00 p.m.
The history and future of planning
Location: Public Works Building, 927 10th Street, basement

Introduction: Julie Sontag, Planner

Discussion of readings, current events, and projects

Randall Fleming, UC Davis Department of Environmental Design;

- The history of development in the Sacramento region
- Development patterns

David Shabazian, Senior Planner, Sacramento Area Council of Governments (SACOG)

- SACOG's role
- SACOG's land use and transportation study
- Base Case: What does the future look like?

Evaluation and closing

Class 4 Monday, September 29, 6:30 to 9:00 p.m.
Current and long range planning and the California Environmental Quality Act (CEQA)
Location: Planning Commission Hearing Room, 1231 I Street, first floor

Introduction: Celia Yniguez, Planner

Discussion of readings and current events

Gary Little, Neighborhood Services Area 4 Director, City of Sacramento
Community participation in the planning process

- The Neighborhood Services Department's role
- Neighborhood associations' roles and responsibilities
- Community participation

Steve Peterson, Principal Planner, City of Sacramento

- The General Plan (plan elements and requirements)

- Community plans
- Planning and implementation tools
 - The zoning ordinance

Donna Decker, Senior Planner, North Natomas Unit, City of Sacramento

- Development application review and processing
- The roles of citizens, staff, Planning Commission, and Design Review and Preservation Board

Lezley Buford, Principal Planner, Environmental Services Section, City of Sacramento

- What is the California Environmental Quality Act?
- What is the City's environmental review process?
- Mitigation: what is it and how is it done?

Evaluation and closing

Class 5 **Monday, October 6, 6:30 to 9:00 p.m.**
Can we recreate our classic neighborhoods?
Location: Public Works Building, 927 10th Street, basement

Introduction: Celia Yniguez, Planner

Discussion of readings and current events

Steve Peterson, Principal Planner, City of Sacramento

- Successful elements of classic, older neighborhoods
- Obstacles to recreating those neighborhoods
- Why the City's own regulations can inhibit smart growth

Peter Christensen, Sacramento Metropolitan Air Quality Management District (SMAQMD)

- Walkable streets presentation

Evaluation and closing

Class 6 **Saturday, October 11, 9:00 a.m. to 1:00 p.m.**
Infill field trip: Downtown, Midtown, and Oak Park
Location: To be arranged

Facilitator: Julie Sontag, Planner

- Craig Stradley, Principal, Mogavero-Notestine Associates
- Jackie Whitlam, Administrative Services Director for the Capitol Area Development Authority (CADA)
- Celia Yniguez, Associate Planner, City of Sacramento

Class 7 **Monday, October 13, 6:30 to 9:00 p.m.**
Infill strategies and case studies
Location: Public Works Building, 927 10th Street, first floor conference room

Introduction: Matt Anderson, Planner

Discussion of readings and current events

Lucinda Willcox, Senior Planner, City of Sacramento

- The City's infill strategy
- Costs and benefits of infill versus greenfield development

Ron Vrilakas, Vrilakas Architects

- Infill development from the developer's perspective

Evaluation and closing

Class 8 **Monday, October 20, 6:30 to 9:00 p.m.**
Smart growth initiatives
Location: Public Works Building, 927 10th Street, basement

Introduction: Julie Sontag, Planner

Discussion of readings and current events

Steve Peterson, Principal Planner, City of Sacramento

- What is smart growth?
- The City's smart growth initiatives
 - Policy initiatives: e.g. mixed-income housing policy
 - Regional initiatives: e.g. joint vision for Natomas
 - Air quality initiatives
- Planning initiatives: R Street Corridor Plan; 65th Street Transit Village Plan; North Natomas Community Plan
- Case studies, other jurisdictions: Shining Places

Panel discussion: redevelopment and smart growth:

- Dave Harzoff, Senior Project Manager, City of Sacramento Economic Development Department
- Cassandra Jennings, Deputy Executive Director of the Sacramento Housing and Redevelopment Agency (SHRA)
- Jackie Whitelam; Administrative Services Director for the Capitol Area Development Authority (CADA)

Evaluation and closing

Class 9 **Monday, October 27, 6:30 to 9:00p.m.**
Green building and sustainable design
Location: Public Works Building, 927 10th Street, first floor
conference room

Introduction: Helen Selph, Planner

David Mogavero, Senior Principal, Mogavero Notestine Associates

- Sustainable building design

Ryan Bell, Technical Assistance Associate, U.S. Cities for Climate Protection Campaign

- The Cities for Climate Protection Program of the International Council for Local Environmental Initiatives

Jim McDonald, Senior Planner, City of Sacramento

- The City's sustainable design programs

Evaluation and closing

Class 10 **Saturday, November 1, 9:00 a.m. to 1:00 p.m.**
Field Trip: new growth areas
Location: Meet at the North Permit Center, located at 2101 Arena
Boulevard, Suite 200

Facilitator: Julie Sontag, Planner

Donna Decker, Senior Planner, North Natomas Unit, City of Sacramento

- North Natomas Community Plan
- Town Center field visit

Nedzlene Ferrario, Associate Planner, Sacramento County, and Ryan Fong,
President, River Rock Development Company

- Laguna West Master Plan
- Field visit

What does and doesn't work at each site?

Class 11 **Monday, November 3, 6:30 to 9:00 p.m.**
The politics of smart growth
Location: Public Works Building, 927 10th Street, basement

Introduction: Matt Anderson, Planner

Facilitator: Scot Mende, Transportation-Air Quality Collaborative

Smart growth in the political arena : Assemblymember Darrell Steinberg, D-Sacramento, Councilmember Ray Tretheway

Evaluation and closing

Class 12 **Monday, November 10, 6:30 to 9:00 p.m.**
Building livable communities
Location: Planning Commission Hearing Room, 1231 I Street, first floor

Introduction: Julie Sontag, Planner

Parks and Livability: Gary Ziegenfuss, Administrative Analyst II, Neighborhood Services, and Parks Department representative

- Parks and livability
- The Riverfront Master Plan

Sparky Harris, City Planning

- Downtown railyards planning exercise

Evaluation and closing

Class 13 **Monday, November 17, 6:30 to 9:00 p.m.**
Follow-up on the community image survey and course evaluation
Location: Planning Commission Hearing Room, 1231 I Street, first floor

Introduction: Julie Sontag, Planner

Discussion of readings, current events, and projects

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Paul Zykofsky, Local Government Commission, and Julie Sontag, City Planning

- Results of the community image surveys given by class participants

Julie Sontag, Planner

- Course evaluation

Evaluation and closing

Class 14 Tuesday, November 18, 6:00 to 7:30 p.m.
Reception, graduation, and Council presentation
Location: Interim City Hall, 730 I Street, Conference Room 201

We also encourage you to attend at least one of the Sacramento Area Council of Governments (SACOG) countywide workshops. For more information, contact Katie Hofmann of Valley Vision, which is cosponsoring the workshops, at 925-0130, or Katie.hofmann@ValleyVision.org. You can also visit SACOG's Web site at:

<http://www.sacregionblueprint.org/sacregionblueprint/index.cfm>

The workshops will be held on the following dates:

Saturday, November 15, 8:30 a.m. to 1:00 p.m.: Eastern Sacramento County
Location: Vision Service Plan, 3333 Quality Drive, Rancho Cordova

Saturday, November 22, 8:30 a.m. to 1:00 p.m.: Southern Sacramento County
Location: Cosumnes River College, 8401 Center Parkway, Sacramento

Saturday, January 10, 2004, 8:30 a.m. to 1:00 p.m.: Northern and central Sacramento County
Location: CSUS Alumni Center, 6000 J Street, Sacramento