



APPROVED
BY THE CITY COUNCIL

AUG 18 1998

ad amended

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DEPARTMENT OF
NEIGHBORHOODS, PLANNING AND
DEVELOPMENT

CITY OF SACRAMENTO
CALIFORNIA

OFFICE OF THE
CITY CLERK

1231 I STREET
ROOM 300
SACRAMENTO, CA
95814-2904

PLANNING
916-264-5381
FAX 916-264-5328

August 12, 1998

City Council
Sacramento, California

Honorable Members In Session:

SUBJECT: SOUTH NATOMAS PARKS/SCHOOLS UPDATE (M98-022)

A. Environmental Determination: Exempt;

B. General Plan Amendments {text & map} to:

1. Add Sally Hudson Park on 0.5 acres previously designated as Low Density Residential (4-15 DU/NA) {APN: 274-0430-109; 274-0030-041};
2. Add Shorebird Park on 2.34 acres previously designated as Low Density Residential (4-15 DU/NA) {APN: 274-0021-012};
3. Add Natomas West Park on 1.90 acres previously designated as Low Density Residential (4-15 DU/NA) {APN: 274-0030-044}
4. Add Heritage Place Linear Park/Open Space on 2.50 acres previously designated as Low Density Residential (4-15 DU/NA) {APN: 274-0320-028};
5. Add Truxel Community Center park on 25.11 acres previously designated as High School {APN: 225-0230-070};
6. Delete the 30 acre Fong Ranch Park site and reduce low density residential uses by 31.51 acres, and replace it with the Natomas High School {APN:225-0170-050};

C. South Natomas Community Plan Amendments {text & map} to:

1. Add Sally Hudson Park on 0.5 acres previously designated as Medium Density Residential (7-15 DU/NA) {APN: 274-0430-109; 274-0030-041};
2. Add Shorebird Park on 2.34 acres previously designated as Low Density Residential (4-8 DU/NA) {APN: 274-0021-012};
3. Add Natomas West Park on 1.90 acres previously designated Medium Density Residential (7-15 DU/NA) {APN: 274-0030-044}
4. Add Heritage Place Linear Park/Open Space on 2.50 acres previously designated as Low Density Residential (4-8 DU/NA) {APN: 274-0320-028};
5. Add Truxel Community Center park on 25.11 acres previously designated as High School {APN: 225-0230-070};
6. Delete the 30 acre Fong Ranch Park site and reduce the low density residential uses by 31.51 acres, and replace it with the Natomas High School {APN:225-0170-050};
7. Add Sand Cove Park on 11.32 acres previously designated as Riverfront District {APN: 274-0220-022, 062, 064, 066};

LOCATION: South Natomas Community Plan Area; Council District 1

RECOMMENDATION: Planning Staff recommends that the City Council adopt the attached Resolution which amends the Parks and Schools Sections of the South Natomas Community Plan and the land use diagrams for the General Plan and the South Natomas Community Plan.

CONTACT PERSON: Scot Mende, Senior Planner 264-5894

FOR CITY COUNCIL MEETING OF: August 18, 1998 (afternoon)

SUMMARY: The amendment would formally acknowledge the addition of new parks and open space to South Natomas:

- ⊛ Sand Cove Park (*acquired and developed*)
- ⊛ Shorebird Park (*identified on subdivision map*)
- ⊛ Natomas West Park (*identified on subdivision map*)
- ⊛ Sally Hudson Park (*acquired*)
- ⊛ Heritage Place Linear Park (*dedicated by final subdivision map*)
- ⊛ Truxel Community Center Park (*City negotiating to purchase*) *So Natomas Community Site*

The amendment would delete a park site:

- ⊛ Fong Ranch Park (*developed as high school*)

The amendment would formally acknowledge the addition of a new school:

- ⊛ Natomas High School (*developed*)

The amendment would delete a school site:

- ⊛ Truxel High School (*declared as surplus property*)

COMMITTEE/COMMISSION ACTIONS: On the date of July 9, 1998, the City Planning Commission, by a vote of 7-0 (with 2 absent) recommended approval of the Plan Amendments. On the date of July 7, 1998, the item was presented for information to the Parks and Recreation Citizens Advisory Committee.

BACKGROUND: In general, the South Natomas area is deficient in the amount of park acreage relative to population. As opportunities have become available, the City has acquired new park sites. In addition, the school district has acquired and developed a new high school and has declared as surplus a site which the City is attempting to purchase for a park. A more complete discussion is contained in the attached staff report to the Planning Commission, dated July 9, 1998.

The proposed Plan Amendments were circulated to all property owners within a 500' radius. Two letters (attached) were received in opposition to the Plan Amendment for the Truxel site. Both letters expressed concerns regarding late night activities. Staff has advised both of the commentors that operational and design issues will be discussed in detail at a later date.

ENVIRONMENTAL REVIEW: The Environmental Services Manager has determined the project, as proposed, will not have a significant impact to the environment because development of each specific park project has already been evaluated within the context of development proposals and park development would be subject to subsequent environmental review. Therefore, the Resolution itself, would have no significant impact and is exempt from CEQA pursuant to Section 15061 (b-1) of the CEQA Guidelines.

FINANCIAL CONSIDERATIONS : Adoption of Plan Amendments does not require financial commitments at this time.

POLICY CONSIDERATIONS: The Landscape Architecture Section has commented that the Parks and Recreation Master Plan will differentiate between "Parks" and "Open Space", while the Community and General Plan lump these into a single category. It is important to recognize that open space corridors are not equivalent to active recreation parks.

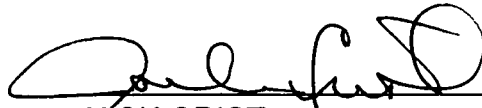
MBE/WBE EFFORTS: None.

Respectfully submitted,


GARY L. STONEHOUSE
Planning Director

FOR CITY COUNCIL INFORMATION:
WILLIAM H. EDGAR
CITY MANAGER

APPROVED:


JACK CRIST
Deputy City Manager

RESOLUTION NO. 98-422

ADOPTED BY THE SACRAMENTO CITY COUNCIL

ON DATE OF _____

AMENDED BY COUNCIL 08/18/98

RESOLUTION TO AMEND THE GENERAL PLAN AND SOUTH NATOMAS COMMUNITY PLAN TO DESIGNATE ADDITIONAL PARK/OPEN SPACE SITES, DELETE 1 PARK SITE, ADD 1 HIGH SCHOOL SITE, AND DELETE 1 HIGH SCHOOL SITE (M98-022)

WHEREAS, the City Planning Commission conducted a public hearing on July 9, 1998 and the City Council conducted a public hearing on August 18, 1998 concerning the above plan amendment and based on documentary and oral evidence submitted at the public hearing.

NOW, THEREFORE BE IT RESOLVED by the City Council of the City of Sacramento that the South Natomas Community Plan is hereby amended as follows:

Section 1: The General Plan Land Use Diagram is amended to add six park/open space sites and delete one park site as shown below and on the attached Exhibits A and B.

Parks/Open Space	Existing General Plan	PARCEL #	Total Acres
Sally Hudson Park	Low Density Residential (4-15)	274-0430-109; 274-0030-041	0.50
Shorebird Park	Low Density Residential (4-15)	274-0021-012	2.34
Natomas West Park	Low Density Residential (4-15)	274-0030-044	1.90
Sand Cove Park	Parks, Recreation, Open Space	274-0220-022, 062, 064, 066	11.32
Heritage Place Linear Park	Low Density Residential (4-15)	274-0320-028	2.50
South Natomas Community Center	High School	225-0230-070	25.11
Fong Ranch Park	Parks/Open Space	225-0170-050	30.00

FOR CITY CLERK USE ONLY

RESOLUTION NO.: _____

DATE ADOPTED: _____

Section 2: The General Plan Land Use Diagram is amended to add one school site and delete one school site as shown below and on the attached Exhibit C.

Proposed School	Existing General Plan	PARCEL #	Total Acres
Truxel/Bannon Creek High School site	High School	225-0230-070	25.11
Natomas High School	Parks/Open Space Low Density Residential	225-0170-050	30.00 + 31.51

Section 3: The South Natomas Community Plan Land Use Map is amended to add six park/ open space sites and delete one site as shown below and on the attached Exhibits A and B.

Parks/Open Space	Community Plan	PARCEL #	Total Acres
Sally Hudson Park	Medium Density Residential (7-10)	274-0430-109; 274-0030-041	0.50
Shorebird Park	Low Density Residential (4-8)	274-0021-012	2.34
Natomas West Park	Medium Density Residential (7-10)	274-0030-044	1.90
Sand Cove Park	Riverfront	274-0220-022, 062, 064, 066	11.32
Heritage Place Linear Park	Low Density Residential (4-8)	274-0320-028	2.50
South Natomas Community Center	High School	225-0230-070	25.11
Fong Ranch Park	Park	225-0170-050	30.00

Section 4: The South Natomas Community Plan Land Use Map is amended to add one school site and delete one school site as shown below and on the attached Exhibit C.

Proposed School	Existing General Plan	PARCEL #	Total Acres
Truxel/Bannon Creek High School site	High School	225-0230-070	25.11
Natomas High School	Park Low Density Residential	225-0170-050	30.00 + 31.51

Section 5: The South Natomas Park Sites (Figure 6) in the Community Plan is amended to add six park/open space sites as shown on the attached Exhibits A and B.

FOR CITY CLERK USE ONLY

RESOLUTION NO.: _____

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Section 6: The South Natomas Community Plan Park Acreage (Table 7) is amended to add six and delete one park / open space sites as follows:

Park Name or Location	Total Acres
Sally Hudson Park	0.50
Shorebird Park	2.34
Natomas West Park	1.90
Sand Cove Park	11.32
Heritage Place Linear Park	2.50
South Natomas Community Center	25.11
Fong Ranch Park	30.00

Section 7: The South Natomas Community Plan Land Use Map is amended to add one school site and delete one school site as shown below and on the attached Exhibit C.

Section 8: The South Natomas School Sites (Figure 5) in the Community Plan is amended to add one school site and delete one school site as shown on the attached Exhibit C.

Section 9: The South Natomas Community Plan Public Schools (Table 6) is amended add one school site and delete one school site as follows:

School Name or Location	Total Acres
Natomas High School	61.51
Truxel High School	25.14

MAYOR

ATTEST:

CITY CLERK

M98-022

FOR CITY CLERK USE ONLY

RESOLUTION NO.: _____

DATE ADOPTED: _____

APPROVED
BY THE CITY COUNCIL

AUG 18 1998

RESOLUTION NO. 98-422
as amended

ADOPTED BY THE SACRAMENTO CITY COUNCIL

OFFICE OF THE
CITY CLERK

ON DATE OF _____

RESOLUTION TO AMEND THE GENERAL PLAN AND SOUTH NATOMAS COMMUNITY PLAN TO DESIGNATE ADDITIONAL PARK/OPEN SPACE SITES, DELETE 1 PARK SITE, ADD 1 HIGH SCHOOL SITE, AND DELETE 1 HIGH SCHOOL SITE (M98-022)

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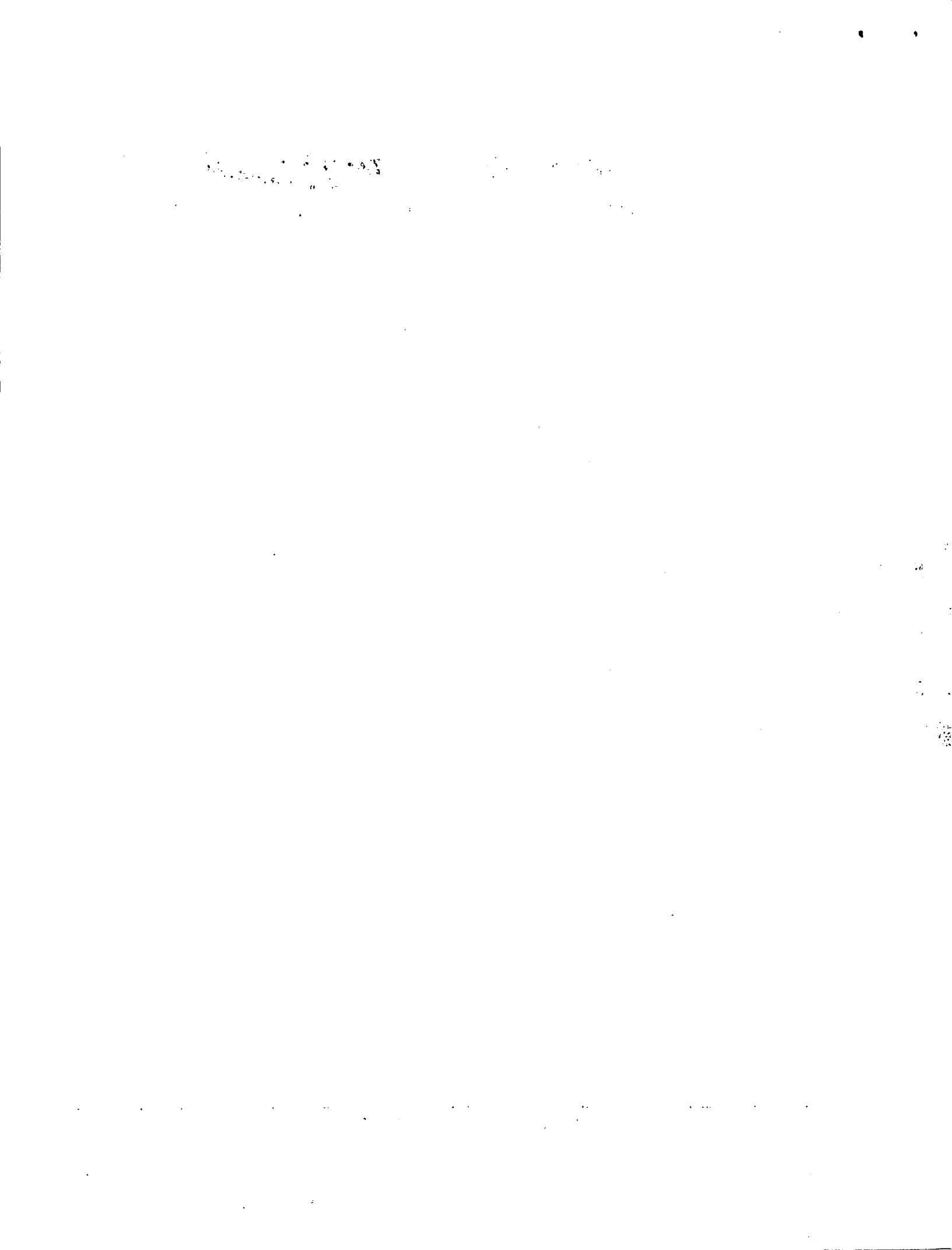
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Fong Ranch Park	Parks/Open Space	225-0170-050	30.00

Section 2: The General Plan Land Use Diagram is amended to add one school site and delete one school site as shown below and on the attached Exhibit C.

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MAYOR

ATTEST:

CITY CLERK

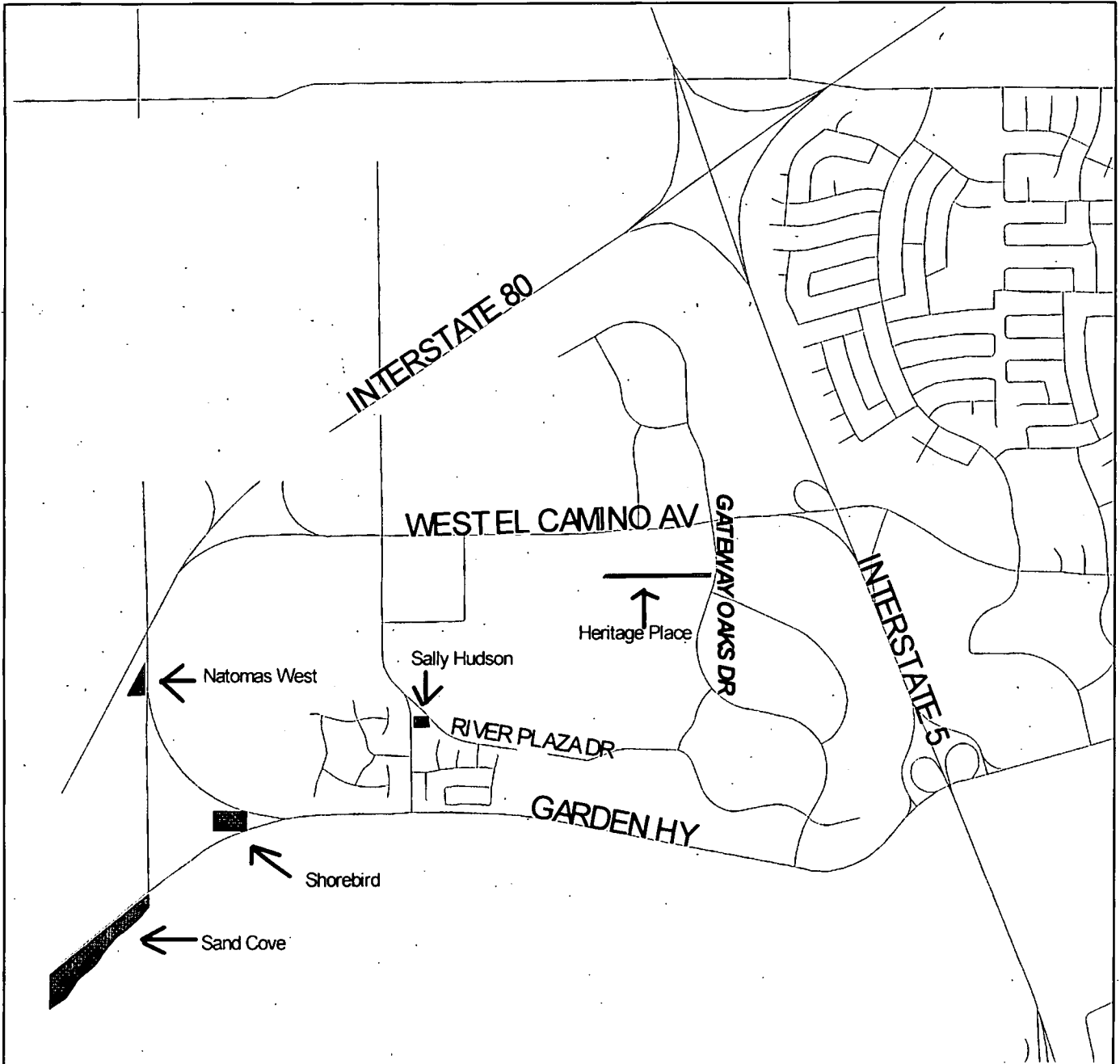
M98-022

FOR CITY CLERK USE ONLY

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SOUTH NATOMAS PARKS - W OF I-5
COMMUNITY PLAN AMENDMENTS



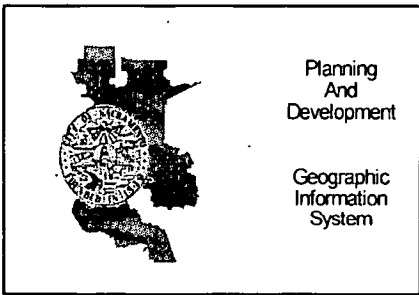
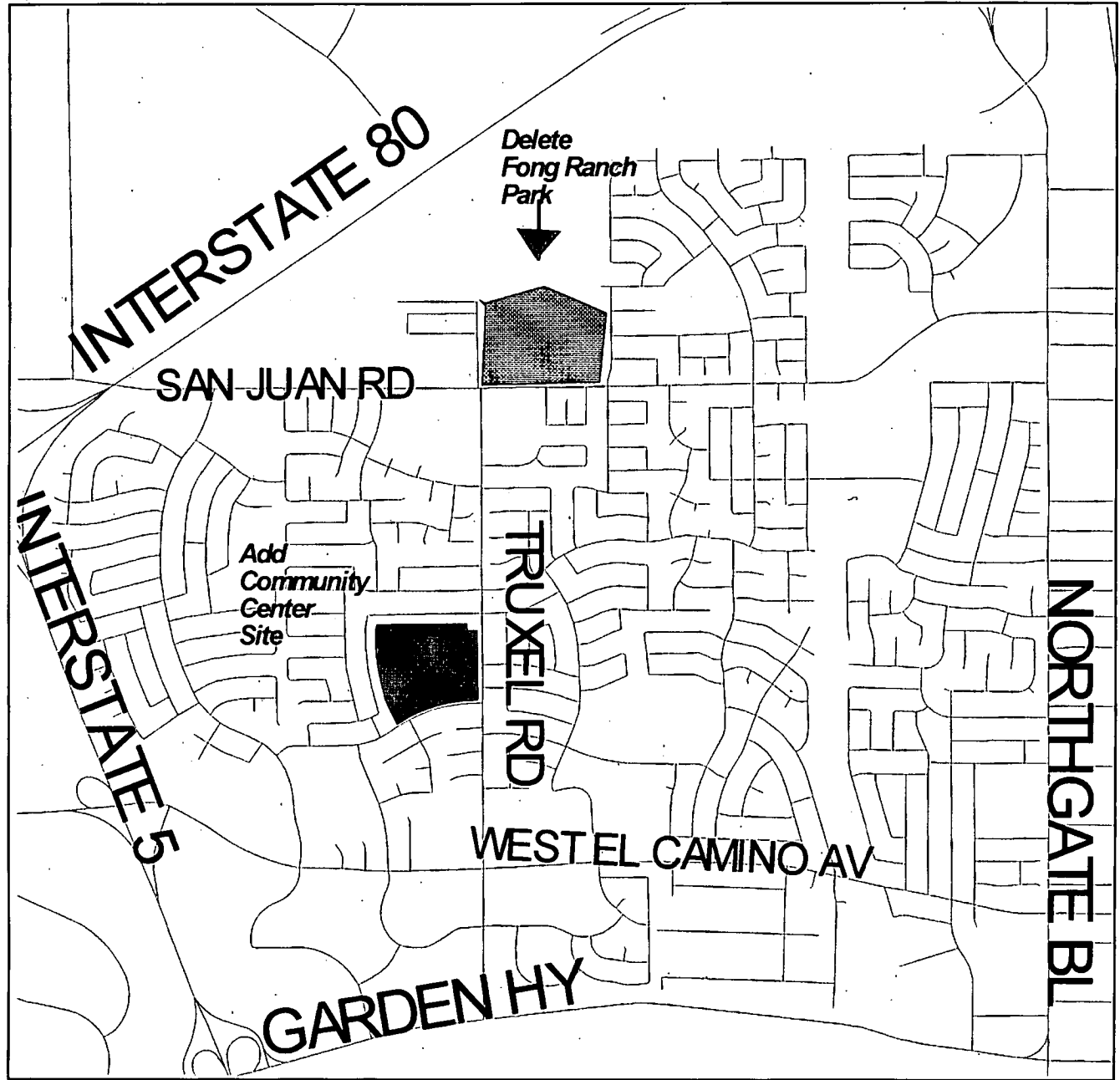
Planning
And
Development

Geographic
Information
System

**PARK SITES
TO BE ADDED
M98-022**



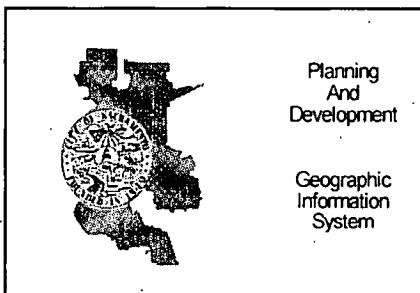
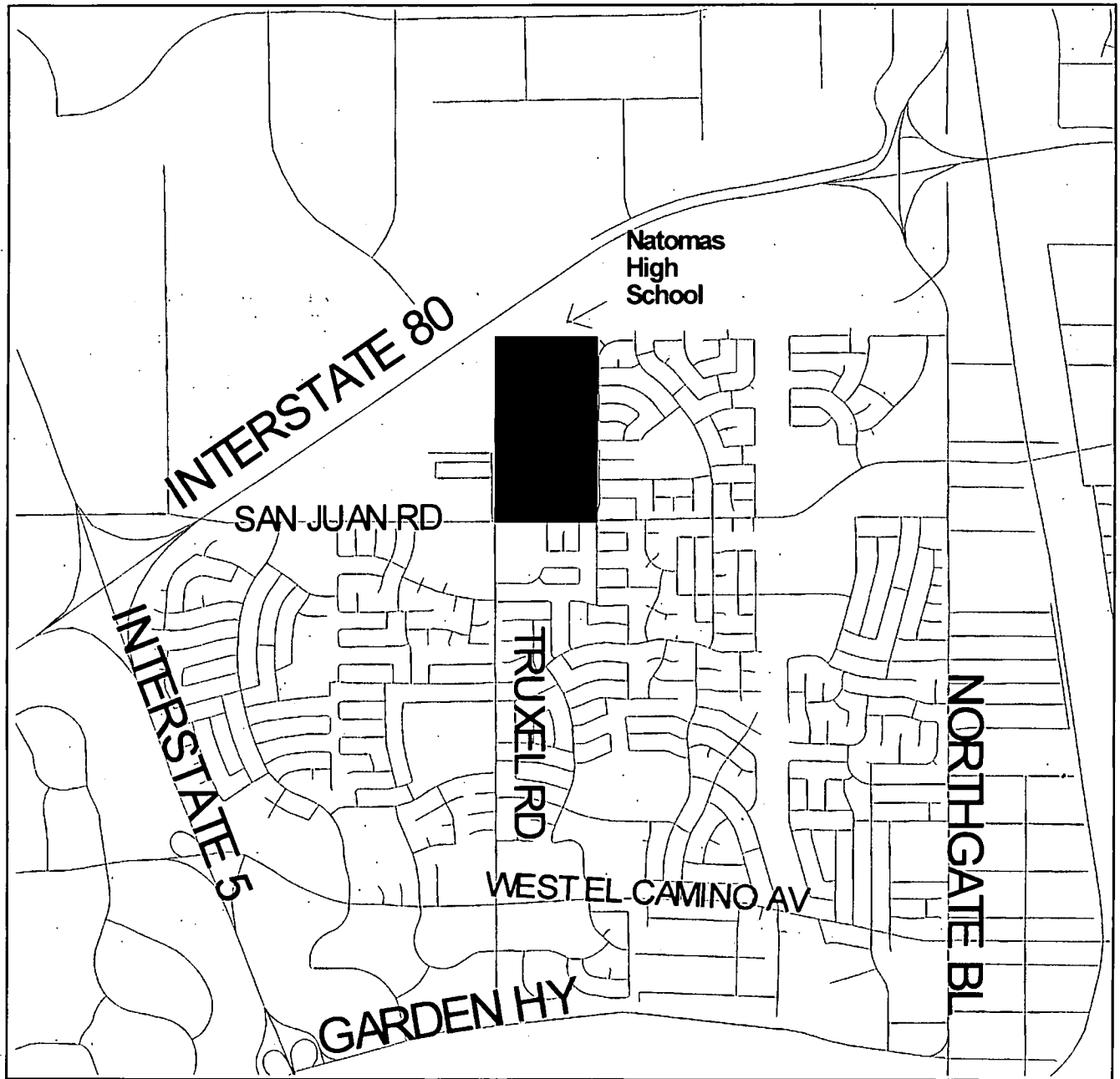
SOUTH NATOMAS PARKS: E OF I-5
COMMUNITY PLAN AMENDMENTS



PARK SITES
TO BE ADDED/
DELETED
M98-022



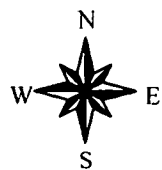
SOUTH NATOMAS SCHOOLS
COMMUNITY PLAN AMENDMENTS



1000 0 1000 2000 3000 4000 Feet



**SCHOOL SITE
TO BE ADDED
M98-022**



**CITY PLANNING COMMISSION
CONSENT ITEMS**

CPC AGENDA DATE: July 9, 1998

Item No.	Project No.	Title/Location	Action: <u>Approved/</u> Denied
2	P97-021	Unity Parkside Villages 1 & 2 Bridgette Williams, 264-5000	w/ corrections read into record
4	P98-059	Stand for the Sale of Agricultural Products at 3400 Broadway Don Smith, 264-8289	
6	M98-022	South Natomas Parks/Schools Update Scot Mende, 264-5894	w/ 2 letters of opposition entered into the record
7	M98-025	North Sacramento Parks Update Scot Mende, 264-5894	
8	M98-026	Army Depot Redevelopment Plan Amendments Don Smith, 264-8289	↓
11	M98-030	Flood Control Plan Gary Stonehouse, 264-5567	

VOTE OF THE PLANNING COMMISSION:

COMMISSIONER	Motion (M)/ Second (S)	YES	NO	ABSTAIN
Donahue		✓		
Duruisseau		✓		
Harvey	M	✓		
Jacobs				
La Chappelle	S	✓		#07
Molodanof	S	✓		
Valencia				
Yee (Vice-Chair)				
Kennedy (Chair)		✓		