

GROWTH MANAGEMENT OVERSIGHT COMMISSION

**CITY COUNCIL/PLANNING COMMISSION
AND GMOC JOINT WORKSHOP**

DEVELOPMENT SERVICES DEPARTMENT

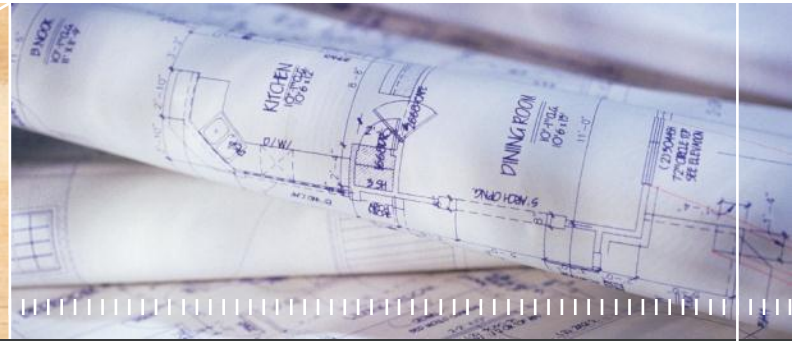


April 23, 2015





GMOC Members



Member	Representing
Armida Torres, Chair	Business
Leslie Bunker, Vice Chair	Education
David Danciu	Southwest
Eric Mosolgo	Environmental
Javier Rosales	Southeast/Bonita
Michael Lengyel	Development
Mark Liuag	Planning Commission
Raymundo Alatorre	Northwest
VACANT	Southeast



Growth Management Oversight Commission



The Role of the Commission:

- **Implement the City's Growth Management Program; and**
- **Prepare an annual threshold compliance report**



GMOC's 2015 Annual Report



Accomplishments:

- **Completed annual threshold compliance report, meeting 9 times from October-April**
- **Finalized edits to the Top-to-Bottom documents**
- **Participated in a City development tour visiting projects in various stages of completion**



GMOC's 2015 Annual Report



**The GMOC's 2015 Annual Report
identifies growth management issues
and covers the period from
July 1, 2013 – June 30, 2014
and the second half of 2014 and
early 2015.**



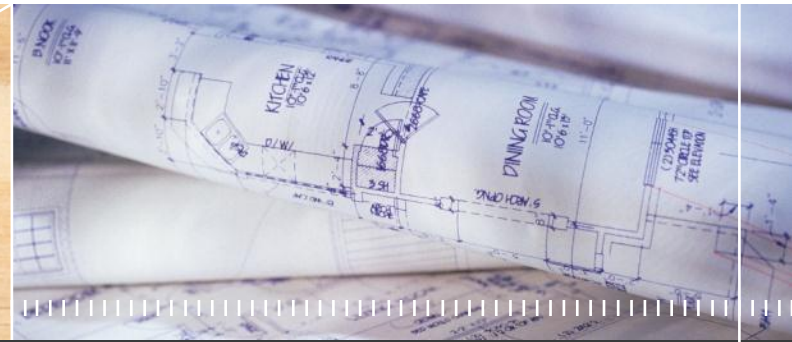
GMOC's 2015 Annual Report



**Focuses on compliance with
threshold standards for 11
quality of life topics.**



Chula Vista's 11 Quality of Life Topics



City Control

1. Drainage
2. Fire / EMS
3. Fiscal
4. Libraries
5. Parks & Recreation

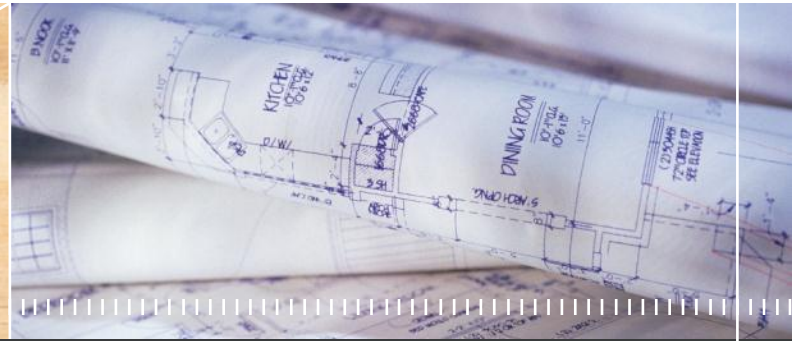
6. Police
7. Sewer
8. Traffic

External

9. Air Quality
10. Schools
11. Water



GMOC Process



July to April

City staff prepares Residential Growth Forecast July - September

City distributes forecast and questionnaires to departments and agencies to complete and return to the GMOC

GMOC reviews responses

Departments & agencies visit with GMOC to discuss

GMOC drafts report and recommendations

GMOC presents Annual Report to City Council and Planning Commission – April



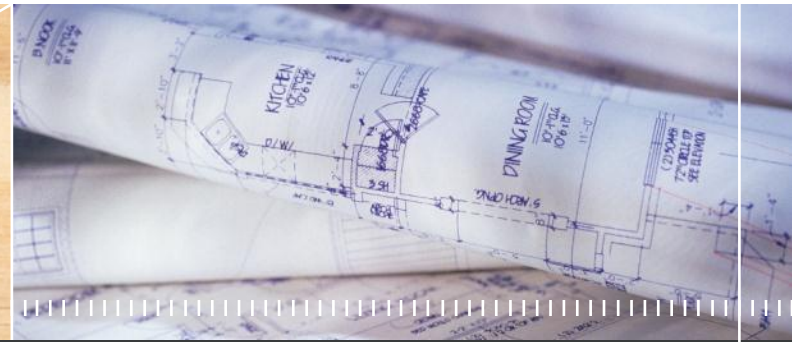
Introduction



Armida Torres, Chair



2014 Annual Threshold Standard Review Summary



Threshold	Threshold Met	Threshold Not Met	Potential of Future Non-compliance	Adopt/Fund Tactics to Achieve Compliance
1. Libraries		X	X	X
2. Police				
Priority I		X		X
Priority II		X		X
3. Traffic		X	X	X
4. Fire/EMS		X	X	X
5. Parks and Recreation				
<i>Land</i>	X		X	
<i>Facilities</i>	X		X	
6. Fiscal	X			
7. Drainage	X			
8. Schools				
CV Elementary School District	X			
Sweetwater Union High School District	X			
9. Sewer	X			
10. Air Quality	X			
11. Water	X			



Non-Compliant Threshold Standards



- **Libraries**
- **Police – Priority 1 and 2**
- **Traffic**
- **Fire and Emergency Services**



Libraries



Threshold Standard:

Population ratio: 500 square feet (gross) of adequately equipped and staffed library facility per 1,000 population. The city shall construct 60,000 gross square feet (GSF) of additional library space, over the June 30, 2000 GSF total, in the area east of Interstate 805 by build-out. The construction of said facilities shall be phased such that the city will not fall below the city-wide ratio of 500 GSF per 1,000 population. Library facilities are to be adequately equipped and staffed.

Threshold Finding: Non-Compliant



Libraries



3.1.1 Non-Compliant Threshold Standard:

Issue:

The Libraries threshold standard has not been met for the eleventh consecutive year.



Libraries



Recommendation:

That City Council direct the City Manager to negotiate extension of the Otay Ranch Town Center Library Branch until the library at Millenia is built, and actively campaign for library grants, endowments, partnerships and other funding mechanisms to support library needs.



Libraries



Staff Response:

Talks are progressing for the library at Millenia.



Libraries



3.1.2 Renovation of Civic Center Library

Issue:

The Civic Center Library needs to be renovated to maximize use of available space.



Libraries



Recommendation:

That City Council direct the City Manager to maximize use of available space by finding funding to renovate the Civic Center Library, focusing on the underutilized basement so that it could be accessible to the community, or serve as a revenue resource from potential tenants.



Libraries



Staff Response:

Civic Center space is being renovated as funds are found.



Libraries



3.1.3 Expanding Opportunities

Issue:

Opportunities to generate substantial revenue for libraries must continue to be aggressively pursued.



Libraries



Recommendation:

That City Council direct the City Manager to continue seeking opportunities within the library system for potential revenue generation, and support mixed use of parks and recreation and library facilities.



Libraries



Staff Response:

Opportunities for mixed use and revenue generating options are being explored.



Police Priority 1



Threshold Standard:

Emergency Response: Properly equipped and staffed police units shall respond to 81% of the Priority 1 emergency calls throughout the city within seven minutes and shall maintain an average response time to all Priority 1 calls of five minutes and thirty seconds (5.5 minutes) or less.

Threshold Finding: Non-Compliant



Police Priority 1



Priority 1 Calls:

Emergency calls that indicate an immediate response by two officers from any source or assignments. They include life-threatening calls, felony in progress, crimes or accidents with a probability of injury, robbery, and panic alarms and urgency cover calls from officers. Most common in FY13/14 were:

- False Robbery / False Duress Alarms
- Attempted Suicide and Overdose
- Burglary Residential and Assault (tied)



Police Priority 2



Threshold Standard:

Urgent Response: Properly equipped and staffed police units shall respond to 57% of the Priority 2 urgent calls throughout the city within seven minutes and shall maintain an average response time to all Priority 2 calls of seven minutes and thirty seconds (7.5 minutes) or less.

Threshold Finding: Non-Compliant



Police Priority 2



Priority 2 Calls:

Urgent calls that indicate an immediate response by two officers from clear units or those on interruptible activities. They include misdemeanors in progress, crimes or accidents with the possibility of injury and serious non-routine calls (domestic violence or other disturbances with potential for violence). Most common in FY13/14 were:

- **Domestic Violence**
- **Psychological Evaluations**
- **Traffic Collision**



Police Priority 1



3.2.1 Non-Compliant Priority 1 Threshold Standard

Issue:

The threshold standard was not met.



Police Priority 1



Recommendation:

That the City Council direct the City Manager to monitor the retention and recruitment programs and procedures for police officers so that the department will be properly staffed and response to Priority 1 calls can improve.



Police Priority 1



Staff Response:

The Police Department has recently added hourly staff to assist with processing police officer recruit backgrounds. With these additional resources, along with new mobile data computers, improvements should be seen in response times. The Police Department will continue to monitor and evaluate recruiting and retention programs.



Police Priority 2



3.2.2 Non-Compliant Priority 2 Threshold Standard

Issue:

The Police Priority 2 threshold standard has not been met for the 17th consecutive year.



Police Priority 2



Recommendation:

Pending implementation of the new threshold standard that will be in effect for next year's report, the GMOC has no recommendation at this time.



Traffic



Threshold Standard:

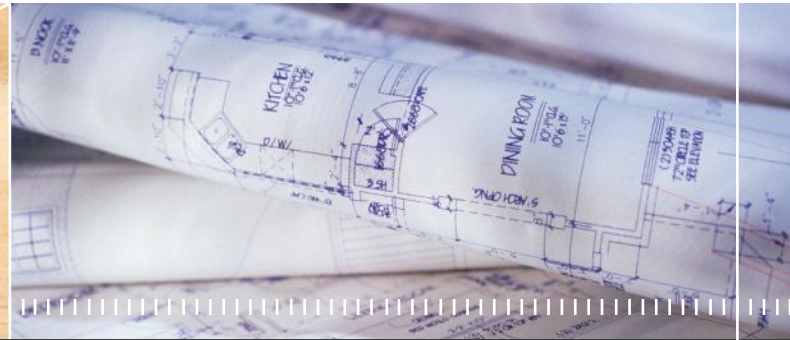
Citywide: Maintain Level of Service (LOS) “C” or better as measured by observed average travel speed on all signalized arterial segments, except that during peak hours a LOS “D” can occur for no more than two hours of the day.

West of I-805: Those intersections which do not meet the standard above, may continue to operate at their current (year 1991) LOS, but shall not worsen.

Threshold Finding: Non-Compliant



Traffic



3.3.1 Non-Compliant Threshold Standard

Issue:

One arterial segment was non-compliant with the threshold standard.

SEGMENT	DIR	LOS 2013 (Hours)	LOS 2014 (Hours)	CHANGE
Heritage Road Olympic Parkway to Telegraph Canyon Road	NB	D(5) E(1) Non-Compliant	D(5) E(1) Non-Compliant	None



Traffic



Recommendation:

That City Council direct the City Manager to support City engineers in their efforts to ensure that a minimum of two lanes of Heritage Road be constructed from Santa Victoria Road to Main Street by the end of calendar year 2016.



Traffic



Staff Response:

The Public Works Department concurs with the GMOC recommendation; recommendation is accepted. The environmental document has been completed as part of the Village Three EIR. This section of Heritage Road has been fully bonded for. The developer is endeavoring to complete the connection by December 2016.



Fire / Emergency Medical Service



Threshold Standard:

Emergency response: Properly equipped and staffed fire and medical units shall respond to calls throughout the city within seven (7) minutes in 80% of the cases.

Threshold Finding: Non-Compliant



Fire / Emergency Medical Service



3.4.1 Non-Compliant Threshold Standard

Issue:

The threshold standard has not been met for the fourth consecutive year.



Fire / Emergency Medical Service



Recommendation:

That City Council direct the City Manager to collaborate with the Fire Chief in implementing effective measures that improve response times and result in threshold compliance.



Fire / Emergency Medical Service



Staff Response:

Response times will become an objective to the goal of improving service delivery in the Fire Department's 5-year strategic plan. It is agreed to discuss with the City Manager all strategic measures that must be implemented to reach the objective.



Compliant Threshold Standards



- 1. Parks and Recreation***
- 2. Fiscal***
- 3. Drainage***
- 4. Schools***
- 5. Sewer***
- 6. Air Quality***
- 7. Water***



Parks and Recreation



Threshold Standard:

Population Ratio: Three acres of neighborhood and community park land with appropriate facilities per 1,000 residents east of I-805

Threshold Finding: Compliant



Parks and Recreation



3.5.1 Parks and Recreation Facilities Master Plan

Issue:

A update to the Parks and Recreation Master Plan has still not gone to Council for approval.



Parks and Recreation



Recommendation:

That City Council approve the updated Parks and Recreation Master Plan by the end of June 2015 and make additional updates, as necessary.



Parks and Recreation



Staff Response:

Staff is preparing the Parks and Recreation Master Plan for presentation before the Parks and Recreation Commission for early Summer 2015 and a presentation before City Council in Summer/Fall 2015.



Parks and Recreation



3.5.2 Mixing Uses

Issue:

Combining the use of parks and recreation and libraries should be considered.



Parks and Recreation



Recommendation:

That City Council direct the City Manager to support mixed use of parks and recreation and library facilities.



Parks and Recreation



Staff Response:

Opportunities for mixed use and revenue generating options are being explored.



Fiscal



Threshold Standard:

1. The GMOC shall be provided with an annual fiscal impact report which provides an evaluation of the impacts of growth on the city, both in terms of operations and capital improvements. This report should evaluate actual growth over the previous 12-month period, as well as projected growth over the next 12- to 18-month period, and 5- to 7-year period
2. The GMOC shall be provided with an annual Development Impact Fee (DIF) Report, which provides an analysis of development impact fees collected and expended over the previous 12-month period

Threshold Finding: Compliant



Drainage



Threshold Standard:

1. Storm water flows and volumes shall not exceed city engineering standards as set forth in the subdivision manual adopted by city council Resolution No. 11175 on February 23, 1983, as may be amended from time to time.
2. The GMOC shall annually review the performance of the city's storm drain system to determine its ability to meet the goals and objectives above.

Threshold Finding: Compliant



Schools



Threshold Standard:

The city shall annually provide the two local school districts with a 12- to 18-month forecast and request an evaluation of their ability to accommodate the forecast and continuing growth. The districts' replies should address the following:

1. Amount of current capacity now used or committed;
2. Ability to absorb forecasted growth in affected facilities;
3. Evaluation of funding and site availability for projected new facilities;
4. Other relevant information the districts desire to communicate to the city and the GMOC.

Threshold Finding:

CVESD - Compliant
SUHSD - Compliant



Sewer



Threshold Standard:

- 1. Sewage flows and volumes shall not exceed City Engineering Standards as set forth in the subdivision manual adopted by city council Resolution No. 11175 on February 12, 1983, as may be amended from time to time.**
- 2. The city shall annually provide the San Diego Metropolitan Sewer Authority with a 12 to 18-month development forecast and request confirmation that the projection is within the city's purchased capacity rights and an evaluation of their ability to accommodate the forecast and continuing growth, or the city engineering department staff shall gather the necessary data. The information provided to the GMOC shall include:**



Sewer



Threshold Standard:

- A. Amount of current capacity now used or committed;
- B. Ability of affected facilities to absorb forecasted growth'
- C. Evaluation of funding and site availability for projected new facilities;
- D. Other relevant information.

The growth forecast and authority response letters shall be provided to the GMOC for inclusion in its review.

Threshold Finding: Compliant



Air Quality



Threshold Standard:

The GMOC shall be provided with an Annual Report which:

1. Provides an overview and evaluation of local development projects approved during the prior year to determine to what extent they implemented measures designed to foster air quality improvement pursuant to relevant regional and local air quality improvement strategies.
2. Identifies whether the city's development regulations, policies, and procedures are consistent with current applicable federal, state, and regional air quality regulations and programs.
3. Identifies non-development related activities being undertaken by the city toward compliance with relevant federal, state, and local regulations regarding air quality, and whether the city has achieved compliance.



Air Quality



(Continued)

The city shall provide a copy of said report to the Air Pollution Control District (APCD) for review and comment. In addition, the APCD shall report on overall regional and local air quality conditions, the status of regional air quality improvement implementation efforts under the Regional Air Quality Strategy and related federal and state programs, and the affect of those efforts/ programs on the City of Chula Vista and local planning and development activities.

Threshold Finding: Compliant



Water



Threshold Standard:

- 1. Developer will request and deliver to the City a service availability letter from the Water District for each project.**
- 2. The City shall annually provide the San Diego County Water Authority, the Sweetwater Authority, and the Otay Municipal Water District with a 12-18 month development forecast and request evaluation of their ability to accommodate the forecast and continuing growth. The districts' replies should address the following:**



Water



(Continued)

- a. Water availability to the city and planning area, considering both short- and long-term perspectives.**
- b. Amount of current capacity, including storage capacity, now used or committed.**
- c. Ability of affected facilities to absorb forecast growth.**
- d. Evaluation of funding and site availability for projected new facilities.**
- e. Other relevant information the district(s) desire to communicate to the city and GMOC.**

Threshold Finding: Compliant



2015 Annual Report



END OF REPORT



2015 Annual Report



Comments from GMOC Commissioners



2015 Annual Report



Staff Recommendations



Staff Recommendations



The Planning Commission adopt the Resolution of the Planning Commission of the City of Chula Vista accepting the 2015 GMOC Annual Report and recommending acceptance by the City Council.



Staff Recommendations



The City Council adopt the Resolution of the City Council of the City of Chula Vista accepting the 2015 GMOC Annual Report, and directing the City Manager to undertake actions necessary to implement report recommendations as presented in the staff responses and proposed implementing actions summary.