

HOUSING POLICY
DEVELOPMENT, HCD
FEB 23 2009

February 18, 2009

Cathy Creswell, Deputy Director
Housing Policy Development
Department of Housing and Community Development
P.O. Box 952050
Sacramento, CA 94252-2050

RE: Barstow General Plan Annual Report - 2008

Dear Ms. Creswell:

Pursuant to California planning law (Government Code Section 65400(b)), please find enclosed a copy of the City's General Plan Annual Report for your records. This report covers the 2008 calendar year. The document was reviewed by the City Planning Commission on January 26, 2009. On February 17, 2009, the City Council reviewed the plan and recommended it be forwarded on to the State.

Consistent with state law, I have also forwarded a copy to the Governor's Office of Planning and Research for their records. I trust this satisfies your requirements for another year. Should you have any questions or need additional information, please do not hesitate to contact me at (760) 255-5160.

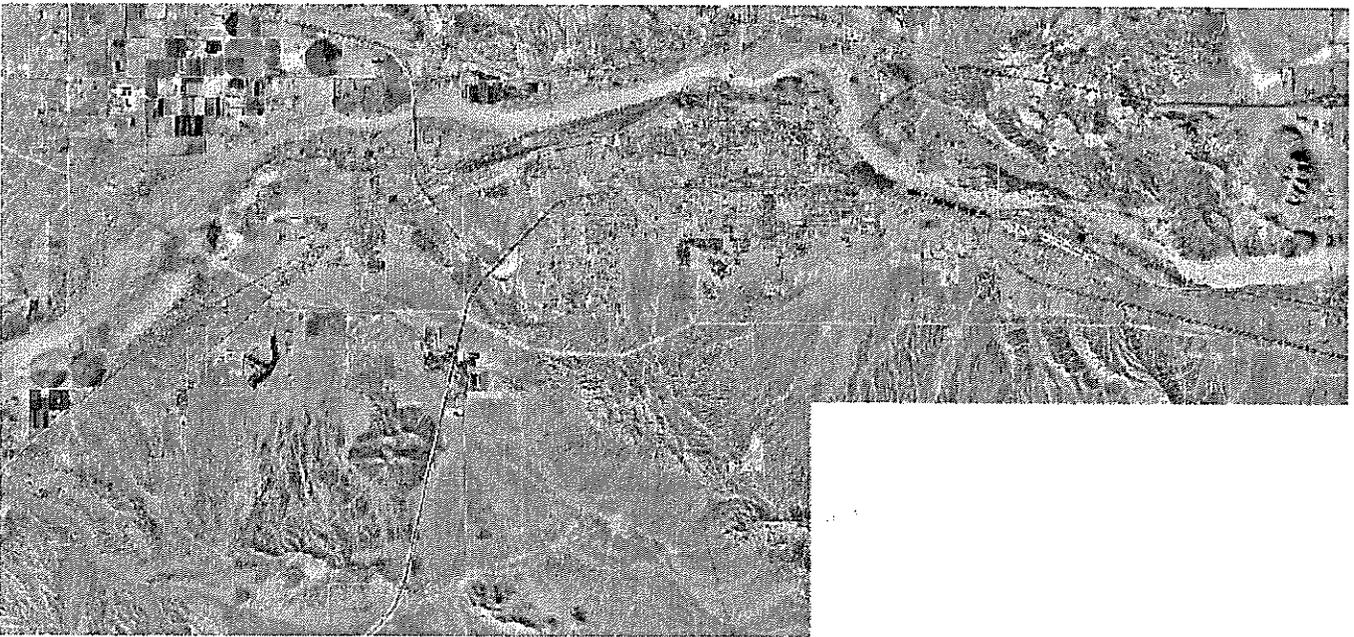
Sincerely,

Brent Morrow, MS, MPA
Community Development Director

Terry Roberts, Director

BARSTOW GENERAL PLAN ANNUAL REPORT

2008



**PREPARED BY THE CITY OF BARSTOW COMMUNITY DEVELOPMENT
DEPARTMENT**

**REVIEWED 1/26/09 BY THE BARSTOW PLANNING COMMISSION AND
RECOMMENDED FOR APPROVAL BY THE BARSTOW CITY COUNCIL**

**REVIEWED AND APPROVED ON 2/17/09 BY THE BARSTOW CITY COUNCIL,
TO BE FORWARDED TO THE GOVERNOR'S OFFICE OF PLANNING AND
RESEARCH AND TO THE DEPARTMENT OF HOUSING AND COMMUNITY
DEVELOPMENT**

ANNUAL REPORT ON THE STATUS OF THE GENERAL PLAN

INTRODUCTION

Government Code Section 65400(b) requires each City and County with an adopted General Plan to provide an annual report to the legislative body on: (1) The status of the plan and progress in its implementation; (2) the progress in meeting its share of regional housing needs and local efforts to remove governmental constraints to the maintenance, improvement, and development of housing. (3) The degree to which the approved General Plan complies with specified guidelines for the preparation of the mandatory elements of the General Plan; and (4) the date of the last revision to the General Plan. This annual report is a working document that provides information on the specific direction of the City of Barstow and it is a tool to alert the City of potential revisions that may be required in the future. This document serves these purposes for the City of Barstow.

BARSTOW GENERAL PLAN

The last comprehensive amendment to the General Plan was adopted in 1997. The Housing Element is currently being updated, and should be completed in early 2009.

GENERAL PLAN ELEMENTS

State law requires that a General Plan contain seven mandatory elements. The Barstow General Plan has eight elements, which individually and collectively meet the General Plan content requirements as specified by State law, and the guidelines to implement the General Plan. A Design Element may be added to the next General Plan update, based on the interest of the City to develop more specific design guidelines.

The existing eight elements, with a brief discussion of each, are as follows:

I. Community Development Element:

The Community Development Element is the central element of the General Plan and corresponds with the *State mandated Land Use Element*. This element guides the physical development of the City and its appearance, establishing land use designations on all territory within the City limits as well as the City's Sphere of Influence. This element was amended two times in 2005, four times in 2006, and four times in 2007.

II. Natural Factors Element:

The Natural Factors Element corresponds with the *State mandated Conservation Element*. This element addresses the identification, conservation, development and use of natural resources including water, soils, wildlife and mineral resources.

III. Hazards Element:

The Hazards Element *combines the State mandated Safety Element and Noise Element* requirements, and examines the risk from these hazards to the community. The Hazards Element establishes standards and plans for protection from a variety of hazards

including fire, earthquake hazards, and flooding, and includes discussion of emergency services. This element also examines noise sources and provides information concerning land use policies to encourage noise compatible uses and to aid in the establishment and subsequent enforcement of a local noise ordinance.

It is expected that this element will be amended in the future, as part of the Comprehensive General Plan Amendment to incorporate components of a Hazard Mitigation and Emergency Operations Plan (completed in 2005 and updated in 2008 to comply with the Disaster mitigation Act of 2000).

IV. Cultural Resources Element:

While this element is *not a State mandated element*, the City is required to consider cultural resources as part of the development process. The Cultural Resources Element contains provisions addressing historic preservation and factors relative to the cultural enhancement of the community. It also addresses issues which affect the social health of the community. The Cultural Resources Element includes policies for cultural resources including historic buildings, sites and features, archaeological sites and locales, and paleontologic (fossil) locations.

V. Recreation and Open Space Element:

The Recreation and Open Space Element addresses the State mandated Open Space Element and contains provisions which address recreational areas, sites and factors relative to open space. The Recreation and Open Space Element details policies and measures for the preservation of open space, for the management of outdoor recreation, and for recreational facilities and programs within the planning area.

Until June 30, 2004, parks and recreation activities were administered by a separate special district. The district was dissolved with the City becoming the successor agency, effective July 1, 2004. The next General Plan update will incorporate all changes made from this consolidation.

VI. Infrastructure and Public Services Element:

The Infrastructure and Public Services Element addresses the *State mandated Circulation Element* and contains information on circulation and transportation, storm drainage, solid waste, sewer and water system, and public services (including police and fire services) that will be necessary to support the development envisioned by the Community Development Element. This element serves as a guide for public improvements in the City, identifying the general location and the extent of existing and proposed roadways, highways, railroads, and transit routes and considers water supplies, storm drainage, and various utilities, as well as public services such as police and fire protection and solid waste disposal. The next General Plan update will incorporate planning considerations for infrastructural changes, based on current and future growth in the community.

VII. Housing Element:

The Housing Element meets *State mandated requirements for a Housing Element* and contains provisions for housing development. The Housing Element identifies the existing and projected housing needs of the community and establishes goals, policies, objectives, and programs for the preservation, improvement, and development of housing to meet the needs of all economic segments of the community. Of the seven mandatory elements, the Housing Element is the only one that requires review by the State for confirming compliance with State housing law. This element was adopted in 2000, and was certified by the State Department of Housing and Community Development as being in compliance with housing law. The Housing Element is currently being updated, as required by the state Housing and Community Development/Southern California Association of Governments Regional Housing Needs Assessment process.

VIII. Air Quality Element:

This is an *optional element* that contains discussion on state and regional air quality management agencies' criteria to improve and meet the ambient air quality standards within the region.

ACTIONS COMPLETED OR INITIATED IN 2008

The following activities have been completed, initiated, implemented or processed by the City of Barstow in 2007-2008 that relate to General Plan policies and/or mitigation measures. These activities are categorized by the General Plan element they relate to and assist in implementation. Many policies and mitigation measures contained within the General Plan are on-going in nature and are not listed below.

The City's corporate limits are now approximately 41 square miles in area, and the designated Sphere of Influence is approximately 159 square miles. In 2008, City staff processed and filed two Annexations (West Barstow (LAFCO 3085) and Rimrock (LAFCO 3086)). These additions added over one square mile to the City area. There are other annexation applications and requests for consideration that will require ongoing processing in 2009 and beyond. The area of the Sphere of Influence increased 13.5 square miles in 2008, due to remainder of the Hinkley community being added.

The Planning Commission reviewed and recommended adoption of the Measure I CIP Plan on November 10, 2008. The City Council approved the Plan on November 17, 2008, and in addition, approved the Elderly and Handicapped Transit Expenditures and the FY 08-09 – 09-10 Expenditure Strategy.

Other specific actions pertinent to certain General Plan elements, goals and/or policies are noted below:

FUTURE ACTIONS TO BE INITIATED IN 2008 – 2009

Housing Element:

The Housing Element is a plan that is required to be updated approximately every five years. The last plan was updated in 2000. Staff has worked with a consultant (Willdan) to complete the Housing Element update throughout 2008. The update will be finalized in early 2009, and will cover the period 2006-2014.

General Plan:

The last comprehensive General Plan update was in 1997. The General Plan is basically a 20 year plan, with a comprehensive update usually every 10 years, although this is only a guideline based on interest or specific needs. Based on the interests of the City Council, the plan may be partially or completely updated in the next few years. There has been particular interest shown in adding a Design element and updating the Circulation element.

COMMUNITY DEVELOPMENT ELEMENT:

LAND USE:

- Policy I.1.6 - Encourage development and expansion of recreation opportunities – Since the dissolution of the Barstow Parks and Recreation District in 2004, the City maintains a Parks, Recreation and Cultural Commission to provide certain oversight and give recommendations to the City Council on recreational facilities and activities. The City was awarded \$363,000 in Robert Z’Berg Harris grant funds for the rehabilitation of Fogelsong Park, which was completed in 2007. In addition to these funds, the City also has an allocation of \$440,000 in Proposition 40 funds. Approximately half of these funds have been allocated for capital improvements at the Robert A. Sessions Sportspark and the other half is being used to provide upgrades to other city parks.
- Policy I.2.3 - Provide necessary support facilities such as street improvements, sewer, water, drainage and electrical improvements (etc.) - A significant number of projects involving the improvement of streets and other infrastructure within the Barstow area have been completed. These were part of the City Council’s Street Improvement Work Plan that was adopted in June 2003. Additional projects are covered in the CIP, some of which were completed in 2008, and still more projects from this plan are either in the design stage or considered for construction in subsequent years. To comply with the Statewide General Waste Discharge Requirements for Sanitary Sewer Systems – WQO No. 2006-0003-DWQ, the City prepared a Sewer System Management Plan for the City’s collection system.
- Projects under construction or completed in 2008 which implement the Land Use Policy designations are as follows:
 1. Single family residential development (scattered lots and in subdivisions) – permits issued (26), Certificate of Occupancies issued in 2008 (46).
 2. Comfort Suites on Fischer Blvd.
 3. Country Inn and Suites, Lenwood Road.
 4. Chili’s Restaurant, Lenwood Road.
 5. ARCO AM/PM, Lenwood Road.
 6. Tanger Expansion, Tanger Way.
 7. Love’s Truck Stop, Lenwood Road.

In total, 59 development-related planning applications were processed or filed in 2008. This includes 24 conditional use permits, 11 development permits, 1 tentative tract, 4 tentative parcel maps, 2 street vacations, 2 variances, 1 zone change (amended specific plan), 1 lot line adjustment, and 1 General Plan amendment. In addition, 12 administrative permits (home occupancy and massage) were processed. The number of planning applications is an indicator of the amount of development occurring or planned in the next several years, and is a 25% decrease from 2007 application numbers. The slump in the housing market and uncertain economic times appear to have contributed to the decline in residential and commercial business ventures.

In 2008, planning staff also worked on the 2010 US Census information request, filed California Tax Credit Allocation Committee (CTCAC) applications, made use determinations on allowing electronic signs (LED/LCD), and to allow alternative energy sources (solar and wind power). In addition, all Community Development staff worked on a geographic information System (GIS) needs assessment, the implementation of a permit tracking system (EDEN), and held 71 pre-application meetings, to discuss interest in various current development projects (commercial, industrial, residential, etc.). Changes in state law also have required staff to begin work on updating Ordinances related to emergency shelter, residential bonus density and accessory second dwelling unit housing requirements.

RESIDENTIAL USES:

- Policy I.4.1 – Regulation of outdoor storage. Code Enforcement Officers continue to be active in contacting residences to clean up debris and other items within residential districts becoming a nuisance to adjacent property owners. Additionally, the Solid Waste Coordinator continues to coordinate with local youth groups and other volunteers throughout the year to assist in area clean-up programs for locations that have a significant negative impact on a neighborhood. The City continues to sponsor a “Make a Difference Day”, along with two citywide sponsored free dump days at the landfill, allowing the citizens of Barstow to eliminate debris and other items which cannot be placed for curbside pickup. Additionally, the Housing Program Coordinator assists qualified low-income home owners with financial opportunities to repair, rehabilitate or remodel existing residential units in qualifying areas. Finally, the City continues to sponsor its Adopt-a Block Program through which businesses, citizens or organizations commit to a 2-year adoption of a street, in order to abate nuisances caused by unkempt property conditions.
- Policy I.4.4 – Encourage the development of “upscale executive housing” and Policy I.4.5 – New residential development which is located outside areas served by existing infrastructure will be required to provide innovative approaches and mechanisms to defray public service costs and to pay its own way without creating a burden on the existing system. The City is striving to meet these policies with several tract housing projects (Rimrock Ranch and the Highlands has homes under construction).
- Policy VII.1.1 (Housing Element) – Provide a variety of residential development opportunities in the City, ranging from very low density/Desert Living to higher density/Urban Living, as designated in the Land Use Policy Map. In August 2006, the City issued a Certificate of Completion for a second 81-unit moderate income, large

family apartment complex on North Yucca Avenue (Riverview Apts.), across from the 81-unit Suncrest apartment complex that developed in 2003. In 2008, there were no permits issued for multifamily housing, and (26) permits were issued for single-family residences.

INDUSTRIAL DEVELOPMENT:

- Policy I.7.4 – To assure a stable economic base and a variety of economic opportunities (industrial centers). The City’s business park property (30 acres) on West Main Street is rough graded for future development and is being marketed. In addition, the City applied for an Enterprise Zone (EZ) designation within Census Tract 94.00, which overlay both the Business Park and Industrial Park (1,200 acres). This designation began on February 1, 2006. The EZ will provide tax incentives to those businesses located within its boundaries. The EZ is expected to accelerate job creation potential in the two parks.
- Policy I.7.6 – The City shall assist in the development of a marketing program in conjunction with the business community to attract new industry and thus expand the communities’ job base. Staff continues to implement the City’s adopted economic strategic plan. The City has contracted with the Barstow Area Chamber of Commerce to assist with the economic strategic plan.
- Policy I.7.7 – Basic infrastructure to serve new industry shall be planned and coordinated in conjunction with the City’s Capital Improvement Program. Private development of infrastructure to serve industry is encouraged to the greatest extent possible. The Lenwood Road/BNSF grade separation project is in the early planning stages and could be completed by 2013.

“CLEAN UP” AND MAINTENANCE:

- Policies I.8.1, I.8.2 – Develop “clean-up” and maintenance plans and procedures which emphasize the Arterial highways; the West Main Street corridor; and all major entryways into Barstow and support an on-going Citywide community clean-up/adopt-a-block program. The City continues to implement a graffiti clean-up program, not just in the areas indicated within this Policy, but Citywide. Additionally, the Solid Waste Coordinator organizes programs with local youth groups to go to problem sites and assist in the clean up of debris. The adopt-a-block program was implemented in 2001. The City maintains a 62 percent waste diversion rate from the landfill, exceeding the then-2000 State-mandated 50 percent diversion.

In 2004, the City initiated the “Don’t Trash Barstow” campaign which uses various media to promote anti-littering. These have included a City transit bus “moving billboard”, theater ads, radio announcements, trash bags, seed packets and temporary tattoos, to advertise City programs to clean the community and further promote recycling. In addition, in late 2005 the City’s contract waste hauler implemented a shopping cart collection program from the city streets. During the first two months of the program, approximately 500 carts were removed from the City streets.

Finally, approximately 71 illegal disposal sites in the City of Barstow were addressed with a \$498,000 allocation of State cleanup funds acquired in 2005. This was accomplished in 2006 with a grant from the “California Integrated Waste Management

Branch” for the cleanup of the sites, and installing fencing to block access. These funds were utilized by the City in 2007 to have properties demolished and remove over 8,000 tons of illegal dumping from the Mojave River Bed.

- Policy I.8.4 – Support both public and private recycling efforts - The City has operated the Household Hazardous Waste Permanent Collection Facility since late 2000 at the City’s Corporation Yard (900 South Avenue “H”) that is open one day a week (Saturdays from 9 to 2). The facility is permitted under the San Bernardino County Hazardous Materials Department with which the City contracts to manage the waste. Employees of the City’s contract waste hauler operate the facility and are trained through a joint agreement with the County. This facility also promotes the Material Exchange Program where residents are able to take the qualifying materials turned in, home for use. In 2008 the City was able to provide over 62,000 pounds of paint, oil, cleaners and herbicides to area residents at no cost, and has kept 487,000 pounds of waste material out of the landfill and improper disposal from over 1,288 participants.
- In 2007, the City partnered with the County to bring a “Sharps Collection Program” to the surrounding community. This program is run by the City at the Household Hazardous Waste Bin where a storage container is provided to collect approved Sharps containers from the public as part of personal, home use injection therapy. This has proved to prevent illegal disposal of syringes, etc., in public places.
- Policy I.8.5 – Continue to actively pursue graffiti abatement within the Planning Area. The City prides itself with an approximate 48 hour clean-up on graffiti removal. In addition, the City continues to work with Caltrans to abate the graffiti located on overpasses and sound walls in a timely manner.

EDUCATIONAL OPPORTUNITIES:

- Policy I.11.1 – The City advocates the following: high standards; expanded athletics and youth activities through the school system, vocational and on-the-job internship/apprentice training; and development of a trade school. Although not all the items listed above have been addressed, the City continues to financially assist youth activities. Additionally, the City also hires interns to assist in City functions and operations when available. Although no trade schools have been developed, a number of four-year colleges continue to have satellite facilities within Barstow, the Marine Corps Logistic Base and Fort Irwin. These satellite facilities offer Bachelors and some Masters Degree programs.
- The City of Barstow continues its role as a Founding Member Partner along with Barstow College, Barstow Unified School District, Bureau of Land Management, and the Mojave River Valley Museum in the Desert Discovery Partnership Incorporated. Since 2001, the Mission of this group is to operate as an educational program that focuses on the natural and cultural resources associated with the California desert and helps to develop knowledge and appreciation of the same. We have a facility, formerly known as the Desert Discovery Center that is used to hold regular meetings, conserve, preserve and display natural and cultural resources where available. The City maintains a display at the Center, and utilizes the space to bring in students throughout the year to

teach them about recycling, hazardous waste and composting, and wastewater collection systems operations.

- Policy I.11.2 – Notify school officials of subdivision projects and development applications early in the review process to allow time for adequate responses by concerned parties. It continues to be the City’s policy to route all major subdivision applications to the Barstow Unified School District (School District) for review and comment. The City follows the guidelines required by the state allowing a sufficient time for the district to comment.

ECONOMIC DEVELOPMENT:

- Policy I.12.1 - All development proposals and redevelopment activities shall be reviewed by the City in light of their potential for economic gain as measured by job creation, revenue generation, and tourist attraction. Although difficult to measure tourist attraction, a Fiscal Impact Analysis model is part of the General Plan, and it is a tool that indicates whether or not a project generates revenue to the City. It has been used to evaluate fiscal impacts of proposed annexations of territory into the City.
- Policy I.12.3 – Focus economic development activities on business attraction, expansion, and retention, and implementing strategies to “capturing” people who pass through Barstow on the Interstate Highway. The City is currently implementing its economic strategic plan. Since the City has the core components of a strategic economic development plan in place, the City Economic and Redevelopment Manager is programming its implementation.

The City obtained a \$175,000 Office of Economic Adjustment (OEA) grant that was used to help the City find ways in which to reduce its heavy reliance (approximately 40% of the local economy) on military spending.

TOURISM:

- Policy I.13.2 – The City shall actively promote the development of public facilities oriented to the tourist trade. The City recognizes the importance of revenues generated by the traveler. The City assists the Chamber of Commerce (where necessary) to meet with Downtown property owners and business owners in scheduling activities to bring in tourists. The City of Barstow has contracted with the Barstow Area Chamber of Commerce and Visitor’s Bureau (“Chamber”) for tourism related services. In 2007 the Chamber located to a section of the historic Harvey House. The Chamber offers maps of the community and also offers tours of the Harvey House.
- Policy I.13.6 – As part of the effort to promoting tourism, the City shall encourage activities (including but not limited to, a golf course, train/transportation museum associated with the Harvey House, tourist train to Calico, equestrian center and water sports complex). The City has continued the effort to promote tourism by assisting with the continued operation of several museums (the Western America Railroad Museum (WARM), Route 66 Museum, and the Mojave River Valley Museum). Three Municipal Services Agreements (MSA’s) have been entered into between the City and Indian tribes for the establishment of a destination resort casino (Los Coyotes Band of Cahuilla and

Cupeno Indians, Big Lagoon Rancheria tribe, and Chemehuevi tribe). State gaming compacts for the Los Coyotes Band of Cahuilla and Cupeno Indians and the Big Lagoon Rancheria Tribe was approved by the Governor in September 2005. These compacts were not ratified in 2008, but the City will continue to pursue them in 2009.

In 2005 and 2006, the City entered into a professional services agreement with the Barstow Kelso Heritage Railroad Committee and provided financial assistance to the Committee to pursue the establishment of a passenger railroad service from the Historic Harvey House in Barstow to the recently restored Kelso Depot in the Mojave National Preserve.

- Policy I.13.7 – The City shall encourage an aggressive marketing program to promote the Barstow area as a tourist destination. In 2007, as previously mentioned above, the City’s Redevelopment Agency leased a portion of the Harvey House to the Chamber of Commerce. This will enhance tourism activities in and around the City. This will ultimately help the Chamber create a Tourism and Visitor’s Bureau.

COMMUNITY APPEARANCE AND LANDSCAPING:

- Policy I.14.1 – Ensure landscape treatment at entries to the City and at freeway interchanges – The City has worked with Caltrans to provide landscaping at the freeway interchanges and off/on-ramps (an example of this is the eastbound off-ramp at Interstate 40 and Montara Road). However, new freeway landscaping by Caltrans has been deferred because of the construction along Interstate 15, 40 and Highway 58. Upon completion of the construction, City staff shall continue to work with Caltrans to landscape freeway right of way. Independent of Caltrans, the City acquired a \$417,000 Transportation Enhancement Activities (TEA) in December 1999 for landscaping the Lenwood Interchange. Construction was deferred due to the Caltrans-sponsored freeway widening project which affected the interchange and has now been completed. The landscaping project was completed in 2008.
- Policy I.14.2 – Establish Gateway Signage on major highways and crossroads signage at the juncture of I-15 and I-40. In 2000, the City was successful in gaining approval from the County of San Bernardino and the Southern California Water Company to install a sign on the Agarita water storage tank on the south side of Interstate 15, west of Barstow Road. Feedback on this sign has been positive and the sign continues to be maintained. In addition, in 2005, the City’s Planning Commission and City Council approved a proposed Gateway sign design for implementation. Implementation of the Gateway signage is an ongoing process.
- Policy I.14.5 – Aggressively continue and adopt programs involving the City, County, railroad, and Caltrans – The City has been very aggressive in graffiti abatement. As indicated in Policy I.8.5, the graffiti is removed within 48 hours of the report. At this time, City crews do not venture into the County areas or into the railroad. Caltrans does not typically allow crews to go into construction zones. However, the freeway contractors have cooperated with the City in removing graffiti in construction zones. Additionally, most of the freeway construction within the City limits has been completed.
- Policy I.14.6 – Incorporate decorative and appropriate welcome signs near major entryways to the community. Gateway signs are discussed in Policy I.14.2, above.

Natural Factors Element:

WATER RESOURCES:

- Policy II.1.4 – Strive to ensure that adequate water remains available to the community in order to maintain continued growth – the City continues to cooperate with the MWA on water issues. The City participated in the creation of the 2020 Regional Water Quality Management Plan, which combines the State’s water planning mandates in one document, which its purpose is to provide a blueprint for the region and state to ensure a cleaner, safer, healthier and more reliable water supply.
- Policy II.1.7 – Implement development standards to require tertiary treated or polished water for treatment plants located along the Mojave River. - The City engaged an Engineering & Design consultant to reassess the City’s Sewer Master Plan in 2007. The assessment found that upgrading and expanding the wastewater reclamation facility from secondary to tertiary treatment and increasing its capacity from 4.5 mgd to 6.0 mgd were not supportable due to financial concerns and an economic slowdown. The City then redirected its efforts to focus on the WRF’s immediate needs, termed as Phase 1A and 1B Improvements. Phase 1A improvements will provide modifications to the aeration tanks and associated equipment. This will enable the existing activated sludge process to operate more efficiently. These modifications are required to be accomplished by July 30, 2009 in order for the City to meet nitrate effluent standards set by the California Regional Water Quality Control Board. Phase 1B improvements will consist of adding two primary fine screens to improve primary treatment and reducing organic and solids loading to the activated sludge process. These improvements will ensure that the existing plant capacity of 4.5 mgd will not be reduced due to the Phase 1A modifications. The City expects the completion of the Phase 1B improvements by December 2009.

MINERAL RESOURCES:

- Policies II.2.2, II.2.3, and II.2.4 - Coordinate with sand and gravel industries to utilize areas identified by the state for concrete aggregate resources; ensure that adequate controls which address impacts related to air, noise, water, visual and any other “nuisance” factors are in place for the life of any mineral extraction operation, and; ensure that as mineral operations are phased out, that rehabilitation of the site to its natural state is completed. Service Rock Products is subject to the City’s Surface Mining and Reclamation Act (SMARA) ordinance adopted in 1998 (the State Department of Conservation delegated its authority to Barstow in November 1999). The City continues to conduct annual inspections and has approved two minor expansions in the past five years. Additional expansions may be proposed in the near future and an update to the reclamation plan may be required.

ENERGY RESOURCES:

- Policy II.3.1 – To reduce emissions and increase fuel economy by utilizing alternative fuels for fleet vehicles – 1) The City’s fleet vehicles included the addition of two compressed natural gas (CNG) pool vehicles in 2005 (Honda’s). The City’s public transportation system (Barstow Area Transit) fleet currently totals 21 vehicles – 13 are

CNG and eight are gas-powered. Eight gasoline transit vehicles were acquired in 2007 due to their size, which still complies with California Air Resources Board (CARB) regulations due to their size. The City's goal was to implement 100% CNG vehicles by 2006. However, only (27 passenger or more) are available with alternate fuel options. The current Transit Operating and Capital Plan (TOCP) has programmed the purchase of 2 CNG vehicles. Smaller vehicles (17-22 passenger) will be gas-powered. This nevertheless complies with the CARB regulations; 2) In 1998, the City received an initial \$142,750 grant from the Mojave Desert Air Quality Management District (MDAQMD) for funding an alternative/clean fuel facility to be located on one acre in the City's Business Park (northwest corner of Sandstone Court and West Main Street). This grant was augmented in 2000 by a \$978,000 CMAQ grant received from SANBAG, an additional \$450,000 from the MDAQMD in 2002, \$125,000 in California Energy Commission funds in 2003, and finally \$609,000 in additional CMAQ funds in 2003-04. This project provides a guaranteed fueling source for alternative-fuel vehicles. Construction was completed and the facility opened in December 2005.

AIR QUALITY:

- Policy II.4.1 – Enforce site-watering and other dust control methods to reduce dust from construction activities – Emission of airborne particulates is strictly regulated by the Mojave Desert Air Quality Management District (MDAQMD). New construction is subject to the City's grading regulations which include minimizing dust.

BIOLOGICAL RESOURCES:

- Policy II.5.2 – Whenever possible, conserve suitable habitat for threatened and endangered species found in the region. – The City continues to be an active member of the Bureau of Land Management (BLM)-created West Mojave Coordinated Management Plan, which is an attempt to create a comprehensive multi-species plan to address conservation and protection strategies of flora and fauna found in the Mojave Desert. The City was a co-Lead Agency for the preparation and processing of the Environmental Impact Statement/Environmental Impact Report. This plan has been in formulation for the past ten years and is not yet completed. In 2008, the City by way of support of the SunCal Corp. began to be involved in the development of a Habitat Conservation Plan to provide for the relocation of endangered and threatened species that may be impacted by future development. This plan is not being developed at this time do to the SunCal Corp. developing financial problems.

HAZARDS ELEMENT:

MAN-MADE AND NATURAL HAZARDS:

- Policy III.1.6 – The Building Department shall, in the course of its code enforcement and permit processing activities, identify and keep a list of all inhabited structures considered seismically unsafe, especially those of unreinforced masonry, stone or adobe. – In response to AB 2533 (known as "Jenna's Law") the Building Department has notified owners of approximately 34 buildings citywide suspected of being constructed of unreinforced masonry (URM) notice to post their property of the potential hazard in the event of an earthquake.

- Policy III.1.8 – The Planning Department will regularly contact State, Federal, and local governmental agencies to obtain updates on recent research on flood inundation and seismic safety hazards. As per the direction of the state and federal government, the City Engineer updated the Floodplain Management Ordinance in 2007.

CULTURAL RESOURCES ELEMENT:

HISTORY, ARCHEOLOGY AND PALEONTOLOGY ELEMENT:

- Policy IV.2.2 – The City shall encourage efforts to collect and preserve available local resources. – Since June 2000, the City has maintained an Inventory and Photo Documentary of Historic Route 66 in Downtown Barstow. This document contains photographic and historic information on buildings, uses and signs associated with Route 66, which is Main Street through the City. In 2001 the Inventory and Photo Documentary of Historic Route 66 in Downtown Barstow has had its first revision. This document will continue to be updated as new information is acquired.
- SB 18 requires that the City contact the Native American Heritage Commission (NAHC) for a list of potentially affected Indian tribes for all General Plan Amendments and Specific Plans. The City not only contacts the primary tribes within this area, but also the San Bernardino County Museum due to their involvement in artifacts. Additionally, the City has standard conditions that are automatically required for any General Plan Amendment and Specific Plan. These conditions address the concerns expressed by the tribes for the most recent projects and will be updated as necessary in order to protect cultural resources.

RECREATION AND OPEN SPACE ELEMENT:

RECREATION:

- Policy V.2.5 – The City shall identify, evaluate, prioritize and actively pursue specialty recreation facilities to locate in the community. In 2004, the Barstow Park and Recreation District, a special district with the primary responsibility of providing recreational opportunities/programs was dissolved by the Local Agency Formation Commission (LAFCO) at the request of the City. The City became the successor agency as of July 1, 2004. This allowed consolidation of previously-operated District activities and facilities with City-owned recreational facility (Sportspark).

In 2008, the following park improvements were made:

1. In 2008, the City used Roberti-Z’Berg-Harris grant funds for the renovation of Fogelsong Park. This project included removal of obsolete playground equipment and a retaining wall, and regrading of the site and removal of approximately forty dead and diseased trees. Additional improvements included replacing the irrigation system, installation of a covered stage and picnic area and planting of new grass and trees.
2. Proposition 40 funds were used at the Robert A. Sessions Sportspark to install two storage buildings and mister systems around the concession stand areas.
3. Major tree trimming was done at Lillian Park, Dana Park and Sturnacle Park.

The City continues to partner with local recreation organizations such as Youth Football, Youth Soccer and Little League and Girl's Softball to provide activities for local youth.

INFRASTRUCTURE AND PUBLIC SERVICES ELEMENT:

CIRCULATION AND TRANSPORTATION/SEWER/SOLID WASTE/PUBLIC SAFETY:

Infrastructure and Public Service improvements under construction, or completed in 2008, and improvements planned:

1. The County continued to work on an EIR in 2008 for the future expansion of the landfill within the Sphere of Influence.
2. Measure I Five Year Capital Improvement Plan – This Plan was established in July 2003 as an \$8.6 million expenditure plan for 15 capital road projects. For 2008, the plan was reviewed by the Planning Commission on November 10, 2008, and approved by the City Council on November 17, 2008. Principal projects in process or constructed in 2008 were the proposed reconstruction of Buena Vista Street from Ave "A" to Ave "G" and the reconstruction of Yucca Avenue from Main Street on to and including Riverside Drive to First Avenue. The City's latest Capital Improvement Program (CIP) for 2006-2010 consolidates the remaining Street Improvements Work Plan projects into the CIP, and programs additional road improvement projects involving maintenance and construction over the next two years.

FREEWAY CORRIDORS:

- Policy VI.3.5 – The City shall continue to work towards implementation of a consistent sign program for the freeway corridors. The City has been working with Caltrans to establish appropriate freeway signage to inform the traveler about certain sites such as the Veteran's Home, Downtown (Old Town/Route 66), Business Loop signage, West Main Street access via Avenue L, etc. Many of these signs are already in place. Additionally, the City has established a Gateway Sign design concept for the seven "gateways" of the City and will be considered for installation. An example of the gateway sign design (minus the Rotary Emblems) is located at the Barstow Centennial Park at Barstow Road and East Virginia Way.
- Policy VI.3.8 – Freeway interchanges and corridors shall be landscaped and continuously maintained through the use of drought tolerant plants, boulders, etc. As previously mention, the City has worked with Caltrans to establish landscaping at the Interstate 15/Lenwood Road interchange.

HOUSING ELEMENT:

The City has been focusing on implementing additional programs through City and/or Redevelopment Agency monies to provide incentives to encourage first-time homebuyers, and to improve the exterior appearance of residential units. In addition, the City has continued its efforts through code enforcement to maintain the existing housing stock.

These activities affect the following policies:

- Policy VII.1.1 – Provide a variety of residential development opportunities in the City, ranging from very low density/Desert Living to higher density/Urban Living, as designated in the Land Use Policy Map. As mentioned earlier, a second 81-unit affordable, large-family apartment complex has been completed on North Yucca Avenue. This project received State tax-credit funding from the Tax Credit Allocation Committee (TCAC), as did the proposed 73 unit Calico Apartment. In addition, in 2008, the City issued (26) permits for single-family residences.
- Policy VII.1.4 – Allow for the development of second units for senior citizens in single-family zones subject to the availability of adequate infrastructure. The City has a provision in the code to allow for second units for seniors, and approved one in 2000 and another in 2002. In addition, as required by state law, staff is currently working on a Code update, that will permit seconds units administratively.
- Policy VII.1.8 – Encourage the development of upper-end housing to provide opportunities for Moderate and Upper Income employees in the City to reside in Barstow. In 2008 throughout the City, (7) building permits were issued for custom homes.
- Policy VII.2.1 – Utilize the City’s code enforcement program as the primary tool for bringing substandard units into compliance with City codes and for improving overall housing conditions in Barstow – Because of the number of existing cases, it generally requires a complaint to involve the City with substandard housing unless it is a health or safety hazard. However, Code Enforcement, working with the Building Division of the Community Development Department, has been working on such cases.
- Policy VII.2.2 – Pursue the removal of abandoned substandard housing units in the City’s flood prone area – The Redevelopment Agency has been purchasing homes within flood plain areas as they have become available and based on available funding. The primary location within the City is the Crooks and Pierce Streets area. Many of these homes are substandard or in a deteriorated state. Most of the homes in this area have been removed.
- Policy VII.2.3 – Encourage vigorous enforcement of the City’s nuisance ordinance, along with other applicable codes, to promote property maintenance – 1) As discussed earlier, the Code Enforcement Department has applied the Nuisance Abatement Code to many non-conforming residences. Also discussed earlier is the Citywide Free Days at the land fill, twice a year, where the tipping fees are waived. The City promotes through multi-media outreach and education the City regulations regarding the cleanup of the neighborhood; 2) The City implemented the “Adopt - A - Block Program in early 2001. This program provides residents, businesses, and organizations the opportunity to adopt a block, or more, of the City and requires them to provide four functions to promote economic viability within the neighborhood. These functions are facilitated by the City who provides, free to the residents, gloves, trash bags, dumpsters and other incentives as provided to the City through Keep California Beautiful. This City is also a Proud Community Member of Keep California Beautiful. With this program, signage identifying the “Adoptee” is also provided to be posted on the Block or area adopted. In addition the City has “Free” Dump Coupons. These coupons waive the tipping fee for qualifying trash hauled to the landfill by city residents. These coupons have helped eliminate illegal dumping within the City limits. The City has also established a new rate

code, which requires the franchise hauler to remove bulky items, which if not hauled away, often end up dumped in the desert.

- Policy VII.2.4 – Actively promote rehabilitation programs providing financial and technical assistance to lower income property owners. The following activities have been continued:
 1. The City’s Housing Program Coordinator has been successful in promoting financial assistance through “Project Facelift” (funded with redevelopment set-aside funds) for many lower income property owners. The program was established to provide eligible homeowners with a one-time loan, in the form of labor and material, to correct code and/or health and safety violations, as well as other problems in order to enhance the aesthetics of Barstow’s neighborhoods, decrease blight and deter crime. Examples of exterior improvements eligible for funding include but are not limited to: adding or improving landscaping; paint or stucco work (exterior only); installation of retaining walls; repairing/replacing the roof and replacement of windows and/or garage doors. The loan becomes a grant if the applicant does not sell or refinance the property within the first five years of the improvements. In Fiscal year 2008, the Barstow Redevelopment Agency completed 32 facelift projects with a value of \$241,301
 2. The First Time Home Buyer (“Mortgage Assistance”) Program was approved by the Redevelopment Agency in May 1999. This program assists buyers who are at or below the County median income and have not owned a home for at least three years. Program guidelines were revised in March 2006 due to housing market price increases. The guidelines required that homes purchased could not exceed \$225,000 and this was again revised to \$250,000, in July of 2006. In Fiscal Year 2008, a total of 34 homes were serviced by the First Time Home Buyer (“Mortgage Assistance Program”, with a value of \$445,834). Since inception, a total of 190 home purchases have been assisted through this program.
- Policy VII.3.2 – Regularly examine new residential construction methods and materials – The City considers the use of alternative building materials for building and energy compliance by the Building Official and approved in design by the Planning Commission. Materials such as EIFS (Energy Insulated Foam Structure) has been reviewed and approved for use in the past 4 years.

The Regional Housing Needs Assessment (RHNA) was revised for 2007. The Figures indicate a total construction need of 4,440 units during the 2006-2014 Planning period. This includes 1,009 Very Low Income, 722 Low Income, 835 Moderate Income, and 1,874 Above Moderate Income units. Additional affordable housing will be necessary to meet the new figures proposed. The City also is short in providing “high income” level housing. Unfortunately, there are no assistance tools to encourage this level, and the state office of Housing and Community Development reported in 2005 that the “real” issue they are concerned about is whether cities are preventing housing from being developed. Clearly the City has shown by past actions (permits issued, development projects approved, financial assistance given) that housing is promoted. In 2008, 232 discretionary permits (tentative tracts and parcel maps) were approved for over 230 additional single family dwelling units.

With the projects approved, and those still in the pending stage, there is more than enough housing stock in the pipeline to meet the 2006-2014 RHNA requirements.

AIR QUALITY ELEMENT:

- Policy VIII.1.11 – Interagency information exchange and technical support and effective modeling through the use of a Geographic Information System – The City has a Geographic Information System networked within City Hall, the Police Department and the Corporation Yard. Additionally, the network allows for an Intranet, as well as Internet access, making information available to other departments, and, the public, through the click of a button. The City has continued to coordinate with the Mojave Desert Air Quality Management District and San Bernardino Associated Governments to share computer resources in construction, and traffic accident modeling.
- Policy VIII.1.13 – Replace or convert City conventional fuel vehicles with clean fuel vehicles as feasible: The City initially received grants from the Mojave Desert Air Quality Management District (MDAQMD) in 1998 and SANBAG in 2000 for funding of an alternative/clean fuel facility to be located in the Business Park on West Main Street. Supplemental funding was received in 2002, 2003 and 2004 to complete the financial need to carry out the project. This project will provide a guaranteed fueling source for alternative-fueled vehicles. The project was constructed in 2005. The City will continue to replace the older public transportation vehicles with alternative fuel vehicles.
- Policy VIII.2.9 – Require park and ride lots at appropriate locations to serve long distance commuters – Caltrans continues to maintain a park and ride lot on I-15 at Avenue L. This facility is marginally used, compared to its capacity. Additionally, a second park and ride lot (unimproved) is located on Irwin Road serving Fort Irwin. Other unofficial sites have also been used such as the old K-Mart parking lot and a fueling station (in the County) by Fort Irwin Road (Outer Highway 15), north of Interstate 15.