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County of Fresno

DEPARTMENT OF PUBLIC WORKS AND PLANNING
ALAN WEAVER, DIRECTOR

March 26, 2015

CT/13

Housing Policy Department
Received on:
MAR 27 2015

Mr. Scott Morgan, Deputy Director
Governor's Office of Planning and Research
P.O. Box 3044
Sacramento, CA 95812-3044

Subject: County of Fresno General Plan Annual Progress Report Covering Calendar
Years 2013 and 2014

Dear Mr. Morgan:

Enclosed is Fresno County's General Plan Annual Progress Report covering calendar years
2013 and 2014.

The Fresno County Board of Supervisors reviewed and accepted the Progress Report on March
24, 2015.

Should you have any questions, please contact me at (559) 600-4022 or by e-mail at
mkhosand@co.fresno.ca.us.

Sincerely,

Mohammad Khorsand, Senior Planner
Department of Public Works and Planning
Development Services Division
Policy Planning Unit

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C. Housing and Community Development

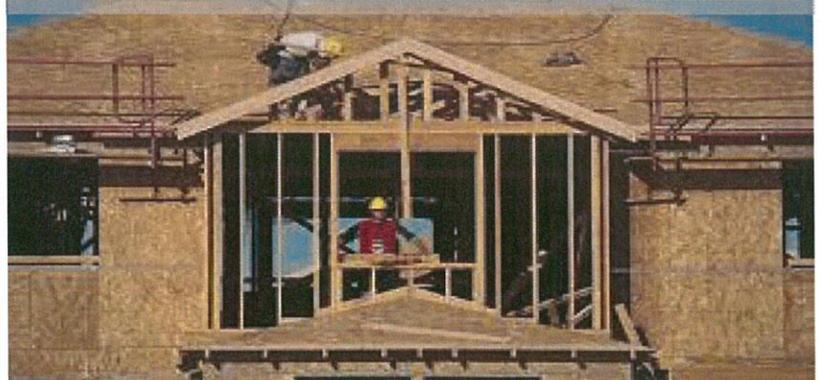
County of Fresno



2014 General Plan Annual Progress Report



MARCH 2014



PURPOSE OF ANNUAL PROGRESS REPORT

The purpose of this Report is to inform the Board of Supervisors and the residents of Fresno County about the status of implementing the Fresno County General Plan and major planning projects for the unincorporated County.

California Government Code Section 65400(a) mandates that all counties "Investigate and make recommendations to the legislative body regarding reasonable and practical means for implementing the general plan or an element of the general plan, so that it will serve as an effective guide for orderly growth and development, preservation and conservation of open-space land and natural resources, and the efficient expenditure of public funds relating to the subjects addressed in the general plan."

An Annual Report including the following information is required to be prepared and submitted to the County Board of Supervisors, Office of Planning and Research, and the Department of Housing and Community Development (HCD) by April 1st of each year:

1. The status of the General Plan and progress in its implementation;
2. The County's progress in meeting its share of the regional housing needs;
3. Local efforts to remove governmental constraints to the maintenance, improvement, and development of housing; and
4. The degree to which the County's approved General Plan complies with the State General Plan Guidelines and the date of last revision to the General Plan.

This Report summarizes the planning activities for the unincorporated portions of Fresno County from January 1, 2013 to December 31, 2014. In addition to the required above-listed information, the Report includes on-going and completed relevant planning activities, programs, and permits.

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EXECUTIVE SUMMARY

The Development Services Division (DSD) of the Department of Public Works and Planning (PW&P) has prepared this 2014 General Plan Annual Progress Report (APR) in accordance with guidance provided by the State Office of Planning and Research (OPR). This APR covers the calendar years of 2013 and 2014. The Community Development Division of PW&P contributed to preparation of the APR by providing accomplishments in the implementation of the General Plan Housing Element during the 2013 and 2014 calendar years. The Departments of Social Services and Behavioral Health, County Administrative Office and Economic Opportunities Commission have also contributed to this APR.

This APR covers the status of implementation of the County General Plan for 2013 and 2014 calendar years, and provides information on major planning activities and projects that have been processed during these two years for the unincorporated County.

Primary Planning Activities

Key planning efforts that were initiated and/or continued in 2013 and 2014 include:

- General Plan Five-Year Review
- Zoning Ordinance Update
- Update of Housing Element for 4th and 5th Cycles
- Friant Corridor Land Use Feasibility Study
- Recirculation of Friant Ranch Environmental Impact Report (EIR)
- Williamson Act Audit of Substandard Size Parcels
- Riverbend Sand and Gravel Mining EIR
- Carmelita Sand and Gravel Mining EIR
- Tranquillity Solar Generating Facility EIR
- Participation in preparation of the 2014 Regional Transportation Plan including the Sustainable Communities Strategies.

The detailed description of the above activities is provided throughout various sections of this APR.

GENERAL PLAN OVERVIEW

Fresno County 2000 General Plan

State law requires every city and county in California to adopt a General Plan that is comprehensive and long term. The Plans must outline proposals for the physical development of the county or city and any land outside its boundaries which in the planning agency's judgment bears relation to its planning.

The Fresno County General Plan is the County's comprehensive planning document that provides the long-term framework for economic and land use development, and for the protection of the County's agricultural, natural, and cultural resources. Designed to meet State General Plan requirements, the document outlines goals, policies, and programs to guide day-to-day decisions concerning Fresno County's future. Fresno County's General Plan has a planning horizon of 15 to 25 years.

Fresno County began the update process of the 1976 General Plan in late 1996 when it selected a team of consultants to assist the County in its update effort. The update effort included updating and expanding all the Fresno County General Plan Elements (except for the Housing Element), preparing a County-wide Economic Development Strategy, and preparing a program EIR.

The Fresno County General Plan was updated and adopted by the Board of Supervisors in October 2000. The following are key Elements of the County's General Plan.

Vision Statement

The General Plan sets out a vision reflected in goals, policies, programs, and diagrams for Fresno County. The County sees its primary role to be the protector of prime agricultural lands, open space, recreational opportunities, and environmental quality, and the coordinator of County-wide efforts to promote economic development. The General Plan is built on the following twelve major themes:

- Economic Development
- Agricultural Land Protection
- Growth Accommodation
- Urban-Centered Growth
- Efficient and Functional Land Use Patterns
- Service Efficiency
- Recreation Development
- Resource Protection
- Health and Safety Protection
- Health and Well-Being
- Enhanced Quality of Life
- Affordable Housing

Key Goals

General Plan goals flow from the Vision Statement and Themes and address a broad range of topics required by State law and those that address unique local concerns. The policies assist in carrying out the Plan Goals which requires numerous individual actions and on-going programs involving virtually every County department and many other public agencies and private organizations to ensure that the policies and programs of the General Plan are systematically implemented.

The County-wide General Plan Policy Document contains explicit statements of goals, policies, standards, and implementation programs that constitute the formal policy of Fresno County for land use, development, open-space protection, and environmental quality. The following are key Goals listed in the Economic Development and Agricultural Land Use Elements of the General Plan:

- Goal ED-A To increase job creation through regional leadership, agricultural productivity, and development of high-value-added processing firms.
- Goal ED-B To diversify the economic base of Fresno County through the expansion of non-agricultural industry clusters and through the development and expansion of recreation and visitor-serving attractions and accommodations.
- Goal ED-C To improve labor force preparedness by providing the local workforce with the skills needed to meet the requirements of an increasingly diverse business sector in the 21st century global economy.
- Goal LU-A To promote the long-term conservation of productive and potentially-productive agricultural lands and to accommodate agricultural-support services and agriculturally-related activities that support the viability of agriculture and further the County's economic development goals.
- Goal LU-C To preserve and enhance the value of the river environment as a multiple-use, open-space resource; maintain the environmental and aesthetic qualities of the area; protect the quality and quantity of the surface and groundwater resources; provide for long-term preservation of productive agricultural land; conserve and enhance natural wildlife habitats; and maintain the flood-carrying capacity of the channel at a level equal to the one (1) percent flood event (100-year flood).
- Goal LU-D To promote continued agricultural uses along Interstate 5, protect scenic views along the freeway, promote the safe and efficient use of the freeway as a traffic carrier, discourage the establishment of incompatible and hazardous uses along the freeway, and provide for attractive, coordinated development of commercial and service uses

that cater specifically to highway travelers, and of agriculture-related uses at key interchanges along Interstate 5.

Goal LU-F To encourage mixed-use pedestrian and transit-oriented development and to establish development standards for residential, commercial, and industrial development in urban and urbanizing areas.

Implementation Programs

Each Element includes goal statements relating to different aspects of the issues addressed in the Element. Under each Goal Statement, the Plan sets out policies that amplify the Goal Statement. Implementation programs that are listed at the end of each section of the 2000 General Plan, describe briefly the proposed action, the County agencies or departments with primary responsibility for carrying out the program, and the time frame for accomplishing the program.

Summary of the General Plan Five-Year Review Process

In June 2006, the Board of Supervisors executed a consultant agreement with the consulting firm of Mintier/Harnish and directed staff to initiate the Five-Year Review of the General Plan, along with the comprehensive revision of the Zoning Ordinance. The purpose of this Five-Year Review is to evaluate the General Plan goals, policies and implementation programs of all the General Plan Elements to reflect the current status of General Plan implementation and to ensure they reflect changed conditions, priorities, and new laws since the adoption of the General Plan in 2000. The evaluation of the policies and programs will determine which policies and implementation programs still serve a purpose and should be kept, and which ones have served their purpose and should be deleted or modified to effectively carry out the County's vision set forth by the Board of Supervisors. Lastly, this effort involves changing the format of the document, as well as updating the graphics to improve their quality and to make the Plan a more user-friendly document.

Phase I of the Project

The consultant team met with County staff in August 2006 and received feedback on the status of the General Plan and the Zoning Ordinance and the issues that staff wished to be addressed in the General Plan Policy Document and Zoning Ordinance. Phase I of the project was completed and the results were presented to a joint Planning Commission and Board of Supervisors hearing in July 2008.

Phases II and III of the Project

On September 23, 2008, the Board of Supervisors considered a revised agreement for Phases II and III of the General Plan Policy Review and Zoning Ordinance Update projects. The revised agreement reduced the budget for General Plan Review and the Zoning Ordinance Update by \$100,000 and allocated the money to fund an update of

the Laton Community Plan. This budget reduction resulted in a significant change in the Scope of Work by eliminating several aspects of the project that were to be performed by the consultant, including performing an Environmental Assessment for the project. The Board approved the Scope of Work, the schedule and the reduced funding for Phases II and III of the project.

Public Review Draft of the Policy Document and Hearings

The Public Review Draft of the Revised Policy Document was released for a 45-day public review period on September 1, 2010. The comments received on the Policy Document were incorporated and the project was presented to the Planning Commission on July 26, 2012. The Planning Commission recommended that the Board approve General Plan Amendment No. 529. The project was presented to the Board on December 4, 2012. At the conclusion of the hearing, the Board requested a workshop to discuss the proposed changes. A workshop was conducted on March 12, 2013. At the conclusion of the workshop, the Board asked that staff address certain issues and bring the item back to the Board for action. On September 30, 2014, the item was presented to the Board for action. At the conclusion of the hearing, the Board decided that an EIR must be prepared for the project and directed staff to bring an item back to the Board with options regarding preparation of an EIR and the costs associated with each option.

On December 9, 2014, the Board considered options presented by staff and chose an option which includes preparation of an EIR for the General Plan Review and the Zoning Ordinance Update and allocated up to \$850,000.00 to the project.

The proposal will be brought back to the Board in April of 2015 for policy direction before the EIR work begins.

State General Plan Guidelines for Annual Progress Report

The OPR Guidance provides suggested content for the APR. The content provided below is based on suggestions from the Guidance.

1. *Date of presentation to the Board of Supervisors* — The APR will be presented to the Planning Commission on February 26, 2015 and the Board of Supervisors on March 24, 2015. The APR is due to the State Office of Planning and Research and the Department of Housing and Community Development on or before April 1, 2015.
2. *Measures associated with the implementation of the General Plan with specific reference to individual Elements* — The Board of Supervisors approved an Implementation Plan for the General Plan at the time the General Plan was updated in October 2000. The County General Plan is located on the County website at <http://www.co.fresno.ca.us/DepartmentPage.aspx?id=19705> .

3. *Housing Element reporting requirements* — This is provided in the Appendix.
4. *The degree to which the General Plan complies with OPR's General Plan Guidelines* — The General Plan was comprehensively updated in 2000 using the State General Plan Guidelines (Government Code Section 65040.2), and includes the seven mandatory Elements, four Regional Plans, and ten Unincorporated Community Plans. The seven mandatory Elements of the General Plan include Agriculture and Land Use, Transportation and Circulation, Public Facilities and Services Element, Housing, Conservation, Open Space, Noise, and Safety. The Conservation and Open Space Elements are combined as one Element for a total of six.

In addition to the mandatory requirements, the County General Plan also includes an optional Economic Development Element/Strategy which outlines the County's goals, polices and strategic initiatives for diversifying Fresno County's economy and reducing the County's unemployment rate.

5. *The date of the last update to the General Plan* — The General Plan was comprehensively updated in October 2000. The 2000 comprehensive update included:

The General Plan Background Report describing existing conditions and trends for all issues being addressed in the General Plan Update. The Background Report provides the factual support for General Plan Policies and serves as the "environmental setting" portion of the EIR.

General Plan Policy Document - The Policy Document contains the County-wide goals, policies, standards, implementation programs, and land use and circulation diagrams that collectively constitute the County's primary policy for land use, development and resource management.

Economic Development Strategy - The Strategy outlines the County's goals, polices and strategic initiatives for diversifying Fresno County's economy and reducing the County's unemployment rate. The Strategy serves as an overall framework for the General Plan Update and is the basis for the Economic Development Element in the General Plan.

Environmental Impact Report - The EIR was prepared to assess the potential environmental impacts on the General Plan Update.

Fiscal and Financial Analysis - The Financial Analysis examined the fiscal impacts (costs and revenues), County facility costs and the cost benefits associated with the new development under the General Plan and preparation of the General Plan Background Report.

6. *Priorities for land use decision-making established by the legislative body (e.g., passage of moratoria or emergency ordinances) – No moratoria or emergency ordinances were adopted in 2013 or 2014.*
7. *List of planning activities initiated, General Plan Amendments, and major development applications processed.*

Below is summary of each Element included in the County's General Plan.

Economic Development Element

Although Fresno County has been one of the larger agricultural commodity producers in the United States, the County's unemployment rate has remained among the highest in California and the County's average wage levels have been low.

To address these chronic problems, Fresno County has taken a leadership role in promoting economic development. The long- and short-term objective of the County is to work with cities, the private sector, and other organizations to create good jobs at a faster rate than population growth to bring Fresno County in line with the rest of California in terms of employment rates and wage levels.

The Economic Development Element is divided into three sections: Job Creation, Economic Base Diversification, and Labor Force Preparedness.

The first step in expanding the County's job base is to strengthen the County's historical economic base of agriculture. It is essential for the County's agricultural economy to remain at the cutting edge in crop selection and growing practices. At the same time, shifts in cropping patterns can have very positive impacts for employment opportunities.

In order to improve economic stability, accelerate the pace of job growth, and maintain the quality of life for residents in the County, it is important to diversify the job base in the County.

Opportunities for diversification exist both in old and in new industrial sectors. Newer business opportunities in areas such as information technology have also gained a foothold in the County and should be nurtured and expanded into cornerstones of the future regional economy.

Training and education must be expanded to build a base of skills that would be attractive to firms locating in the area or seeking to expand. A quality work force is a top-ranking requirement for selecting a site according to site location professionals. Employers will be increasingly interested in employees that can be trained to a higher skill level. Therefore, the efforts to meet this need must address employment opportunities across all ages and skill levels.

In August 2011, the County entered into a contract with the Economic Development Corporation for implementation of the policies of the Economic Development Element of the General Plan. The contract is renewed annually.

Rapid Response Processing Program

On September 10, 2013 the Board of Supervisors approved the Rapid Response Processing Program. In 2014, as part of this program, additional staff was added to assist with processing and workload. The primary function of the program is to actively seek out potential job creating business applicants in need of assistance with land use/building permit processes. By actively seeking and assisting/facilitating these applicants, it is surmised that additional employment opportunities will result. The priority of the Program is given to new businesses, or expansion of existing businesses that result in the creation of at least 20 new full-time jobs, either directly by applicant or indirectly in support of businesses. Rapid response staff will all assist with other possible job growth applications in need of processing to maintain application processing timelines.

Agriculture and Land Use Element

The core concept for the County's Agriculture and Land Use Element is the "Urban-Centered Growth" to direct urban-type developments to cities and unincorporated communities where existing or planned infrastructure and services can support that growth, thus preserving the County's scarce and valuable agricultural resources. Central to this land use concept for unincorporated Fresno County is a development pattern that balances the land requirements of residential growth with those of commerce, agriculture, recreation, and wildlife habitats.

The Land Use Element provides maps, goals, and policies that guide decision-makers, planners, property owners, developers, and the general public as to how to accommodate future development in an efficient and sustainable manner that is compatible with the character of unincorporated communities and the protection of valuable and sensitive natural resources.

During 2013 and 2014, the County continued to adhere to General Plan policies for preservation of agricultural resources by directing growth to cities and unincorporated communities where the services are available or are planned to accommodate urban-type developments. The primary activities associated with implementation of the Land Use Policies are noted below:

Friant Corridor Land Use Feasibility Study

The purpose of the Friant Corridor Feasibility Study is to identify and assess opportunities and constraints (both physical and economic) for possible land use changes and development activities within the corridor area relating to recreation, resource and cultural awareness, conservation, tourism, and supportive commercial

uses. The Corridor Study area is comprised of lands outside of any city Sphere of Influence and is situated on the east and the west sides of Friant Road between the City of Fresno and the unincorporated community of Friant. On May 21, 2013, the Board of Supervisors directed staff to begin the process of initiating discussions with all relevant parties to determine financial and/or study participation. The first of three public workshops regarding initiating the Feasibility Study for the Friant Corridor was held on August 1, 2014.

Joint Meeting between Madera and Fresno Counties

Efforts that began in 2014 culminated into a January 27, 2015 joint meeting between the Madera County Board of Supervisors and the Fresno County Board of Supervisors. Topics discussed at the joint meeting included development and land use vision in the Rio Mesa area and Friant Corridor, Fresno County/Madera County Highway 41 Origin-Destination Study, and the Sustainable Groundwater Management Act of 2014.

Transportation and Circulation Element

The Transportation and Circulation Element describes the County's transportation network and establishes goals and policies that address the safe and efficient operation, maintenance, and management of the transportation network. The Transportation and Circulation Element reflects the urban and rural nature of Fresno County. The Element establishes standards that guide the development of the transportation system, and management of access to the highway system by new development throughout the unincorporated areas of the County.

The Element is divided into two major parts. The first major part describes the County's Circulation Diagram and functional roadway classification system. The second major part sets out goals, policies and implementation programs organized into six sections: Streets and Highways; Transit; Transportation System Management; Bicycle Facilities; Rail Transportation; and Air Transportation.

During 2013 and 2014, the County continued to implement planning efforts to facilitate a safe and multi-modal road network. Major accomplishments associated with implementing the policies of the Transportation and Circulation Chapter include:

Fresno County Regional Bicycle and Recreational Trails Master Plan (Amendment)

The Fresno County Regional Bicycle Master Plan was originally adopted by the Board of Supervisors in February 2012. The County Planning Commission, in August 2013, based on a recommendation by staff, recommended that the Board of Supervisors revise the Regional Bicycle and Recreational Trails Master Plan. The revisions included revising Figure 6 to clearly depict standards for the Class I Bike Path, adding the Lost Lake Pedestrian Nature Trail and the Fancher Creek Bridle Trail, revising Figure 9 and adding Figures 9A and 9B to illustrate the County's conceptual recreation trails, adding Figure 10 to depict standards for Recreational/Hiking/Pedestrian/Equestrian Trails and Off-Road Cyclists, updating Table V to include Class II bicycle lanes projects completed

from 2005-2012, and updating Table VII to include the Lost Lake Pedestrian Nature Trail and the Fancher Creek Bridle Trail.

On September 24, 2013, the Fresno County Board of Supervisors approved revisions to the Fresno County Regional Bicycle Master Plan.

The Lost Lake Pedestrian Nature Trail and Fancher Creek Bridle Trail will be included in the next scheduled update of the Transportation and Circulation and Open Space and Conservation Elements of the October 2000 Fresno County General Plan.

Fresno County Road Improvement Program

On June 3, 2014 the Board of Supervisors considered the Approval of the Fresno County Road Improvement Program (RIP) and Declaration of Projects. The RIP is a multi-year maintenance and construction programming plan and reflects the County's efforts to protect and improve the public investment in the County road system and to provide for the safe and efficient movement of people and commodities. The RIP identifies maintenance funding levels and specific projects expected to be delivered within a defined time frame. The funding in the RIP reflects current and projected budgets and the RIP also identifies, but does not fund, a number of recommended projects that are necessary for an improved County road and bridge system. These prospective projects were described in a series of appendices to the RIP. In 2014 the RIP considered the following projects: bridge replacement/repair, road reconstruction projects, traffic signals, congestion mitigation air quality projects, and pavement repair.

The RIP is intended to be a guide to the Board of Supervisors' road priorities and the Department's road program development, as well as for the Administrative Office, businesses, economic development community, utility companies, and the public at large. It should be viewed as a living document that will be adjusted over time to match revenues, and to allow the Board to respond to unforeseen needs or revenues.

At its June 2014 Hearing, the Board acted unanimously to approve the RIP as recommended by staff.

Public Facilities and Services Element

Fresno County development is dependent on a complex network of public facilities and services. Each type of service has a unique set of constraints and issues and must adapt to growth and change differently. The General Plan sets out policies and implementation programs to respond to this variety of issues and constraints. Since the major themes of the General Plan include directing urban growth to existing communities, limiting the intrusion of development onto productive agricultural land, and limiting the spread of rural residential development, demand for public facilities and services will be controlled.

The Public Facilities and Services Element is organized accordingly into ten sections: General Public Facilities and Services; Funding; Water Supply and Delivery; Wastewater Collection, Treatment, and Disposal; Storm Drainage and Flood Control; Landfills, Transfer Stations, and Solid Waste Processing Facilities; Law Enforcement; Fire Protection and Emergency Medical Services; School and Library Facilities; and Utilities. Major development in 2013 and 2014 related to this Element include:

Continuing Suspension of Public Facilities Impact Fees

On October 8, 2013, the Board of Supervisors considered potential options to the County's Public Facilities Impact Fee Ordinance and Schedule of Fees and associated Capital Improvement Plan (CIP) and any other actions related to the previously-collected, unspent fees, and budgetary impacts resulting from those actions.

The potential options included: 1) Continue the temporary suspension of collecting Public Facilities Impact (PFI) Fees through November 9, 2015, as approved by the Board on June 19, 2012; 2) Engage a consultant to prepare an updated PFI Fee Report and direct staff to prepare an associated CIP; 3) Engage with the consultant to study and prepare a report to reduce the number of categories and areas they serve; and, 4) Adopt an ordinance repealing the PFI and adopt a resolution to terminate the associated CIP and refund resulting funds to the current property owners of record.

On February 2, 2015, the Board of Supervisors conducted a second public hearing to consider an amendment to repeal the Public Facilities Impact Fees Ordinance in its entirety. At the conclusion of the hearing, the Board decided to continue suspension of the impact fees and directed Staff to return to the Board in two years.

Mello Roos

On December 9, 2014 the Board of Supervisors considered information presented by staff regarding the process, cost, and timelines associated with Board direction to discontinue the use of the Mello-Roos Community Facilities Act of 1982 to finance police protection services for new development in unincorporated areas of the County. This followed an October 28, 2014 action in which the Board directed staff to return with the process, timeline, and costs necessary to implement amending the County's General Plan to address Policies PF-G.2 and PF-G.4, dissolve existing community facility districts, remove conditions of approval/mitigation measures on existing approved subdivision maps, and rescind Board Resolution No. 11-018 relating to Statement of Goals and Policies for the use of the Mello-Roos Community Facilities Act of 1982 to finance police protection services.

The action would include a General Plan Amendment to address Policies PF-G.2 and PF-G.4, the elimination of Mello-Roos conditions for existing approved tentative tract maps that currently have the requirement to annex to the Countywide CFD as a condition of approval or mitigation measure, the elimination of existing Board Policy regarding the Use of the Mello-Roos Community Facilities Act of 1982 for Police

Protection Services, and the dissolution of existing Community Facility Districts for Police Protection Services.

At the December Board Hearing staff was directed to incorporate the dissolution of the Mello-Roos community facilities act of 1982 to finance police protection services into the General Plan discussion process.

Open Space and Conservation Element

The Open Space and Conservation Element is concerned with protecting and preserving natural resources, preserving open space areas, managing the production of commodity resources, protecting and enhancing cultural resources, and providing recreational opportunities. The Open Space and Conservation Element sets out goals, policies, and implementation measures under three main headings: Productive Resources, Natural Resources, and Recreation and Cultural Resources. Productive Resources encompasses three sections: Water Resources; Forest Resources; and Mineral Resources. Natural Resources encompasses four sections: Wetland and Riparian Areas; Fish and Wildlife Habitat; Vegetation; and Air Quality. Finally, Recreation and Cultural Resources encompasses five sections: Parks and Recreation; Recreational Trails; Historic; Cultural; and Geologic Resources; Scenic Resources; and Scenic Roadways.

The primary focus of the Open Space and Conservation Element is to provide direction for future growth and development with respect to the conservation, management, and utilization of natural and cultural resources; the protection and preservation of open space; and the provision of parks and recreational resources. This Element establishes goals, policies, and programs that value and protect natural resources to ensure they are available for the future. During 2013 and 2014, Fresno County continued implementing policies of the Open Space and Conservation Element. Major accomplishments to implement this Element during 2013 and 2014 are as follows:

Conservation Easements for Grand Island Farms and Cactus Corner

On March 25, 2014, the Board of Supervisors considered a request from Sequoia Riverlands Trust to adopt a resolution in support of the purchase of two Agricultural Conservation Easements totaling 309 acres of land to be purchased by a Grant from the State Department of Conservation's Farmland Conservancy Program for the purpose of conserving agricultural land resources in perpetuity. The two easements consisted of 132 acres of land owned by Grand Island Farms and 177 acres owned by Cactus Corner Farms.

The Board determined the subject parcels meet the eligibility criteria as listed in the Public Resources Code 10251 and adopted a resolution supporting the filing of an application for funding from the California Farmland Conservancy Program for purchase of the Agricultural Conservation Easements by the Sequoia Riverlands Trust and the

continued agricultural use in compliance with Federal, State and local laws and ordinances which apply in general to the farming operations in Fresno County.

State Official Scenic Highway Designation for Segments of State Route 180

On November 12, 2013, the Fresno County Board of Supervisors submitted a Letter of Intent to Caltrans for designation of certain segments of State Route (SR) 180 as Scenic Highway and provided direction to staff to continue collaborative efforts with the Sierra Gateway Trust, Inc. (Gateway Trust) and California Department of Transportation (Caltrans) in pursuit of a State Official Scenic Highway designation for segments of SR180. Staffs of the three agencies worked together to complete the proposed Visual Assessment and Corridor Protection Program in support of a State Official Scenic Highway designation status for approximately 60.7 miles of the eastern segments of SR 180.

On February 10, 2015, the Board adopted a resolution approving the Visual Assessment and Corridor Protection Program prepared for the eastern segments of SR 180 from Trimmer Springs Road to the Tulare County line and from the Kings Canyon National Park boundary north of General Grant Grove to the Kings Canyon National Park boundary near Cedar Grove, and authorized submittal of the Visual Assessment and Corridor Protection Program to Caltrans in pursuit of obtaining a State Official Scenic Highway designation for the above-described segments of SR 180.

Health and Safety Element

Planning for growth and development requires the consideration of a wide range of public safety issues. Safety hazards are naturally induced, such as seismic and geologic hazards, flooding, and wild land fire hazards. Some hazards are the result of natural hazards that are exacerbated by human activity and alteration of the natural environment, such as dam failure, urban fires, and development in sensitive areas such as floodplains or areas subject to erosion and landslides. Finally, some hazards are manmade, including airport crash hazards, hazardous materials, and crime. In addition to safety issues related to hazardous conditions, the planning process should account for other issues related to community health and safety, such as noise exposure.

Many of the health and safety risks associated with development can be avoided through locational decisions made at the planning stages of development, while others may be lessened through the use of Mitigation Measures in the planning and land use regulation process. This Element outlines Fresno County's strategy for ensuring the maintenance of a healthy and safe physical environment. The Health and Safety Element is divided into seven sections: Emergency Management and Response; Fire Hazards; Flood Hazards; Seismic and Geological Hazards; Airport Hazards; Hazardous Materials; and Noise. The Development Services Division (DSD) of the Department of Public Works and Planning continues to implement regulations in accordance with the goals and policies of the Safety Element when processing discretionary project applications. DSD continues to enforce County Noise Compatibility Guidelines to

determine the compatibility of land uses when evaluating proposed development projects. Also, DSD implements Noise Standards that require sound attenuation for structures indicated as “conditionally acceptable” structures under the compatibility guidelines.

Participation in the preparation of the 2014 Regional Transportation Plan (RTP) and Sustainable Communities Strategy (SCS)

DSD staff participated in preparation of Fresno Council of Governments (FCOG) 2014 Regional Transportation Plan (RTP) as a member of the COG’s RTP Round Table that was assembled by the Fresno Council of Governments (COG) to assist the agency in preparation of their 2014 RTP and the Sustainable Communities Strategy (SCS) which is required as part of the RTP according to Senate Bill 375.

On November 15, 2013, the Board of Supervisors received a presentation regarding Senate Bill 375, Sustainable Communities and Climate Protection Act of 2008 and its impact on the RTP including preparation of a Sustainable Communities Strategy for Fresno County, the Housing Element of the General Plan and growth in Fresno County regions. The Agenda Item consisted of four scenarios (A through D) which were developed by COG’s staff under the guidance of the RTP Roundtable and the Coalition of Community Based Organizations. After presentation and consideration of all four scenarios, the Board of Supervisors recommended Scenario “B” as the preferred development scenario for preparation of the Sustainable Committee Strategy for the Fresno County Region. The Fresno County’s SCS was accepted by the California Air Resources on January 29, 2015.

Housing Element

The Housing Element Report is included in an Appendix.

Status of General Plan Implementation Programs

Summary of Programs Implemented thus Far

- Programs LU-A.A, LU-D.A, LU-F.B, LU-G.A, and LU-H.F to revise/amend/update the Zoning Ordinance to ensure compliance with policies and standards. Zoning Ordinance Amendments have been processed as needed since adoption of the 2000 Update to ensure compliance. A full Zoning Ordinance Update is currently in process.
- Program LU-A.B to evaluate agricultural parcel sizes. The County did evaluate non-prime contracted agricultural parcels for viability in 2008. Ultimately, no changes were adopted. Generally, the County has acknowledged that 20 acres on the valley floor provides a viable operation. The Zoning Ordinance includes minimum agricultural parcel sizes.
- Program LU-C.B to work with agencies to implement the San Joaquin River Parkway Master Plan. This Program has been implemented.

- Program LU-H.E to conduct a major review of the General Plan, including the General Plan Policy Document and Background Report every five years and revise it as deemed necessary. This review is to implement the program.
- Program LU-H.F to review and amend, as necessary, the Zoning Ordinance text and Zoning Map to reflect new policies and standards included in the General Plan during the 2000 Update. The Zoning Ordinance is currently being updated.
- Program TR-D.A regarding coordination on the Bicycle Plan. This Program is no longer necessary with adoption of the Regional Bicycle and Recreational Trails Master Plan.
- Program PF-C.D to develop tiered water pricing. The Program has been implemented.
- Program OS-I.A to prepare a Recreational Trails Master Plan for a County-wide trail system. This Program has been implemented.
- Program OS-I.B to investigate the potential of various land use controls for reserving areas for trails such as the acquisition of easements, open space and floodplain zoning, and subdivision control. The Program has been implemented with adoption of the Regional Bicycle and Recreational Trails Master Plan.
- Program OS-L.A to establish a Landscape Master Plan and Design guideline for SR 99. This Program is no longer necessary with establishment of the Highway 99 Beautification Overlay District and has been implemented with adoption of Highway 99 Beautification Ordinance.

Summary of the Implementation Programs Delayed

- Program ED-B.A, the County shall convene a group of the existing service providers to assess the current state of telecommunications infrastructure, the needs for the future, and the role of the County and other agencies in facilitating implementation of services demanded by high technology firms.
- Program LU-A.C to develop and implement guidelines for design and maintenance of buffers of non-agricultural uses located within agricultural areas.
- Program LU-A.I to identify and rank the value of agricultural land in Fresno County.
- Program LU-A.I to assess the approaches to determining agricultural land values in the 1981 Farmland Protection Policy Act land evaluation and site assessment (LESA) system.
- Program LU-C.A, update and maintain the Kings River Regional Plan to guide County decision-making concerning land use and environmental quality within the Kings River influence area.

- Program LU-H.A to prepare and adopt a Regional Plan for the Friant-Millerton area.
- Program LU-H.D, the Planning Commission shall annually review implementation programs and provide a report to the Board of Supervisors. This program has not been implemented since 2003.
- Program OS-A.C to develop, implement, and maintain a groundwater monitoring program.
- Program OS-D.B to adopt an ordinance for Riparian Protection Zones.
- Program OS-G.A to review the Guide for Assessing and Mitigating Air Quality Impacts published by the San Joaquin Valley Air Pollution Control District and adopt procedures for performing air quality impact analysis and mitigation measures with any modifications deemed appropriate.
- Program OS-L.B to work with the California Department of Transportation to apply for scenic highway designation for the State highway segments.
- Program HS-G.A, the County shall amend and enforce the Fresno County Noise Ordinance, as necessary, consistent with the policies and standards within this Element.
- Program HS-G.B, the County shall develop a Noise Control Program.

Funding for Implementation Programs that have been delayed

In order to fully implement the County's General Plan Implementation Programs, an on-going dedicated funding stream is required. The various programs have not been fully implemented for a number of reasons, including the lack of available funding. Staff will continue to implement all outstanding Programs for which the Department is responsible as funding and staffing resources are available.

Planning and Development Activities

Discretionary Development Applications

Tables 1 and 2 below provide a summary of discretionary development applications received during the calendar years of 2013 and 2014 and processed by DSD. As shown in these Tables, DSD received a total of 240 new applications in 2013 and 240 in 2014. These Tables provide status of the applications for each calendar year.

Applications Submitted in 2013				
Application Type	Total Incoming	Approved	Denied / Withdrawn	Still in Process
Amendment (Rezone)	6	3	1	2
Amendment to Text	3	2	0	1
Conditional Use Permit	43	31	4	8
Directors Review & Approval	41	33	1	7
General Plan Amendment	4	1	1	2
General Plan Conformity	1	1	0	0
Merger	5	5	0	0
Pre-Certificate of Compliance	5	3	0	2
Property Line Adjustment	30	14	1	15
Site Plan Review	56	51	1	4
Tentative Parcel Map	7	4	1	2
Tentative Parcel Map Waiver	18	16	0	2
Tentative Tract Map	4	3	0	1
Variance	17	14	2	1
TOTAL	240			

Applications Submitted in 2014				
Application Type	Total Incoming	Approved	Denied / Withdrawn	Still in Process
Amendment (Rezone)	2	0	0	2
Amendment to Text	1	1	0	0
Conditional Use Permit	45	30	2	13
Directors Review & Approval	36	14	0	22
General Plan Amendment	1	0	0	1
General Plan Conformity	1	0	0	1
Merger	11	11	0	0
Pre-Certificate of Compliance	7	2	0	5
Property Line Adjustment	22	11	0	11
Site Plan Review	67	54	5	8
Tentative Parcel Map	12	1	1	10
Tentative Parcel Map Waiver	19	5	0	14
Tentative Tract Map	1	0	0	1
Variance	15	8	3	4
TOTAL	240			

General Plan Amendments

The County's General Plan was written as a macro-level document, which also includes more specific portions, such as the Regional Elements and Land Use Map. As such, some new developments and projects that do not conform to the General Plan are able to request General Plan Amendments (GPAs) that might alter specific aspects of the General Plan without altering the overall intention.

General Plan Amendments processed during 2013 are described below.

General Plan Amendment No. 533, County of Fresno

The Amendment was initiated by the County of Fresno amending the County-adopted Shaver Lake Community Plan by expanding the Community Plan boundary by 148.09 acres to allow for future expansion of the Shaver Lake Wastewater Treatment Facility.

The Shaver Lake Waste Water Treatment Facility currently serves the unincorporated community of Shaver Lake in Fresno County. The capacity of the existing facility is projected to not meet demands generated by existing development combined with that expected from the approved future residential subdivisions in the area.

The subject 148.09-acre property was acquired by the County to develop a wastewater treatment facility to expand onto the existing facility located on an adjoining parcel. Since the current General Plan designation and zoning on the subject property would not allow the intended use, an application was filed to change the current land use designation from Public Lands and Open Space in the Sierra-North Regional Plan to Public Facilities (Sewage Treatment Facility) in the Shaver Lake Community Plan with the expansion of the Plan boundary and rezoning the property from the RC-40 Zone District to the AL-20(c) Zone District. The future construction and operation of a wastewater treatment facility on the property would require subsequent land use approval and would follow upon approval of the application.

On May 7, 2013, the Board of Supervisors conducted a public hearing and adopted the Mitigated Negative Declaration prepared for Initial Study No. 6580, General Plan Amendment No. 533, Amendment (Rezone) Application No. 3793 and approved amending the Shaver Lake Community Plan.

General Plan Amendment No. 535, CEI Engineering

This Amendment was initiated by CEI Engineering, amending the Fresno County-adopted Riverdale Community Plan by re-designating a 0.52-acre parcel, two 0.17-acre parcels, a 0.25-acre parcel and a 0.09-acre parcel from Limited Industrial to Neighborhood Commercial; rezoning subject parcels from the M-1 and R-1 Zone Districts to the C-1(c) in order to allow a variety store.

The current land use designation and zoning did not allow the intended use on the project site which proposed to construct and operate a variety store. As such, the General Plan Amendment and Rezone applications were filed in order to change the General Plan designation of the project site from Limited Industrial in the County-adopted Riverdale Community Plan to Neighborhood Commercial, and rezoning the project site to the C-1(c) (Neighborhood Shopping Center, conditionally limited to variety stores) Zone District.

On May 7, 2013, the Board of Supervisors conducted a public hearing and adopted the Mitigated Negative Declaration prepared for Initial Study No. 6580, General Plan Amendment No. 533, Amendment (Rezone) Application No. 3793 and approved amending the Shaver Lake Community Plan.

General Plan Amendment No. 536, Grantor Real Estate Investments, LLC and California Health Sciences University, Millerton Specific Plan (In Process)

This Amendment is initiated by Grantor Real Estate Investments, LLC and California Health Sciences University, proposing to amend the Millerton Specific Plan by re-designating 14 acres from Park, School, and Commercial to Multiple Family Residential; re-designate approximately four acres of land as a location for a Fire Station/Safety Services Facility, and amend the Millerton Specific Land Use Map Land Use Map to show a 179-acre Private Post Graduate campus. The Environmental Impact Report for this project was initiated in April 2013.

General Plan Amendment No. 537, John Arabian, General Plan (Approved by the Board)

This Amendment was initiated by John Arabian, amending the General Plan to re-designate a 5.22-acre portion of a 13.06-acre parcel from Agriculture to Community Commercial; and rezoning said parcel from the AE-20 Zone District to a C-2(c) Zone District to allow specific retail, office and public facility uses listed in Zoning Ordinance Sections 834.1 and 833.1.

On September 30, 2014, the Board of Supervisors conducted a public hearing and adopted the Mitigated Negative Declaration prepared for Initial Study Application No. 6736; and approved General Plan Amendment Application No. 537 and Amendment Application No. 3799.

General Plan Amendment No. 538, Lou Telesmanic, Bullard Community Plan (Approved by the Board)

This Amendment was initiated by Lou Telesmanic, amending the adopted Bullard Community Plan by re-designating an approximately 1.19-acre parcel from Medium Low Density Residential to Medium High Density Residential; and rezoning subject parcel from the R-1-B Zone District to the R-2 Zone District to allow a Planned Unit Residential Development consisting of 12 single-family residential lots and one common-use lot.

On September 16, 2014, the Board of Supervisors conducted a public hearing and adopted the Mitigated Negative Declaration prepared for Initial Study Application No. 6659; and approval of General Plan Amendment Application No. 538, Amendment Application No. 3796, Vesting Tentative Tract Map Application No. 6057, Classified Conditional Use Permit Application No. 3399 and Site Plan Review Application No. 7900 and approved amending the Bullard Community Plan.

General Plan Amendments processed in 2014 are described below.

General Plan Amendment No. 540, Beal Developments, General Plan (In Process)

This Amendment was initiated by Beal Developments, amending the County's General Plan by re-designating a 10.80-acre parcel from Agriculture to Rural Residential; and rezoning the subject parcel from the AE-20 Zone District to the R-R Zone District.

General Plan Amendment No. 541, Fred Arastoo, Selma Community Plan (In Process)

This Amendment was initiated by Fred Arastoo, proposing to amend the Selma Community Plan by re-designating a 20.00-acre parcel from Agriculture to Medium High Density Residential; and rezone the 20.00-acre parcel from the AE-20 (Exclusive Agricultural, 20-acre minimum parcel size) to the T-P (Trailer Park) Zone District; and allow a Mobile Home Park with RV parking, senior residential units and a market).

Zoning Ordinance Amendments

The County implements the General Plan primarily through its Zoning Ordinance. While the General Plan identifies general land use designations, zoning identifies specific uses and development standards. The Zoning Ordinance must be consistent with the General Plan designation and changes to the zoning of a property may require a General Plan Amendment. Zoning Ordinance Amendments processed in 2013 and 2014 are identified below.

Amendments to the Zoning Ordinance

There was one Amendment to Text of the Zoning Ordinance in 2013.

Amendment to Text Application No. 367, Rich Oliver

This Amendment was initiated by Rich Oliver, amending Sections 803.15, 820.2, 855-N and 872 of the Fresno County Zoning Ordinance to allow for private motorcycle safety/training schools in the RR (Rural Residential, two-acre minimum parcel size) Zone District within the Fresno County adopted Sierra North Regional Plan area.

On July 18, 2013, the Planning Commission considered the subject Amendment to Text Application and recommended approval to the Board of Supervisors with minor corrections and modifications related to the proposed use.

On September 17, 2013, the Board of Supervisors conducted a public hearing and determined that the proposed Amendment to the Zoning Ordinance was consistent with the General Plan, amending Sections 803.15, 820.2, 855-N and 872 of the Fresno County Zoning Ordinance to allow for private motorcycle safety/training schools in the RR (Rural Residential, two-acre minimum parcel size) Zone District in the unincorporated areas of Fresno County.

There were two Amendments to Text of the Zoning Ordinance in 2014.

Amendment to Text Application No. 369, County of Fresno

This amendment was initiated by the County of Fresno, amending Sections 803.12 and 843.1 of the Fresno County Zoning Ordinance by deleting reference to Medical Marijuana Cultivation Facilities in Specific Definitions, Group K and the M-1 (Light Manufacturing), M-2 (General Industrial) and M-3 (Heavy Industrial) Zoning Districts in the unincorporated areas of Fresno County.

On January 9, 2014, the Planning Commission considered the subject Amendment to Text Application and recommended approval to the Board of Supervisors.

On February 4, 2014, the Board of Supervisors conducted a public hearing and determined that the proposed Amendment to the Zoning Ordinance was consistent with the General Plan, adopted an Ordinance approving the subject application amending Sections 803.12 and 843.1 of the Fresno County Zoning Ordinance by deleting reference to Medical Marijuana Cultivation Facilities in Specific Definitions, Group K and the M-1, M-2 and M-3 Zoning Districts in the unincorporated areas of Fresno County.

Amendment to Text Application No. 370, Derrel's Mini Storage, Inc.

This amendment was initiated by Derrel's Mini Storage, Inc., to amend Sections 803.13 and 817.3 of the Fresno County Zoning Ordinance by adding Personal/Recreational Vehicle Storage in the AL (Limited Agriculture) Zone District and permit the use by Conditional Use Permit for those unincorporated areas of Fresno County located in an area within one-half mile of the Sphere of Influence of the City of Clovis.

On August 21, 2014, the Planning Commission considered the subject Amendment to Text Application and recommended approval by the Board of Supervisors; however the vote resulted in a technical denial.

On September 30, 2014, the Board of Supervisors conducted a public hearing and determined that the proposed Amendment to the Zoning Ordinance was consistent with the General Plan, amending Sections 803.13 and 817.3 of the Fresno County Zoning

Ordinance by adding Personal/Recreational Vehicle Storage in the AL (Limited Agriculture) Zone District and permit the use by Conditional Use Permit for those unincorporated areas of Fresno County located in an area within one-half mile of the Sphere of Influence of the City of Clovis.

Zoning Ordinance Amendments

The Zoning Ordinance Amendments processed in 2013 are described below.

Zone Change No. 3796

The application proposed to rezone a 1.19-acre parcel from the R-1-B Zone District to the R-2 Zone District to allow a Planned Unit Residential Development on the subject parcel consisting of 12 single-family residential lots and one common use lot. The application was submitted January 7, 2013 and was recommended for approval by the Planning Commission on May 8, 2014. The application was approved by the Board of Supervisors on September 16, 2014.

Zone Change No. 3797

This application proposed to rezone an 81.29-acre parcel from the RC-40 Zone District to the R-1-C (m) Zone District. The application was submitted March 17, 2013 and was withdrawn by the applicant on March 25, 2013.

Zone Change No. 3798

This application proposes to rezone 14 acres from the C-4 Zone District to the R-2 Zone District. The application has been filed simultaneously with a General Plan Amendment and Conditional Use Permit to allow a medical university complex. A Notice of Preparation of Draft EIR was prepared November 6, 2013. The EIR for the project is being prepared by the applicant's consultant.

Zone Change No. 3799

The application proposed to rezone a 5.22-acre parcel from the AE-20 Zone District to the C-2(c) (Community Shopping Center, Conditional) Zone District to allow a specific retail, office and public facility uses listed in Zoning Ordinance Section 834.1 and 833.1. The application was submitted August 15, 2013 and was recommended for approval by the Planning Commission on July 17, 2014. The application was approved by the Board on September 30, 2014.

Zone Change No. 3800

The application proposed to rezone a 36.25-acre parcel, a 41.23-acre parcel and a 71-acre parcel from the AL-40 to the AL-20 Zone District. The application was submitted August 20, 2013 and was recommended for approval by the Planning Commission on January 23, 2014. The application was approved by the Board of Supervisors on April 1, 2014.

Zone Change No. 3801

The application proposes to rezone a 10.80-acre parcel from the AE-20 Zone District to the RR Zone District. The application was submitted November 22, 2013 and was routed for comments on March 10, 2014. The application continues to be processed by County staff.

The Zoning Ordinance Amendments processed in 2014 are described below.

Zone Change No. 3802

The application proposes to rezone a 20-acre parcel from the AE-20 Zone District to the T-P Zone District to allow a mobile home park with RV parking, senior residential units and a market. The application was submitted September 12, 2014 and routed for comments on December 18, 2014. The application continues to be processed by County staff.

Zone Change No. 3803

This application proposes to rezone three parcels totaling approximately 33.39 acres from the AL-20(m) Zone District to the R-1-B (m)(c) Zone District to allow a planned residential development consisting of 40 residential lots. The application was submitted on September 19, 2014 and routed for comments on September 23, 2014. The application continues to be processed by County staff.

Zone Change No. 3804

This application proposes to rezone two contiguous parcels totaling 38.91 acres to be rezoned from the AE-20 Zone District to the AL-20 Zone District to allow personal/recreational vehicle storage. This application was routed for comments on November 19, 2014. The application continues to be processed by County staff.

Other Planning Activities

Friant Ranch EIR Recirculation

The Friant Ranch project was approved by the Board of Supervisors on February 1, 2011. The project proposes a master planned community of single-family and multi-family residential units, a commercial village center, a recreation center, trails, open spaces, parks and parkways consisting of approximately 2,500 single-family, multi-family and mixed use residential units, together with open space, recreation and commercial uses on an approximately 1,093-acre project site. The County Board of Supervisors approval included certification of the Final EIR (FEIR) as complete and in compliance with CEQA; approval of the Friant Ranch Project (Alternative 3); General Plan Amendment No. 511 amending the Friant Community Plan Update, the Friant Ranch Specific Plan, and an Amendment to Land Use Text (AT No 363); and Amendment Application No. 3751.

Following Board approval, the Final EIR was subsequently challenged. The California Court of Appeal ruled that the FEIR was inadequate; specifically the project's Air Quality and Water Supply Sections. On October 3, 2014, A Notice of Preparation of a Partially Revised, Recirculated Draft Environmental Impact Report for the Friant Ranch Project was published and mailed consistent with the California Public Resources Code and CEQA Guidelines. The Friant Ranch Recirculated DEIR is currently in preparation for public review.

Fresno County Ground Water Management Study (Water Workshop)

On May 20, 2014, the Board of Supervisors adopted a resolution in support of local groundwater management efforts. By that resolution, the Board affirmed its position that groundwater management is most effectively managed at the local level and that integrated management and regulation of water supplies, both surface water and groundwater, must be embraced at all levels, be it local, regional, State, and Federal, in order to achieve sustainability; ensuring the preservation of property rights and the continued private use of the local groundwater supply.

In addition, the Board adopted a resolution in support of Assembly Bill 2686 (Perea), the Clean, Safe, and Reliable Water Supply Act of 2014, and reaffirmed its position on the importance of above-ground water storage.

Williamson Act Audit of Substandard Size Parcels

On September 18, 2012, the Board of Supervisors directed staff to audit existing Williamson Act Contracts on an on-going basis for possible removal of lands from the program that do not meet the State or County's eligibility requirements to remain in the program. Currently, there are approximately 7,700 Williamson Act Contracts and Farmland Security Zone (FSZ) Agreements between Fresno County and landowners, involving approximately 15,000 parcels and approximately 1.5 million acres of land.

Staff has examined 452 Williamson Act Contracts (starting with the oldest Contract) and has non-renewed 59 parcels that did not meet the eligibility requirements to remain in the program. Staff continues to audit the Williamson Act Contracts per the Boards direction. However, this is an activity that is currently being implemented and is undertaken as the workload of the limited resources assigned to this task is permitted.

No Shoot

The Fresno-Clovis Metropolitan Area (FCMA) No-Shooting Boundary is reviewed annually for revisions necessitated by City annexations and requests from property owners to form No-Shooting Areas in the unincorporated areas of the County. The Fresno County Ordinance Code Section 10.44.040 prohibits the discharge of firearms within ¼-mile of the exterior boundaries of all cities within the County, including the Cities of Fresno and Clovis. There were no areas that warranted expansion to the No-Shooting Area Boundary in 2013 and 2014.

Riverbend EIR

The applicant, Riverbend Sand and Gravel, LLC, submitted a Conditional Use Permit Application proposing to mine construction grade aggregate (sand and gravel) on approximately 619 acres of an 833-acre site. The aggregate processing plant will have an anticipated annual process rate of 1.6 million tons and proposed annual sales of construction aggregate products (rock, sand and gravel) produced by the plant at approximately 1.25 million tons. The project site is located approximately 1.5 miles southeast of the City of Sanger.

On August 1, 2013, A Notice of Preparation of Draft Environmental Impact Report for the Riverbend Sand and Gravel project was published and mailed consistent with the California Public Resources Code and the California Environmental Quality Act (CEQA) Guidelines.

The proposed project is scheduled for consideration by the Fresno County Planning Commission in February 2015.

Carmelita Mine and Reclamation EIR

The applicant, Colony Land Company, L.P., submitted Conditional Use Permit Application No. 3287 and the associated Reclamation Plan to develop, operate, and reclaim a 1.25-million ton per year mine and aggregate operation on 898 acres of a 1,500- acre site. The project site is located approximately 15 miles southeast of the City of Fresno and five miles north of the community of Reedley.

On August 13, 2010, A Notice of Preparation of Draft Environmental Impact Report for the Carmelita Mine and Reclamation Plan was published and mailed consistent with the California Public Resources Code and the CEQA Guidelines.

On August 6, 2013, the Board of Supervisors considered and approved Conditional Use Permit Application No. 3287 and the associated Reclamation Plan and certified Environmental Impact Report (SCH: 2010081037) prepared for the project.

Tranquillity Solar Generating Facility EIR

The applicant, RE Tranquillity LLC, submitted Conditional Use Permit Application No. 3451 proposing to construct and operate an up to 400-megawatt (MW) photovoltaic electricity generating facility and associated infrastructure. The solar generating facility proposes to generate and deliver solar-generated power to the California electrical grid. The project site is located on approximately 3,732 acres in unincorporated Fresno County, approximately seven miles southwest of the community of Tranquillity.

On October 16, 2013, A Notice of Preparation of Draft Environmental Impact Report for the Tranquillity Solar Generating Facility was published and mailed consistent with the California Public Resources Code and CEQA Guidelines.

On October 9, 2014, the Planning Commission considered and approved Conditional Use Permit Applications Nos. 3451 through 3458 and certified the Environmental Impact Report (SCH: 2013111056) prepared for the project.

APPENDIX

A matrix showing the status of the Housing Element Implementation Programs is included in the following pages.

The Fresno County General Plan Housing Element Matrix shows the status implementing the Housing Element policies for Calendar Years 2013 and 2014.

Appendix

2013 and 2014 Annual Housing Element Progress Report

4th Cycle Update

The County initiated the update of the Fourth Cycle Housing Element in 2006. However, due to budgeting issues during the recession, in 2008 the Update was defunded and the project was placed on hold. In August 2014, the 4th Cycle Update was re-initiated and the DSD of the Department of Public Works and Planning retained a consultant to complete the 4th Cycle Update effort. The Update is anticipated to be completed by August 2014.

5th Cycle Update

In February 2013, COG assembled a Regional Housing Needs Allocation (RNHA) Technical Committee, consisting of representatives of Fresno County local governments, to discuss the methodology by which the total allocation of housing units for the Fresno County region determined by the State Department of Housing and Community Development (HCD) will be distributed among the cities and the County. The development of the methodology was in anticipation of preparation of the 5th Cycle Housing Element for the 2015-2023 Planning Period that is due to HCD by December 2015.

The idea for preparation of a Joint Housing Element for Fresno County was discussed at the RNHA Technical Committee meetings based on the experiences of Kings and Marin Counties in preparing a joint Housing Element for their jurisdictions. The idea was favorably received by all jurisdictions in Fresno County and with the exception of the Cities of Fresno, Orange Cove, Firebaugh, all other 12 cities and the County agreed on preparing a Joint Housing Element.

At the January 17, 2014 Policy Advisory Committee at FCOG, the Committee unanimously directed COG staff to move forward with the project. The Policy Advisory Committee unanimously recommended that the COG Policy Board authorize COG to administer the project. The COG Policy Board was informed of this project on June 27, 2013 and again on November 21, 2013.

A Request for Proposal (RFP) for the project was prepared and released on March 11, 2014 with a response deadline of April 11, 2014. A Consultant Selection Committee was appointed by the RNHA Technical Committee to select a consultant for the project. On May 7, 2014, the Consultant Selection Committee selected the consulting firm of Mintier-Harnish in association with the consulting firms of Veronica Tam and Associates, and MIG to prepare the Joint 5th Cycle Housing Element for the Fresno County region. The 5th Cycle Housing Element is due to State by December 2015.

Housing Element Progress Report for Calendar Years 2013 and 2014

ANNUAL ELEMENT PROGRESS REPORT Housing Element Implementation (CCR Title 25 §6202)

Jurisdiction Fresno County
Reporting Period 1/1/2013 - 12/31/2013

Table A

Annual Building Activity Report Summary - New Construction
Very Low-, Low-, and Mixed-Income Multifamily Projects

Housing Development Information							Housing with Financial Assistance and/or Deed Restrictions		Housing without Financial Assistance or Deed Restrictions		
1	2	3	4				5	5a	6	7	8
Project Identifier (may be APN No., project name or address)	Unit Category	Tenure R-Renter O-Owner	Affordability by Household Incomes				Total Units per Project	Est. # Infill Units*	Assistance Programs for Each Development	Deed Restricted Units	Note below the number of units determined to be affordable without financial or deed restrictions and attach an explanation how the jurisdiction determined the units were affordable. Refer to instructions.
			Very Low-Income	Low-Income	Moderate-Income	Above Moderate-Income			See instructions	See instructions	
None											
(9) Total of Moderate and Above Moderate from Table A3					278	0	278				
(10) Total by income Table A/A3					278						
(11) Total Extremely Low-Income Units*											

* Note: These fields are voluntary

ANNUAL ELEMENT PROGRESS REPORT
Housing Element Implementation
 (CCR Title 25 §6202)

Jurisdiction Fresno County
 Reporting Period 1/1/2013 - 12/31/2013

Table A2
Annual Building Activity Report Summary - Units Rehabilitated, Preserved and Acquired pursuant to GC Section 65583.1(c)(1)

Please note: Units may only be credited to the table below when a jurisdiction has included a program in its housing element to rehabilitate, preserve or acquire units to accommodate a portion of its RHNA which meet the specific criteria as outlined in GC Section 65583.1(c)(1)

Activity Type	Affordability by Household Incomes				(4) The Description should adequately document how each unit complies with subsection (c)(7) of Government Code Section 65583.1
	Extremely Low-Income*	Very Low-Income	Low-Income	TOTAL UNITS	
(1) Rehabilitation Activity	1	2	0	3	
(2) Preservation of Units At-Risk	0	0	0	0	
(3) Acquisition of Units	0	0	0	0	
(5) Total Units by Income	1	2	0	3	

* Note: This field is voluntary

ANNUAL ELEMENT PROGRESS REPORT
Housing Element Implementation
 (CCR Title 25 §6202)

Jurisdiction Fresno County
 Reporting Period 1/1/2013 - 12/31/2013

Table A3
Annual building Activity Report Summary for Above Moderate-Income Units
 (not including those units reported on Table A)

	1. Single Family	2. 2 - 4 Units	3. 5+ Units	4. Second Unit	5. Mobile Homes	6. Total	7. Number of infill units*
No. of Units Permitted for Moderate	217	0	0	28	31	276	N/A
No. of Units Permitted for Above Moderate	0	0	0	0	0	0	N/A

* Note: This field is voluntary

ANNUAL ELEMENT PROGRESS REPORT
Housing Element Implementation
 (CCR Title 25 §6202)

Jurisdiction Fresno County
 Reporting Period 1/1/2013 - 12/31/2013

Table B
 Regional Housing Needs Allocation Progress
 Permitted Units Issued by Affordability

Enter Calendar Year starting with the first year of the RHNA allocation period. See Example.		2013	2014	Total Units to Date (all years)	Total Remaining RHNA by Income Level
Income Level	RHNA Allocation by Income Level	Year 8	Year 9		
Very Low	Deed Restricted	1,141			1,089
	Non-Deed restricted		31	21	
Low	Deed Restricted	610			610
	Non-Deed restricted		0	0	
Moderate	Deed Restricted	679			256
	Non-Deed restricted		217	196	
Above Moderate		322	0	0	322
Total RHNA by COG. Enter allocation number:		2,752			2,267
Total Units			248	217	465
Remaining Need for RHNA Period					

Note: units serving extremely low-income households are included in the very low-income permitted units total.

