

County of Yolo

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NOTICE OF PREPARATION (NOP) AND NOTICE OF SCOPING MEETING FOR THE DRAFT PROGRAM ENVIRONMENTAL IMPACT REPORT FOR THE YOLO COUNTY 2030 COUNTYWIDE GENERAL PLAN

I. INTRODUCTION:

Yolo County is the Lead Agency for the preparation and review of the Program Environmental Impact Report (EIR) for the Draft 2030 Countywide General Plan for Yolo County (Draft General Plan). Pursuant to Section 15082 of the California Environmental Quality Act (CEQA) Guidelines, the County is soliciting the views of interested persons and agencies on the scope and content of the environmental information to be included in the EIR. Agencies should comment on the scope and content of the environmental information that is relevant to the agencies' statutory responsibilities, as required by Section 15082(b) of the California Environmental Quality Act (CEQA) Guidelines. The County will also accept written comments concerning the scope and content of the EIR from interested persons and organizations concerned with the project, in accordance with State CEQA Guidelines Section 15083. A summary of the project description and probable environmental effects are contained in the attached materials. The Draft General Plan, including all maps and diagrams are available for public review at the Yolo County Planning and Public Works Department (see address below), at all County public library locations, and online at www.yolocountygeneralplan.org.

PROJECT TITLE:	Yolo County 2030 Countywide General Plan
PROJECT LOCATION:	The project encompasses the entire unincorporated territory of Yolo County
PROJECT DESCRIPTION:	The project consists of the adoption of the Yolo County 2030 Countywide General Plan
LEAD AGENCY:	Yolo County

A. Comment Period: Comments can be sent anytime during the NOP review period. **The NOP review and comment period begins October 8, 2008 and ends November 20, 2008 at 4 p.m.** All comments should be directed to the Yolo County Planning and Public Works Department, Attention: David Morrison, Assistant Director – Development Services, 292 W. Beamer Street, Woodland, CA 95695. Comments may also be emailed to david.morrison@yolocounty.org. Please include the name of a contact person for your agency, if applicable.

B. Scoping Meeting: Oral comments may be provided at the **Scoping Meeting to be held Wednesday, October 29, 2008 at 6:00 p.m.** at the Planning Department Conference Room (292 W. Beamer Street, Woodland, CA 95695).

II. DESCRIPTION OF THE PROPOSED PROJECT:

A. Project Background: The last comprehensive General Plan update was completed in 1983 and was based on the original 1958 County General Plan. In the spring of 2003, Yolo County initiated the current General Plan update process and has since held over 30 workshops and hearings, published five background studies, and considered a dozen different land use alternatives. On September 18, 2007 the Board of Supervisors adopted the Preferred Land Use Alternative for the Draft General Plan. On January 29, 2008, the Board of Supervisors directed staff to proceed with preparation and release of the Draft General Plan, based on the Preferred Land Use Alternative. The Draft General Plan was released September 10, 2008.

B. Land Use and Policy Direction: The General Plan guides virtually all land use decisions in the County and serves as the “constitution” for future development of the County. The General Plan covers the unincorporated areas of Yolo County including, but not limited to, the following communities: Binning Farms, Capay, Clarksburg, Dunnigan, El Macero, Esparto, Guinda, Knights Landing, Madison, Monument Hills, North Davis Meadows, Patwin Road, Rumsey, West Plainfield, Willow Bank, Willow Oak, Yolo, and Zamora. The four incorporated cities in the County as well as the various special districts, State and federal agencies, the Rumsey Band of Wintun Indians, and UC Davis have independent land use decision-making authority and are not under the jurisdiction of County’s General Plan. Figure 1 shows the County location and regional vicinity.

There are two fundamental aspects to the General Plan: 1) the maps and diagrams, including the Land Use Diagram that identifies future planned land uses; and, 2) the goals, policies, and actions that guide all decision-making. The policies of the Draft General Plan focus on the following primary themes:

- The continuing primacy of agriculture and related endeavors throughout the County, by allowing for more economic innovation and aggressively protecting the water and soil resources upon which farming depends.
- Modest managed growth within existing towns, where accompanied by improvements to infrastructure and services to ensure community sustainability.
- Expanded protection of a network of connected open space and recreational areas, integrated with the Yolo Natural Heritage Program.
- Opportunities for revenue-producing and job-producing agricultural, industrial, and commercial growth in designated locations and along key transportation corridors.

- Manage the existing road network to make the most of existing capacity, while accommodating a diversity of users and alternative modes of transportation.
- Service levels that allow for the effective and efficient provision of services, consistent with rural values and expectations.
- A comprehensive approach to both reduce greenhouse gas emissions and plan for the potential impacts of global climate change.
- New emphasis on community and neighborhood requirements that reflect “smart growth” and “healthy design” principles, which complement the unique character of existing developed areas.

C. Population and Economic Growth: Yolo County is 653,549 acres in size, of which approximately 5 percent (32,325 acres) lies within the four incorporated cities. Yolo County currently has approximately 23,265 people, 7,263 homes, and 430 acres of job-producing commercial and industrial land in the unincorporated area. Under the existing 1983 General Plan, an additional 11,240 people, 4,014 homes, and 1,440 acres of commercial and industrial land could be added. The Draft General Plan would allow for additional growth beyond the build-out of the 1983 General Plan, of approximately 24,700 people, up to 9,380 homes, and 900 acres of economic development. Table 1 summarizes these growth projections.

Table 1: Existing and Anticipated Development

Development Scenario	Population	Dwelling Units	Commercial and Industrial Acres ^a
Existing and 1983 General Plan Development			
Existing Development	23,265	7,263	431
New Growth Under the 1983 General Plan	13,852	4,014	1,440
Total Build-out Under the 1983 General Plan^b	37,117	11,277	1,870
Draft 2030 General Plan Development			
Dunnigan	19,729	7,500	430
Madison	3,438	1,305	116
Elkhorn	0	0	320
Spreckels	0	0	69
Other	1,545	575	-34
Total New Growth Under the 2030 General Plan	24,712	9,380	901
Total Buildout Under the 2030 General Plan^c	61,829	20,657	2,771

Four proposed land use changes account for the majority of these increases: 1) community expansion in Dunnigan; 2) community expansion in Madison; 3) new commercial and industrial development in Elkhorn; and 4) expansion of industrial uses at the Spreckels site.

D. Draft General Plan Overview: The Draft General Plan has nine chapters, including the introductory chapter, a vision statement and seven separate “elements” that establish goals, policies and actions for each given topic. Six of these elements cover the seven topics required by Government Code Section 65302. (The Noise Element is included within the Health and Safety Element.) The Agriculture and Economic Development Element is an optional element prepared by the County to meet local needs and concerns. The Draft General Plan includes an update to the Housing Element.

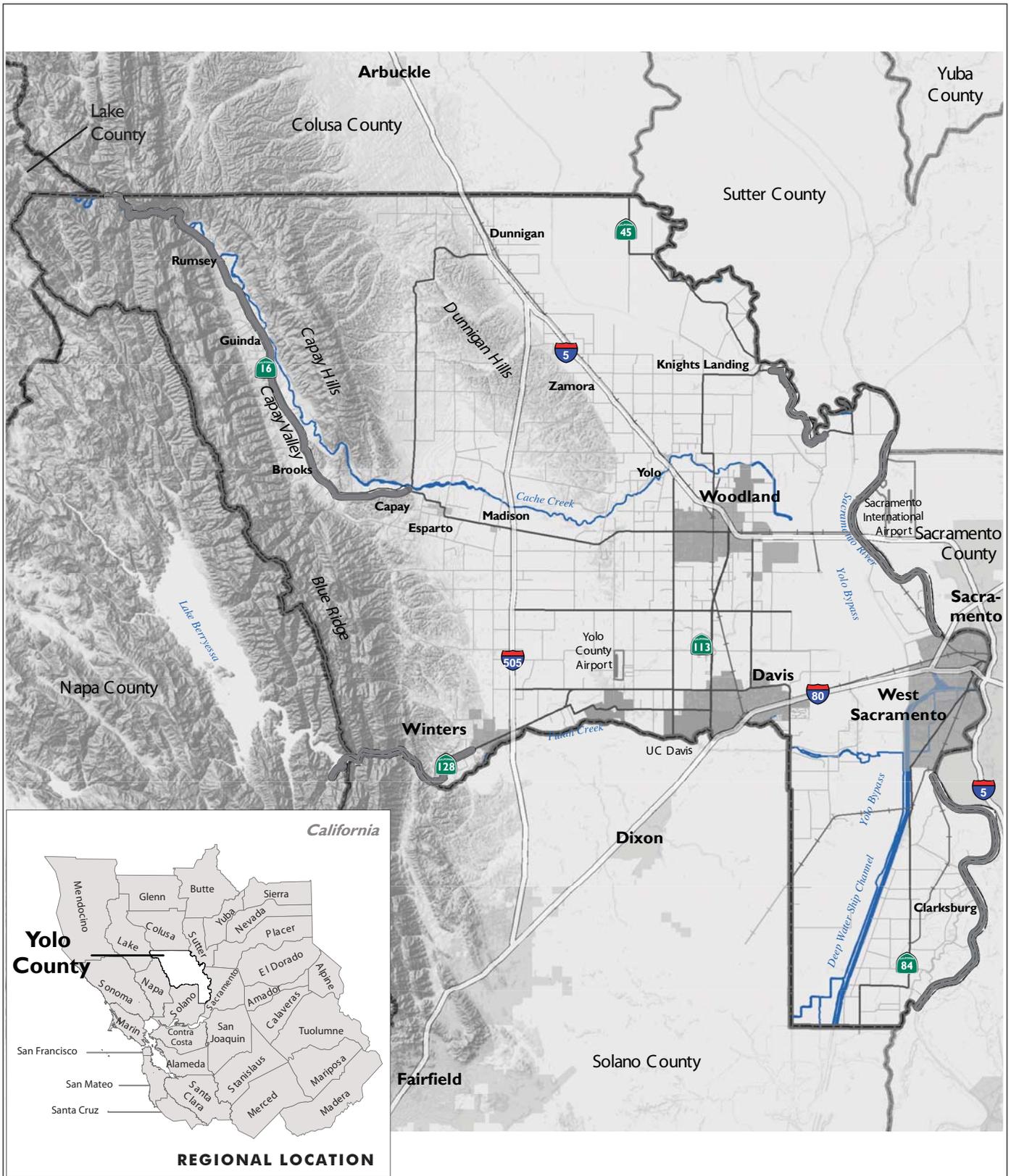
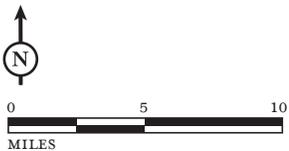


FIGURE 1

LSA



Yolo County 2030 General Plan NOP
County and Regional Location Map

SOURCE: YOLO COUNTY GIS, 2007; DESIGN COMMUNITY & ENVIRONMENT, 2008.

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The Draft General Plan includes the following elements: Land Use and Community Character, Circulation, Public Facilities and Services, Agriculture and Economic Development, Conservation and Open Space, Health and Safety, and Housing. Each element has a policy framework consisting of goals, policies, and an implementation program, which contains various actions that carry out the goals and policies of the element.

The General Plan rescinds several older County plans but retains the following area and community plans: Cache Creek, Capay, Clarksburg, Dunnigan, Esparto, Knights Landing, Madison, and Monument Hills. These and other identified countywide plans will be subsequently updated following adoption of the 2030 Countywide General Plan.

III. DESCRIPTION OF THE PROPOSED PROJECT ALTERNATIVES:

Pursuant to State CEQA Guidelines Section 15126(f) and 15126.6, the environmental review process will include an analysis of a reasonable range of alternatives, as well as the “no project” alternative. Alternatives to the project that are expected to be analyzed in the EIR include:

A. No Project Alternative: This alternative will analyze the effects of taking no action. Under this alternative, development in the County would occur as currently allowed under the 1983 General Plan. Therefore, the analysis of this alternative is based on build-out of the existing General Plan (see Table 2).

B. Rural Sustainability Alternative: This alternative anticipates spreading a moderate amount of growth among several unincorporated communities, increasing the level of economic development and restricting housing in the rural agricultural areas. This alternative could result in approximately 30 percent fewer units and 9 percent less industrial and commercial development than could occur under the Draft General Plan.

C. Market Demand Alternative: This alternative would eliminate the County’s historic constraints on growth and examine the effects of meeting residential market demand within the County. This alternative could result in an approximately 15 percent increase in both dwelling units, and industrial and commercial development, compared to growth that could occur under the Draft General Plan.

Table 2 provides a summary of the assumed build-out associated with each alternative.

Table 2: CEQA Alternatives Summary Table

Scenario	Population	Dwelling Units	Included from Prior Scenario	Ind/Comm Acreage	Included from Prior Scenario
Setting – Existing Conditions	23,265	7,263	0	431	0
No Project – 1983 GP Build-out	37,117	11,277	36%	1,870	77%
Rural Sustainability Alternative	44,926	14,241	21%	2,531	26%
The Project – Draft General Plan	61,829	20,657	31%	2,771	9%
Market Demand Alternative	71,165	24,200	15%	3,246	15%

IV. AREAS OF POTENTIAL IMPACT:

The County has determined that an EIR is clearly required for this project. Therefore, as allowed under Section 15060 of the CEQA Guidelines, the County has not prepared an Initial Study and will instead begin work directly on the EIR process described in Article 9, commencing with Section 15080. As required, the EIR will focus on the significant effects of the project and will document the reasons for concluding that other effects will be less-than-significant or potentially significant.

The Draft General Plan EIR will analyze a broad range of potential environmental impacts associated with implementation of the General Plan. Due to the programmatic nature of the Draft General Plan, the level of analysis in the EIR will be proportionate for the level of detail of the Plan. Where potentially significant environmental impacts are identified, the EIR will also discuss mitigation measures (in the form of modified or new policies and actions) that may make it possible to avoid or reduce significant impacts, as appropriate. The EIR will analyze the following areas:

A. Land Use and Planning: The EIR will examine the potential impacts of the Draft General Plan implementation on land uses and planning in Yolo County. The EIR will compile, identify, and present existing land uses in the County and will describe land use trends and relevant policies and regulations. This section will evaluate the land use compatibility of the growth under the Draft General Plan with existing and planned uses. This section will also determine the Draft General Plan's consistency with applicable planning documents, including the Delta Protection Commission's Land Use and Resource Management Plan, and will assess potential secondary land use impacts.

B. Agriculture: The EIR will describe the existing agricultural resources and regulatory setting pertaining to agriculture within the County. This section will evaluate the potential conversion of agricultural lands to non-agricultural uses. General Plan compatibility with applicable policies governing agricultural land use and preservation will be evaluated. The EIR will identify potential land use incompatibilities that could affect existing agricultural operations and will assess potential secondary impacts to agriculture, such as at the agriculture/urban interface and traffic impacts on farm equipment movement.

C. Population, Employment, and Housing: The EIR will describe existing population, housing, and employment conditions and will evaluate the potential impacts of the Draft General Plan on population growth and job generation. This section will address the potential impact of economic development on the demand for housing and jobs/housing balance. Several other sections of the EIR will also take into account population and housing forecasts, including the assessment of potential demand for public services and potential traffic impacts. The identification of potential impacts will be based on the projected location and extent of new development, as derived from the forecasts.

D. Transportation and Circulation: The EIR will describe the existing transportation system and will analyze the effects of proposed land uses on the County's transportation system. This section will focus on a comparison of potential impacts associated with the proposed project to existing baseline conditions and to future "no project" conditions for the roadway, transit, bicycle, pedestrian, parking, aviation, rail, and goods movement components of the transportation system.

E. Air Quality: The EIR will examine the potential impacts of the Draft General Plan on air quality. This section will describe the current baseline air quality, including Federal/State

attainment status for air pollutants. Air quality analysis will be conducted using available project specific information. Construction emissions, regional emissions, odors, local carbon monoxide emissions, and the proximity of sensitive receptors to these sources will all be analyzed in order to determine the potential air quality impacts that could arise from the Draft General Plan.

F. Climate Change: The EIR will examine the potential impacts of the Draft General Plan on global climate change as well as the potential impacts of global climate change on the county, such as sea level rise and temperature change. This section will describe the physical setting, scientific background and effects related to global climate change and greenhouse gas emissions, as well as the existing regulatory framework, including State legislation, Executive Orders, and other relevant guidance documents and advisories. Available national, State, and local greenhouse gas emission inventories will be described. This section will quantify significant emissions sources, including motor vehicles, energy and agriculture.

G. Noise: The EIR will describe the existing ambient noise environment in the County including noise levels from stationary sources, such as gravel mining, agricultural practices, railroad ground vibration and noise, industrial operations, and aircraft noise. The noise analysis in the EIR will review the Draft General Plan policies for consistency with the most recent State guidelines for general plans. As part of the analysis, potential construction and operation-period noise impacts will be evaluated at a programmatic level and used to determine the compatibility of proposed land uses with noise levels.

H. Public Services: The EIR will determine if forecasted General Plan development will result in new demand for additional public services and the extent that new facilities would need to be constructed (leading to potential environmental impacts). Public services to be analyzed include fire protection and emergency services, law enforcement, schools, parks and recreation, libraries and County social services, including childcare and government services. Potential impacts related to these public services will be evaluated and the need for expansion of existing public services will be assessed.

I. Utilities and Energy: The EIR will evaluate the potential impacts on the following utilities: 1) water supply, treatment, and delivery; 2) wastewater collection and treatment (capacity and quality); 3) storm drainage collection and treatment; 4) landfill and recycling operations; and 5) energy production and supply. The analysis of utilities and service systems will examine key utility systems and plans for providing such services to areas of need. The EIR will identify whether sufficient utility-related capacity is available or is being planned to serve projected growth. Plans for capacity increases will be reviewed to determine the status of planned expansion and potential environmental impacts of capacity upgrades and/or expansions.

J. Cultural Resources: The EIR will summarize and describe the known and expected archeological, historic, and paleontological resources in Yolo County. The cultural resources summary will include a locality search and literature review to identify recorded resource sites, as well as to characterize the county's sensitivity for cultural resources including human remains. The analysis will describe the affected environment and the potential environmental impacts from implementation of the Draft General Plan.

K. Biological Resources: The EIR will analyze the potential impacts of the Draft General Plan on biological resources. This section will describe the existing regulatory setting and known and expected biological resources in the county, including unique and

special biological resources, such as Cache Creek and Putah Creek. Threatened, endangered, or other special-status plant and animal species and the location of their habitat will be described. Fish, wildlife and botanical values of described habitats will be assessed and described. The analysis of the potential impacts of the Draft General Plan implementation will include an examination of the habitat loss of special-status species; degradation of water quality; loss of wetlands; and potential impacts to native grasslands, natural woodlands, heritage trees, and other valuable biological resources. Consistency with ongoing efforts to establish an HCP/NCCP will be analyzed,

L. Hydrology and Water Quality: The EIR will analyze water resources including groundwater and surface water quality and compliance with regulatory requirements. This section will also examine flooding issues and the current and planned levee system and improvements within Yolo County. In addition, this section will evaluate the impacts of the Draft General Plan on groundwater capacity and overdraft. Existing and proposed development, related storm water systems, and their effect on water quality will be analyzed.

M. Geology, Soils, and Mineral Resources: The EIR will assess the potential geology and soils impacts of the Draft General Plan. This section of the EIR will describe existing geology and soils conditions within the county including: geotechnical hazards, seismic hazards, landslides, the potential for liquefaction and subsidence, erosion, expansive soils, levee and dike failure, and the suitability of soils for waste disposal systems. In addition, this section will describe the availability and location of known mineral resources of value to the region or State and the effects of implementing the Draft General Plan on such resources.

N. Hazards and Hazardous Materials: The EIR will analyze existing environmental hazards and the risk of hazardous materials upset. Hazardous materials and wastes are used, stored, and disposed of within the County and historic agricultural and industrial land uses may have potentially left residues of hazardous materials in soils and groundwater, all of which may pose a threat to sensitive receptors and/or general human health. Impacts associated with fire hazard and hazards associated with airports will also be examined. In addition, this section will evaluate the impacts of the Draft General Plan on emergency response plans and evacuation routes. The analysis will describe these conditions, the existing regulatory framework, and assess the potential impacts of the Draft General Plan relative to these issues.

O. Visual and Scenic Resources: The EIR will analyze the potential impact of the Draft General Plan land uses on visual and scenic resources. This section will evaluate potential adverse impacts on scenic vistas, scenic roads, possible damage to scenic resources, or the degradation to existing visual character including impacts of light and glare. The proposed design policies and development standards contained in the Draft General Plan will be reviewed and potential impacts related to their implementation will be discussed.

P. Cumulative Impacts: The cumulative impact analysis will be based on plans for incorporated cities in the County (Davis, West Sacramento, Winters and Woodland) as well as surrounding counties (Colusa, Lake, Napa, Sacramento, Sutter, and Solano). Project and growth projections for other entities within the vicinity, including known plans of the Rumsey Band of Wintun Indians and UC Davis, will be included in the analysis. These plans will be briefly summarized and an overall cumulative environmental context will be established.

Q. Other CEQA-Required Assessment Conclusions: The potential for implementation of the Draft General Plan to induce growth will be addressed. An assessment of potential unavoidable significant environmental impacts and significant irreversible changes to the environment that would result from adoption of the Draft General Plan will be considered. In addition, this section will discuss the relationship between local short-term uses of the environment and long-term productivity, as well as any effects found not to be significant.

R. Alternatives Analysis: As described above, the alternatives to the Draft General Plan include the No Project Alternative, the Rural Sustainability Alternative and the Market Demand Alternative. For each of these alternatives, the EIR will comparatively analyze the environmental topics listed above. The alternatives analysis will provide a quantitative analysis for the following four environmental topics: traffic/circulation, air quality, climate change and noise.

Date: October 8, 2008
Name and Title: David Morrison, Assistant Director
Yolo County Planning and Public Works Department
Contact: (530) 666-8041
david.morrison@yolocounty.org

Signature: _____

YOLO COUNTY 2030 COUNTYWIDE GENERAL PLAN ATTACHMENT – PROJECT DESCRIPTION

This section provides a summary of each of the nine chapters in the Draft General Plan; see the main body of the NOP for a brief project description of the General Plan. The Draft General Plan and the Draft Land Use maps are available for public review at the Yolo County Planning and Public Works Department, at all County public library locations, and online at www.yolocountygeneralplan.org.

1. Introduction and Administration

The Introduction and Administration chapter provides introductory and administrative information about the Draft General Plan. It provides a demographic overview of the County, including the four cities and the unincorporated communities. This section defines what areas of the County are subject to the General Plan and clarifies that the cities, various special districts, State and federal agencies, the Rumsey Band of Wintun Indians, and UC Davis have independent land use decision-making authority and are not bound by the General Plan. This chapter identifies the prior organization of the 1983 General Plan and how that document, including all its component parts, will be superseded by the new General Plan.

The Introduction and Administration chapter provides several tools for the administration of the General Plan and includes a new formal process for making and tracking interpretations of the General Plan. This chapter also describes the Implementation Plan, which assigns responsibility and timeframes to actions in the General Plan. The annual report, required by State law, tracks the progress of General Plan implementation. Procedures for administering the General Plan through the horizon year 2030 are also provided in this chapter.

The policies and actions in this element address General Plan Administration (Goal IN-1).

2. Vision and Principles

The Draft General Plan is based on the Vision Statement for the County adopted by the Board of Supervisors. This vision is for the County to remain an area of active and productive farmland and open space with both traditional and innovative agricultural practices continuing to flourish in the countryside, while accommodating the recreational and tourism needs of residents and visitors. Communities will be kept separated and individual through the use of green spaces, while remaining connected by a network of riparian hiking trails, bike paths and transit. While more families will call the cities and towns home, they will live in compact neighborhoods that are friendly to pedestrians and bicyclists and are located within easy access to stores and work. Some limited new growth will be allowed and infill and more dense development within older developed areas will be encouraged, bringing improved infrastructure (e.g. roads, sewer, water, drainage) to rural small communities where service does not presently exist or is inadequate. Yolo County will continue to be a statewide leader in developing innovative solutions that provide comprehensive and balanced land use management.

The Draft General Plan contains the following eight principles that support achievement of the County's vision: successful agriculture; strategic open space and natural areas; distinct communities; safe and healthy communities; varied transportation alternatives; enhanced

information and communication technology; strong and sustainable economy; and abundant and clean water supply.

3. Land Use Element

The Land Use Element seeks to preserve and foster the rural character of the County and contains the strategies related to land use and community character:

- Modest managed growth within specified existing unincorporated communities, where accompanied by improvements to existing as well as new infrastructure and services;
- Opportunities for revenue-producing and job-producing agricultural, industrial and commercial growth in limited locations and along key transportation corridors;
- Thresholds that allow for effective and efficient provision of services, consistent with rural values and expectations; and
- New emphasis on community and neighborhood design requirements that reflect “smart growth” principles and complement the character of existing developed areas.

The Land Use Element provides recommendations to address the County’s challenge of achieving sustainable communities. Each community was examined to determine the appropriate balance between retaining the rural character of the area and supporting a sufficient population to sustain an adequate level of infrastructure and community services, a balance of housing and jobs, and a balance of quality of life and economic vitality. The Draft General Plan provides the following recommendations to achieve sustainable communities:

- New investment in basic infrastructure and amenities to serve existing populations and revitalize existing commercial areas in the small unincorporated towns;
- Economic diversification beyond agriculture to provide a more stable job market and increase government revenues;
- Improved cost-effectiveness of service delivery from County and special districts; and
- Adoption of development standards and designs that account for and help to reduce future climate change.

This element emphasizes agricultural preservation and green buffers between communities to discourage sprawl and establishes growth boundaries for every community and each of the four cities. This element also establishes goals for regional collaboration and equity, green building standards, sustainable community design, and net community benefits from new growth.

The Land Use map depicts the Preferred Land Use Alternative and associated land use designations intended to achieve the land use goals. Policies are included in the Land Use Element to define the land use designations shown on the Land Use map. The following land use designations are provided in the General Plan: Open Space (OS); Agriculture (AG); Parks and Recreation (PR); Residential Rural (RR); Residential Low (RL); Residential Medium (RM); Residential High (RH); Commercial General (CG); Commercial Local (CL); Industrial (IN); Public and Quasi-Public (PQ); Specific Plan (SP); Specific Plan Overlay (SPO); Delta Protection Overlay (DPO); Natural Heritage Overlay (NHO); Agricultural District Overlay (ADO); Mineral Resource Overlay (MRO); and Tribal Trust Overlay (TTO). Draft

This element addresses the following topics: the range and balance of land uses (Goal LU-1); agricultural preservation (Goal LU-2); growth management (Goal LU-3); delta land use

and resource management (Goal LU-4); equitable land use decisions (Goal LU-5); intra-County coordination (Goal LU-6); regional coordination (Goal LU-7); preservation of rural character (Goal CC-1); community planning (Goal CC-2); planned growth (Goal CC-3); and project design (Goal CC-4).

4. Circulation Element

The Circulation Element provides the framework for Yolo County decisions concerning the countywide transportation system, which consists of various transportation modes, including roads, transit, bike, pedestrian, rail, aviation and ports. It also provides for coordination with the incorporated cities within the County, the Yolo County Transportation District (YCTD), the Sacramento Area Council of Governments (SACOG) and State and federal agencies that fund and manage the County's transportation facilities. This element reflects the urban and rural diversity of the unincorporated areas of Yolo County and establishes standards that guide development of the transportation system.

This element contains a new Level of Service (LOS) policy that differentiates between the rural and urban areas and also includes: traffic calming design standards; designation of primary routes for farm-to-market trips, other industrial and commercial trucking, and intra- and inter-county travel; and emergency evacuations routes. This element also contains the official General Plan Circulation map.

The following future roadway network improvements will be required:

- County Road 6: Widen to a four-lane arterial between County Road 99W and the Tehama Colusa Canal;
- County Road 21A: Upgrade to a major two-lane county road standard between County Road 85B and State Route 16;
- County Road 85B: Upgrade to a major two-lane county road standard between State Route 16 and County Road 21A;
- County Road 99W: Widen to a four-lane arterial between County Road 2 and County Road 8;
- Interstate 5: Widen to provide freeway auxiliary lanes in both directions between County Road 6 and Interstate 505; and
- State Route 16: Widen to a four-lane arterial between County Road 21A and Interstate 505.

Additionally, the following roadways are identified as needing improvements for portions of the identified segments including but not limited to, intersection control and lane configuration improvements, passing lanes, and/or wider travel lanes and shoulders:

- County Road 89 between State Route 16 and County Road 29A;
- County Road 102 between County Road 13 and Woodland city limit;
- County Road 102 between Woodland city limit and Davis city limit;
- State Route 16 between County Road 78 and County Road 85B; and
- State Route 16 between Interstate 505 and County Road 98.

The element addresses the following topics: comprehensive and coordinated transportation systems (Goal CI-1); mode and user equity (Goal CI-2); service thresholds (Goal CI-3); environmental impacts (Goal CI-4); system integration (Goal CI-5); accessible transit (Goal

CI-6); truck and rail operations (Goal CI-7); Port of Sacramento (Goal CI-8); air transport (Goal CI-9); and transportation within the Delta (Goal CI-10).

5. Public Facilities and Services Element

The Public Facilities and Services Element addresses the changing public services and infrastructure needs of the County and provides for their extension to support new development. This element seeks to establish County service standards that improve existing conditions but are lower by design than in more urban areas. The goals and policies in this element emphasize financial responsibility for facilities and maintenance of facilities at the community level. Multiple-use facilities are envisioned to efficiently serve a variety of needs and centralized satellite government centers are recommended to serve outlying areas. The element also includes new sections on child care and communication technology that were not addressed in the 1983 General Plan.

This element covers the following topics: sewer and septic systems (Goal PF-1); storm water and drainage (Goal PF-2); community parks (Goal PF-3); law enforcement (Goal PF-4); fire and emergency medical service (Goal PF-5); schools (Goal PF-6); library services (Goal PF-7); child care (Goal PF-8); solid waste and recycling (Goal PF-9); sources of energy (Goal PF-10); utilities and communication technology (Goal PF-11); and general government services (Goal PF-12).

6. Agriculture and Economic Development Element

The Agriculture and Economic Development Element acknowledges the importance of agriculture as the primary industry in the County and the element seeks to strengthen the County's economic base. This element envisions supporting agriculture through value-added processing, tourism, direct marketing, local food programs, and biotechnology. In addition, local food preference, direct-marketing opportunities, and increased tourism are envisioned to play an important role in redefining the future of agriculture. This element also supports the diversification of the local economy and contains policies to encourage coordination with other local and regional agencies to improve the business climate and increase the retention, expansion, and recruitment of new companies.

Key policies that support the County's agricultural uses are summarized below:

- Continued prohibition of farmland division for non-agricultural purposes;
- Mitigation for the loss of farmland through agricultural conservation easements and/or land dedication;
- A new Agricultural District program to promote value-added agricultural endeavors in certain key emerging areas; and
- A program to transfer farm dwelling rights to other farmers for agriculturally-related purposes.

The Agriculture and Economic Development Element also recognizes that agricultural land provides important biological habitat, and serves as passive open space or "working landscapes"; therefore, the Draft General Plan recommends wildlife friendly farming and practices that conserve natural resources.

This element addresses the following agricultural issues: preservation of agriculture (Goal AG-1); natural resources for agriculture (Goal AG-2); healthy farm economy (Goal AG-3); education and awareness (Goal AG-4); local preference (Goal AG-5); and delta agriculture (Goal AG-6).

This element addresses the following economic development issues: economic diversity (Goal ED-1); business climate and business assistance (Goal ED-2); community revitalization (Goal ED-3); expansion of tourism (Goal ED-4); and economic sustainability (Goal ED-5).

7. Conservation and Open Space Element

The Conservation and Open Space Element focuses on the management of the County's multiple natural and cultural resources, with an emphasis on its water resources. The goals and policies also support a connected and accessible open space system of communities separated by green spaces and linked by a network of trails. This element anticipates full integration of the Yolo Natural Heritage Program for multi-species protection and establishes criteria to allow for the mitigation of development outside of Yolo County. New policies for the protection of tribal and local historic resources are provided. Future expansion of mineral resource extraction programs via the Cache Creek Area Plan and development of the future Cache Creek Parkway are addressed.

This element contains a section on climate change that identifies local actions to reduce greenhouse gases and promote alternative energy sources. Additionally, throughout the Draft General Plan, there are a total of 325 policies and actions that address climate change.

This element addresses the following issues: natural open space (Goal CO-1); biological resources (Goal CO-2); mineral resources (Goal CO-3); cultural resources (Goal CO-4); water resources (Goal CO-5); air quality (Goal CO-6); energy conservation (Goal CO-7); climate change (Goal CO-8); and delta region (Goal CO-9).

8. Health and Safety Element

The Health and Safety Element is divided into three sections addressing Safety, Noise, and Health Care. Related to safety, this element provides information about the potential risks in Yolo County associated with natural and human-made hazards and contains goals, policies, and actions that seek to reduce their potential impacts and minimize their negative effects. This element addresses general emergency preparedness and specifically addresses flood and fire protection. The Draft General Plan describes flood protection and levee stability for communities at risk of flooding, including Clarksburg, Knights Landing, and Madison, and incorporates recent legislation for these hazards. Additionally, this element describes the regulation of development in fire hazard severity zones and incorporates recent regulations related to fire protection.

The noise section of this element addresses noise controls, specifically with respect to agricultural and industrial uses, which are among the significant noise sources in the County. The health care section of this element includes policies addressing the link between community design and individual health, as well as policies in support of accessible health care, especially for vulnerable populations.

This element addresses the following issues: geologic and seismic hazards (Goal HS-1); flood hazards (Goal HS-2); wildland fires (Goal HS-3); hazardous materials (Goal HS-4); airport operations (Goal HS-5); emergency preparedness (Goal HS-6); noise compatibility (Goal NO-1); and health care (Goal HC-1).

This element addresses general emergency preparedness and specifically addresses flood and fire protection. The Draft General Plan describes flood protection and levee stability for communities at risk of flooding, including Clarksburg, Knights Landing, and Madison, and incorporates recent legislation for these hazards. Additionally, this element describes the regulation of development in fire hazard severity zones and incorporates recent regulations related to fire protection.

The noise section of this element addresses noise controls, specifically with respect to agricultural and industrial uses, which are among the significant noise sources in the County. The health care section of this element includes policies addressing the link between community design and individual health, as well as policies in support of accessible health care, especially for vulnerable populations.

This element addresses the following issues: geologic and seismic hazards (Goal HS-1); flood hazards (Goal HS-2); wildland fires (Goal HS-3); hazardous materials (Goal HS-4); airport operations (Goal HS-5); emergency preparedness (Goal HS-6); noise compatibility (Goal NO-1); and health care (Goal HC-1).

9. Housing Element

The Housing Element establishes the County's housing development policies and is intended to support the development of an adequate housing supply to meet the needs of existing and future residents. This element addresses the statewide housing goal of "attaining decent housing and a suitable living environment for every California family," as well as Yolo County's commitment to facilitate housing opportunities for all of the County's residents. Implementation of the element's action program is intended to support a variety and mix of diverse housing types through June 2013. The Draft General Plan shows that Yolo County can accommodate approximately 2,840 additional dwelling units for all income groups, which exceeds the 1,402 dwelling units identified as Yolo County's 2008-2013 Regional Housing Needs Analysis (RHNA) allocation.

The primary housing issue identified in the Draft General Plan is the provision of affordable housing for low- and moderate-income households. This element continues the policies of the County's 2004 Inclusionary Housing Ordinance, which requires 20 percent of the residential units be made affordable to low- and moderate-income families. Other issues identified include improving and conserving the existing supply of housing, providing adequate infrastructure necessary to support new development, ensuring that new development is well integrated into existing communities, and responding to the needs of "special needs" populations, such as farmworkers and persons with disabilities.

This element addresses the following issues: housing mix (Goal HO-1); housing funding (Goal HO-2); reduced housing constraints (Goal HO-3); special needs housing (Goal HO-4); strengthened neighborhoods (Goal HO-5); sustainable housing (Goal HO-6); and housing in the Delta (Goal HO-7).