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# Memorandum



**TO:** Steering Committee Members

**FROM:** Winston Rhodes, AICP, Planning Manager

**SUBJECT:** Draft General Plan Background Report

**DATE:** July 27, 2009

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Attached are comments received as of July 20, 2009 from City staff and Steering Committee Members on the draft Background Report since July 13, 2009 Steering Committee discussion.

Attachment

1. Background Report Comments

## **Draft General Plan Background Report Feedback Received (as of July 20, 2009)**

### **Page 4.0-1 City Government Facilities**

- City Council has 5 members, not 7.
- Design Review Board (This Committee has been eliminated). The Economic Development and Housing Advisory Committee (EDHAC), the Transportation and Pedestrian Safety Advisory Committee (TAPS), and the Community Services Commission need to be listed.

### **Page 4.0-4 Response Times**

- Modify the second paragraph to read: “The Fire Department provides paramedic response and transport services for the City. The Pinole Fire Department provides closest-resource Advanced Life Support (ALS) service to any 911 or reported medical emergency. Through the Contra Costa Regional Fire Communications Center, the closest fire unit and ambulance is dispatched and tracked by AVL (automatic vehicle locator). American Medical Response holds the countywide contract for 911 private transport. Typically the fire unit arrives and initiates treatment of the patient and then transfers care to the ambulance paramedic for transport. It is not uncommon for the fire medic to maintain treatment of the patient on serious cases and travel to the hospital with the ambulance. On these occasions, the fire unit may be out of service for 60-90 minutes.”
- Add this sentence below the second paragraph: “The County, through Measure “H” funds, partially reimburses the city for the incremental cost of providing ALS service vs. the earlier Basic Life Support (BLS) level of service.”

### **Page 4.0-5 Parks, Trails and Recreation Facilities**

The playground equipment shown in the picture has been replaced and a more recent photo is available from Recreation Department staff.

### **Page 4.0-6 Community Parks in Pinole**

The last sentence needs to be revised to read: “This park hosts numerous well-attended community events including Summer Sounds, Outdoor Cinema, Halloween Carnival and the annual Car Show.”

Add a fourth bullet that reads: “Bayfront Park provides extensive walking trails along the Bay.”

### **Page 4.0-6 Neighborhood Parks in Pinole**

Revise second bullet to read: “Canyon Park Drive is a small park for the local neighborhood, including a playground and large grass play area.

Revise third bullet to read: “Louis Francis Park is medium-sized park for the local neighborhood. This park includes a playground and barbeque picnic area.

Add a fifth bullet to read: “Pynon Park is a neighborhood park with a playground.”

### **Page 4.0-7** Neighborhood Parks in Pinole

Revise third bullet to read: “Tiny Tots facility upgrades and playground and pad replacement;”

### **Page 4.0-7 and 4.0-8** City of Pinole Trails

The last two sentences of the second full paragraph referring to the Trails Map Project should be deleted. This project was not directed by the full City Council. It is a good idea that makes sense to include as a future implementation action in the Community Services and Facilities Element or in the Circulation Element.

### **Page 4.0-9** Youth Facilities and Services

- Pinole Youth Center is no longer located in the Park View Plaza. The photo and caption need to be replaced.
- Change first paragraph referring to the Youth Center to delete “recently built” and replace with “built in 2006”
- Change last sentence of first paragraph referring to Youth Center programs to delete “6<sup>th</sup>” and replace with “1<sup>st</sup>” and make this change to the first bullet as well.
- Replace “grades 6<sup>th</sup> through 12” in bullet three with “Grades 6 – 12;”
- Change fourth bullet to read: “Summer camps for 1<sup>st</sup> through 8<sup>th</sup> grades; youth leadership development, workshops and classes, and intergenerational programs.”
- Delete fifth bullet

### **Page 4.0-10** Arts and Cultural Facilities

Modify second paragraph to read: “The playhouse is a community theater which is also utilized by the Pinole Community Players. The Pinole Community Players (PCP), a 30-year-old Pinole-based theater organization, performs their season at the playhouse.”

### **Page 4.0-12** Senior Services

Change order of paragraphs. Place first paragraph after second paragraph.

### **Page 4.0-14** Enrollment and Facilities

Collins Elementary School and Shannon Elementary School in Pinole were on the closer list for consideration, but no decision has yet been made. These schools were removed from the closure list earlier this year. Pinole Valley High School was considered for closure but the decision was made earlier this year to keep the High School open.

### **Figures 4.3 and 4.6**

- Clarify legend to spell out acronyms
- Provide Source and Dates on these Figures

**Page 4.0-32** Recycling and Green Waste

Modify last paragraph to specify that RSS franchise agreement requires services within Pinole through June 2025

**Page 4.1-1** Appendix 4.1

- Reference to Planning “Department” needs to be changed to “Division”
- Public Works information needs to mention that staff support is provided to the TAPS advisory committee and the heading needs to reflect that this is a “Department”
- Planning Division reference to Design Review Board needs to be removed and reference to EDHAC needs to be added since staffing is periodically provided to this advisory committee
- Redevelopment Agency information needs to mention that staff support is provided to EDHAC

**Page 4.1.2** Appendix 4.1

- Recreation Department information needs to mention that staffing is provided for the Community Services Commission

**Page 5.0-2** Page Footer

Every even page footer in this Chapter starting with this page needs to be changed to reflect numbering within Chapter 5.

**Page 5.0-9**

Second paragraph. Delete the two sentence paragraph that states: “The City of Hercules is planning to develop a BART station at some point in the future. This station would also serve the population of Pinole.” BART has no definitive plans to build a BART station in Hercules in the fore-seeable future.

**Page 5.0-12** Figure 5.3

Add legend information to describe the symbols and make this figure more meaningful.

**Page 5.0-14** (Note: page actually says 1.0-14)

WCCTAC is doing a study on I-80 to meter on-ramps and vary the speed limit on I-80 using overhead electronic signs. This may be the "I-80 Integrated Corridor Mobility Project" mentioned on page 5.0-10. Some mention of this should be included on either 5.0-9 or 5.0-10 as metered on-ramps and/or reduced speed limits on I-80 would have an impact on Pinole streets either by backing traffic up at Appian or Pinole Valley because of cars not being able to

get on the free-way in a timely manner or cars driving down San Pablo to avoid the slower speeds on I-80. The Transportation Authority (CCTA) is fairly committed to this as they are including these changes in their reports as a way to increase traffic flow on I-80 by 8%.

**Page 5.0-15**

First paragraph: Change “Sara Drive” to “Sarah Drive”

**Page 5.0-16**

More fully describe bike loop detectors as electronic systems that detect the presence of bicycles to enable bicyclists to more easily navigate roadways and add this term to the General Plan Glossary.

**Page 5.0-17 Pedestrian Facilities**

First paragraph: Provide more descriptive information about “high-contrast, truncated domes” that are features used at ramps to assist the visually disabled locate ramps and add this term to the General Plan Glossary.

Second paragraph: Modify last sentence to note that the Prune Street footbridge is in use and no longer closed.

**Page 5.1-9 Table A.2**

Change “Estate Avenue” to “Estates Avenue”

**Figure 6.2**

What qualifies as a habitat type and how big does it have to be to be included in this figure? For instance, there is a large area, which extends from the back of properties on Marlesta to the McDonald's restaurant that is a well-defined Monterey Pine environment growing on the slopes between Amend Court and Mann Drive to the backyards of Courts off of Kilkeny. This area is about 150 feet in width to over 1/4 mile in length. There are also grasslands on the slopes from Crestview to Marlesta of some significance. Should these areas, and others, be included in the map? It seems like areas of smaller size are included along Simas.

There is also a creek along Louis Francis Park off of Marlesta, flowing into Tara Hills

**Page 7.0-8**

Paragraph Two. Modify this statement to reflect that flooding occurs periodically rather than “infrequently”. There have been several floods in the lower Tennent area by the RV storage area and street like Calais, Orleans and La Salle within the last 15 years.

**Figure 7.4:**

Why are areas like Marsten Ranch and Pinole Shores excluded from the Fire Hazard map? Also the areas mentioned above in the comments for Figure 6.2 should be added. These undeveloped areas seem to be highly vulnerable fire hazard areas that could cause major concerns due to their proximity to houses.

### **Page 10.0-6**

Delete fourth bullet at top of page. The referenced property is the Fernandez Mansion at 100 Tennent Avenue and is described in bullet two.

### **Page 10.1-2 Table 10.1 Architectural Styles**

- Provide addresses for examples like Faria House, Dr. Manuel Fernanadez House, etc.
- Gothic Revival design theme listing is inappropriate. There are no Gothic style buildings in Pinole. It is suggested that it be replaced with Craftsman Bungalow style which is represented in Pinole.