

MEMORANDUM

To: County Development Review Committee

Date: Friday, April 16, 2010

From: Robert Griego, Planning Manager
Jack Kolkmeier, Growth Management Director

Re: SLDP Recommendations

Background and Summary:

The SLDP public workshops to review the Plan Elements were completed on April 1st, 2010. Staff has considered the substantial input provided and is proposing making changes to the SLDP as outlined below. Attached are the revised SLDP chapters 1-6. Chapters 7-15 will be presented at the April 29th Special CDRC Hearing.

Overall Revisions:

- Revise Key Issues and Keys to Sustainability
- Restructure for consistency
- Make Edits to document as necessary
- Ensure consistency between elements of plan and plan directives

Chapter 1 Introduction to SLDP

Revise Chapter 1 has been completely rewritten to include the following:

- Revise Vision Statement
- Define Sustainability for the County
- Add Preamble to Introduction
- Purposes of Plan
- Principles of Sustainability
- Binding principles for entire SLDP
 - Categorize binding principles to Principles of Sustainable Communities:
 - Environment, Community, Economy
 - Identify principles by Chapter
- Creating Sustainable Communities
 - Traditional Communities
 - Contemporary Communities
 - Traditional Historic Communities
 - Community Planning
 - Sustainable Communities and New Ruralism

Chapter 2: Land Use Element

- Revise and replace Key Issues and Keys to Sustainability
- Combine Growth Trends and Growth Projections
- Change SDA Areas to clearly delineate Primary Growth Areas
- Remove Communities from Primary Growth Areas in SDA 1
- Revise data that relates to SDA areas
- Revise text in Sustainable Land Development Suitability Model
- Add Future Land Use Objectives section
- Add Mixed Uses Categories and define in text
- Revise Future Land Use Map Text, Table and map
- Identify Mixed Use Residential areas on FLU map
- Identify Mixed Use Non-Residential on FLU map
- Add Land Density Transfer Program language
- Add Heading for Future Land Use and Growth Management System
- Move Zoning and Zoning Incentives to after Land Use Categories Table
- Revise Directives
- Add Developments of Countywide Impact section

Chapter 3: Economic Development

- Revisions to Key Issues and Keys to Sustainability
- Minor edits to critical findings and directives

Chapter 4: Agriculture and Ranching

- Revisions to Key Issues and Keys to Sustainability
- Minor edits to critical findings and directives
- Add Heading for Existing County Agricultural Policies
- Add the following paragraph to the existing Preferential Assessment section:
 - As part of Santa Fe County's policy encouraging the preservation of agricultural land, the County Assessor, consistent with the New Mexico Property Tax Code, currently makes available preferential tax assessment to property owners whose land is used primarily for agricultural purposes in accordance with applicable requirements. Such valuation is available to the landowner whether or not such land is leased, provided that the lessee of such land uses the land primarily for agricultural purposes in accordance with applicable requirements.
- Revise Directives to be consistent with Plan Element and incorporate input from public and food policy council recommendations.

Chapter 5:

- Revisions to Key Issues and Keys to Sustainability
- Minor edits to critical findings and directives
- Revised National and State Register of Scenic Places Tables
- Added text regarding historic railways

- Revised Scenic and Historic Route Map
- Added strategy for Policy 15.3:
 - Strategy 15.3.1: Create overlay zones for historic districts and cultural landscapes
- Added strategy for Policy 15.4:
 - Strategy 16.4.1: Create landscaping standards that are appropriate for addressing context sensitive solutions.
- Added strategy for Policy 18.4
 - Strategy 18.4.1: Coordinate with wildlife conservation organizations and state agencies to create a county- wide natural resource conservation plan

Chapter 6: Open Space

- Revisions to Key Issues and Keys to Sustainability
- Minor edits to critical findings and directives
- Revised Open Space Map
- Revised Directives in coordination with Open Space

Map Revisions Attached:

SDA Map Changed to clearly delineate Primary Growth Areas

FLU map revised to clearly delineate mixed use residential and mixed use commercial.

Preliminary Official Map:

1. Separate Environment and Open Space Features into 2 maps
2. Revise Open Space maps in coordination with Open Space
3. Minor changes to transportation maps
4. Remove CIP projects numbers from Maps (they are subject to change)

Summary and Recommendation:

The revised SLDP will be presented by staff. The Public will have an opportunity to comment on the recommendations identified in the revised draft for Chapters 1-6. Chapters 7-15 will be presented at the April 29th Special CDRC meeting. The CDRC may consider the recommendations after the staff recommendations have been presented and the public has provided input on the recommendations.

Attachments:

1. Chapter 1 -6 Revisions