
I. INTRODUCTION



~~2025~~
2035

INTRODUCTION

A. FUNCTION AND INTENT OF THE GENERAL PLAN

A General Plan serves as a long-term policy guide for the physical, economic, and environmental growth of a City. It is a statement of the community's vision of its ultimate physical growth.

State law requires that every county and city prepare and adopt a comprehensive long-range plan to serve as a guide for the development of the community. The plan must consist of an integrated and internally consistent set of goals, policies and implementation measures. In addition, the plan must focus on those issues that are of the greatest concern to the community, and be written in a clear and concise manner. City actions, such as those relating to land use allocations, annexations, zoning, subdivision and design review, ~~redevelopment~~revitalization, and capital improvements must be consistent with the General Plan.

The City of Roseville General Plan serves to:

- Enable the City Council and Planning Commission to establish long-range development policies;
- Provide a basis for judging whether private development proposals and public projects are in harmony with the policies; and
- Guide public agencies and private developers in designing projects that are consistent with City policies.

The Plan is designed to be:

Long-range: However imperfect the vision of the future is, almost any development decision has effects lasting more than 20 years. In order to create a useful context for development decisions, the General Plan looks towards the year ~~2025-2035~~ and beyond.

Comprehensive: The Plan provides direction to coordinate all major components of the community's physical development.

General: Because it is long-range and comprehensive the Plan, in most cases, is general. The plan's purpose is to serve as a framework for detailed public and private development proposals. It establishes requirements for additional planning studies, which must be completed prior to any future specific plan to modify the General Plan land use allocation.

Roseville's first General Plan, consisting basically of a land use map, was adopted in 1963. The first comprehensive General Plan for the City was adopted in 1977. ~~While various elements were updated since 1977, the 1992 General Plan represented the first comprehensive update since that time. Although no new land uses were allocated beyond those identified in the previous General Plan, the 1992 Plan did result in substantial policy revisions.~~ The Plan land use allocation has been modified by the City Council several times since the 1992 update every time a new annexation area is ~~considered~~adopted. with

~~the adoption of the Del Webb, North Roseville, Highland Reserve North, Stoneridge, West Roseville, Riverside Gateway, Downtown, Sierra Vista, and Creekview Specific Plans, and with the annexation of the Pleasant Grove Waste Water Treatment Plant and Foothill Business Park properties. However, although land use has changed, the core polices of the 1992 update were retained.~~

~~A technical update to the General Plan was accomplished in January 2003 that focused on updating information that had changed as a result of previous City Council actions (adoption of specific plans and update of the Capital Improvement Program etc).~~

The General Plan integrates the City's ~~thirteen~~ fourteen adopted specific plans. These plans are incorporated as a part of the General Plan and should be referred to for specific requirements.

The Amoruso Ranch Specific Plan Environmental Impact Report (EIR) is the environmental document that should be referenced for the latest major General Plan update. It changed the General Plan horizon year from 2025 to 2035.

B. HISTORICAL CONTEXT

The City of Roseville is located on the Interstate 80 corridor, approximately ~~16-20~~ miles northeast of downtown Sacramento, California (Figure 1). This places the City in the northeast fringe of the Sacramento Metropolitan area. Located within Placer County, Roseville is the largest city within the County.

The first residents in the area were the Maidu Indians. Their territory extended from the Sacramento River to the Sierra Nevada. Of the two principal divisions that made up the Maidu nation, the southern Maidu controlled the entire American River drainage area, the Bear and Yuba Rivers, and the area now encompassed by the City of Roseville.

Outside exploration of the region was first recorded in the early 1800's. This included early fur trapping explorations. The discovery of gold in 1848 brought over 10,000 people to Placer County. By the 1850's, miners failing to find promised riches began turning to other pursuits, such as farming. Disgruntled miners and pioneer ranchers formed the nucleus of the first families

who settled the area before it became known as Roseville.

On November 29, 1863, during construction of the transcontinental railroad from Sacramento to Promontory, Utah, railroad graders reached "The Junction." The original map of the City was filed with the Placer County Recorder on August 13, 1864, titled "Plan of the Town of Roseville at the Junction of the Central Pacific and California Railroads." Between 1870 and 1906, small frame buildings and roughhewn board sidewalks sprang up. A school was built; churches and fraternal organizations were established; and efforts were made to stimulate industry, first by the establishment of a flourmill and later a winery.

In April of 1908, the Southern Pacific Railroad Company officially moved its terminal, roundhouse and shops from Rocklin to Roseville. This move brought many jobs and residents to the community. After the railroad's relocation, an organized drive for incorporation began. On April 2, 1909, by a vote of 241 to 90, the people voted in favor of incorporation. Roseville became a Charter City on January 10, 1955 and, on March 26, 1964 during the City's 55th anniversary, Roseville was honored as an All American City. In 2009, Roseville celebrated its 100th anniversary and was honored to win the Governor's Trophy with its entry into the Pasadena Tournament of Roses Parade.

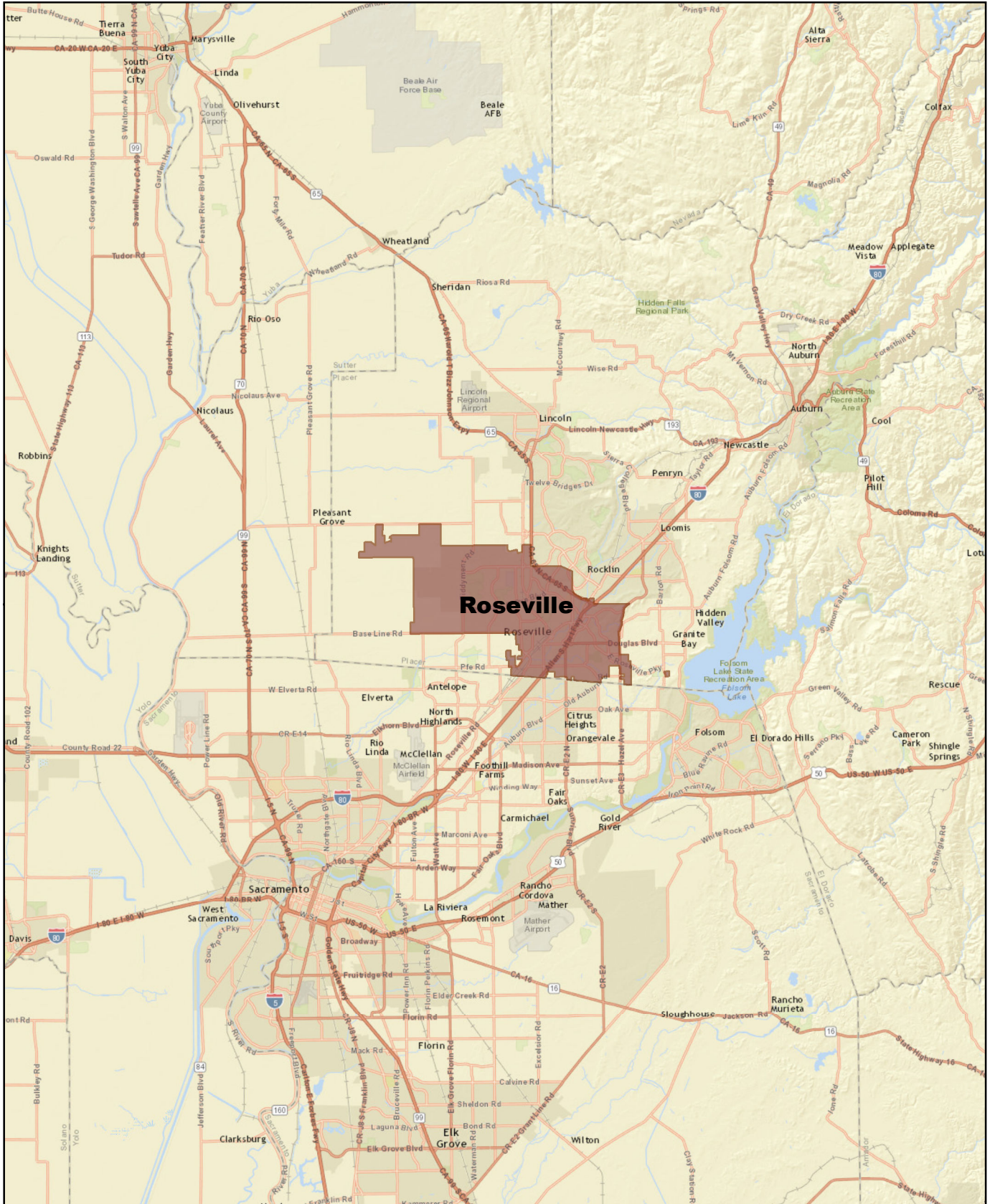
Today Roseville has evolved, from what was considered a "bedroom community" in the 1970's, to an emerging urban center with a mix of residential and employment uses. As of January ~~2014~~ 2015, the City's population was estimated at ~~120,593~~ approximately 128,382 130,000 and is expected to exceed ~~175,000~~ 182,000 at build out. In addition, the City has attracted a significant amount of non-residential growth including commercial, office and industrial development. It is anticipated that Roseville, along with the remainder of the South Placer/Sacramento Region, will continue to be the focus of significant development activity.

The City is characterized by a mix of older and newer development. Roseville has generally grown outward from its historic downtown adjacent to the Southern Union Pacific railroad yard. The center of the City is typified by the downtown and small lot, single-family residences, while newer commercial and office development and larger suburban-type residences

characterize the edges of town. The current focus of new development is along the eastern, western and northern portions of the community within the City's ~~thirteen~~-fourteen specific plan areas and the North Industrial ~~Planning~~ Area.

**Fig. I-1
Regional Location Map**

Path: S:\Arcdata\planning\Map_Library\General Plan\Update Files\2015\9-1-2015_Amoroso_Ranch\GP_Fig_I-1(Regional Map).mxd Date Saved: 10/1/2015 3:31:13 PM



C. PLANNING AREA

The focus of the General Plan's land use policy is on the City's primary planning area. A graphic representation of the City's planning area, sub areas, and sphere of influence are reflected in Figure II-1 and Table II-1 of the Land Use Element.

While the City's incorporated area and sphere of influence are the primary focus of General Plan policies, there are "secondary planning areas" that bear relationship to Roseville's planning efforts. These secondary planning areas vary depending upon the type of issue and the impacts associated. For example, for the issue of air quality, the secondary planning area includes the City as well as areas outside the City but within the associated air basin. Similarly for flood protection, the secondary planning area extends across the entire drainage basins, which flow through Roseville. In many other cases, such as solid waste and recycling, transportation, wastewater treatment, etc., the secondary planning areas encompass varying boundaries that exceed the City limits and sphere of influence.

D. PLAN DEVELOPMENT

Development of the 1992 General Plan involved an extensive process of public hearings and workshops. The focus of much of this effort revolved around the establishment of a General Plan Committee (GPC), an advisory group comprised of representatives from the City's seven commissions. The Committee's work extended from November 1990 to May 1992. The Committee was assisted by staff from the City's ~~then~~ Planning and Redevelopment Department.

The GPC was presented with issue papers for the General Plan element areas and was asked to make policy recommendation for each. Draft General Plan elements were then prepared based on the Committee's direction. The GPC reviewed the draft elements, made adjustments and the document was released for public review, in conjunction with the environmental impact report (EIR), in June 1992.

The last major revision to the General Plan was in ~~August 2012~~, 2016 as part of the ~~Creekview~~

~~Amoruso Ranch~~ Specific Plan. Public hearings on the General Plan and ~~Creekview-Amoruso Ranch~~ Specific Plan EIR were held at the City's Planning, Transportation, Public Utilities and Parks and Recreation Commissions. Final action on the updated General Plan was taken by the City Council on ~~August 1, 2012~~June 15, 2016.

The General Plan has been amended by the City Council several times since 2006. ~~Four-Five~~ additional specific plan areas have been adopted since that time including:

- The Riverside Gateway Specific Plan in 2006;
- ~~The~~ Downtown Specific Plan in 2009;
- The Sierra Vista Specific Plan in 2010; ~~and~~
- ~~The~~ Creekview Specific Plan in 2012-2016;
- The Amoruso Specific Plan in 2016

Other non-specific plan General Plan amendments approved since 2006 include (but are not limited to) the adoption of the Bicycle Master Plan in 2008, - the City's Capital Improvement Plan (CIP) Update to amend the Circulation Element in 2007, the Westbrook Amendment to the Sierra Vista Specific Plan in June 2012, ~~and~~ the Fiddyment Ranch Phase 3 Specific Plan Amendment in February 2014~~-2015~~, and the Hewlett Packard (HP) Campus Oaks amendment in 2015.

In addition, the recommendations of the City's Growth Management Visioning Committee were incorporated into the Plan in 2005. This committee met over the course of eight-months to provide recommendations to the City Council on how the community should grow in the future which were incorporated into the General Plan in October 2005.

In response to global warming issues, the General Plan was also amended in 2008 to identify policies that would reduce green-house gas emissions.

E. PLAN ORGANIZATION AND APPLICATION

Emphasis is placed on "performance" policies or standards that attempt to define levels-of-service and other less tangible factors that the City is seeking to achieve. It is these factors and

requirements that will be paramount in defining Roseville's quality of life.

Two primary components constitute the City of Roseville General Plan. These are:

- The General Plan document which incorporates the goals, policies and implementation measures; and
- The land use map, which graphically represents the City's existing and planned land use mix and pattern.

The City's official land use map is available through the ~~Planning and Redevelopment~~Development Services Department – Planning Division located at the Civic Center at 311 Vernon Street. A land use "diagram," which schematically reflects the uses from the land use map, is included in the back of this document.

The General Plan document is organized into nine separate mandatory and optional elements. The State Mandated elements include: Land Use, Circulation, Open Space and Conservation (combined), Safety, Housing, and Noise. The optional elements consist of: Air Quality, Parks and Recreation, and Public Facilities.

Each element is organized in the same fashion, with a brief setting and outlook section describing the existing conditions and critical issues for the topic area. In each element, there are goals, policies and implementation measures. The goals state the overall desired conditions that the City would like to achieve. The policies indicate an action or direction that the City must take as a step towards achieving the desired condition or goal. The implementation measures are more specific and include precise actions to achieve the ~~stated-stated~~ policies. Each element contains one or more components structured in a similar manner.

To understand the full intent of the General Plan, the goals, policies and implementation measures must be reviewed together and in combination with the land use map. In addition, many individual issues have implications, which are contained in more than one element throughout the Plan. Readers of the General Plan should review other parts of the document where references are made to additional information.

The general content of each element is described below:

Land Use Element discusses existing and projected land use conditions, land use designations and standards, community form, community design and growth management. The goals and policies are intended to promote a balanced land use pattern that supports innovative land use approaches and retains and enhances the distinct character and identity of Roseville.

Circulation Element identifies the general location and the extent of the existing and proposed roadways, highways, railroads and transit routes. The element identifies policies and programs to reduce traffic congestion, promote alternative forms of transportation and provide safe travel throughout the City.

Air Quality and Climate Change Element integrates related land use, transportation and circulation, transit and energy issues. The policies and implementation measures are intended to improve air quality and encourage cooperation between the jurisdictions involved in regional air quality efforts.

Open Space and Conservation Element provides for the conservation, development and use of natural resources, details plans and measures for the preservation of open space, and provides for outdoor recreation, public health and safety. It is the overall goal of the element to preserve a comprehensive interconnected system of open space, encompassing preservation and enhancement of natural habitat areas, for the use and enjoyment of the community.

Parks and Recreation Element provides goals and policies for both traditional "active" park lands and non-traditional "open space recreational" park lands. It specifies standards and conditions as guidelines for planning parks and recreation facilities, including size, type, and location.

Public Facilities Element identifies facility and service needs of the community and performance standards to ensure that desired service levels are maintained. Discussed are civic facilities, libraries, schools, electric and privately owned utilities, water and wastewater systems, solid waste and recycling, water and energy conservation, and the extension of City services.

Emphasis is placed on the fair share contribution of new development towards the provision of services and facilities.

Safety Element establishes standards and plans for the protection of the community from a variety of hazards including earthquakes, flooding, crime, fire, hazardous materials, and electromagnetic fields.

Noise Element establishes standards for transportation and fixed noise sources to protect the health and welfare of the community.

Housing Element identifies the existing and projected housing needs and establishes goals, policies, and implementation measures for the preservation, improvement and development of housing to meet the needs of all economic sectors of the community.

The Plan also incorporates a glossary and an appendix. The appendix includes a list of references that were used in the preparation of the Plan, including the issue papers, EIR and specific plans. All referenced materials are available through the Roseville ~~Planning and Redevelopment~~ Development Services Department – Planning Division during normal business hours, or on the City's webpage at www.roseville.ca.us.

The City of Roseville considers this General Plan incorporating the land use map, to meet all the state mandated requirements for the substance and content of a General Plan.

F. PLAN ADMINISTRATION AND AMENDMENT PROCEDURES

A continuing administrative program of monitoring and evaluation will accompany plan implementation. To remain effective in dealing with changing trends and conditions, the General Plan must maintain some flexibility. As determined appropriate, regular evaluation may,

over time, identify desired amendments to the General Plan. Monitoring and evaluation provide an internal process for ensuring that the Plan remains dynamic and relevant, and also provides background for private sector amendments to be evaluated.

All General Plan amendments must be adopted by resolution, and require at least one public hearing by the Planning Commission and one by the City Council. State law allows Charter Cities, such as Roseville, to amend their General Plans as often as necessary. All General Plan amendments will require appropriate environmental documentation in accordance with the California Environmental Quality Act.

The following principles shall regulate the administration and amendment of Roseville's General Plan:

1. The City shall regularly evaluate the effectiveness and adequacy of the entire General Plan. Such evaluation should occur a minimum of every five (5) years starting from the date of initial adoption of the Plan, or whenever any significant modification to the General Plan is contemplated. The evaluation will consider the accuracy of data, effectiveness and relevance of goals, policies, and implementation measures, and compliance with relevant legislation.
2. Policy and text amendments to the General Plan may only be considered by the City when such amendments do not result in any internal inconsistencies within the Plan. In the course of updates, it is the goal to eliminate inconsistencies or inadvertent errors and insure internal consistency. Such updates shall be documented with a reference to this Section and the original City Council amendment that resulted in the change.
3. Amendments to the land use map may only be considered by the City when such amendments are consistent with all of the goals, policies and implementation, measures of the General Plan.