

PC Priority	PC Category <i>N-Natural</i>	General Plan Program	Resources Required (GPIC)			Important	General Plan Timeline	GPIC Comments	Planning Staff Comments
			Staff	Cost					
LK	N-1	LU-4.1.1.1: Develop a set of application submittal requirements for fire management				1st year after adoption			
LK	N-2	LU-4.1.2.1: Develop a set of application submittal requirements for flood zones				1st year after adoption			
√-NF	N-3	LU-4.1.3.1: Develop a set of application submittal requirements for geotechnical analysis and earthquake retrofits				With adoption of Safety Element			
NF; CS	N-4	LU-7.2.5.1: Develop and adopt a definition and measurement of wide-scale neighborhood destruction				1st year after adoption			
NF	N/TO-1	LU-7.2.5.2: Develop and adopt an ordinance ... when wide-scale destruction has occurred				1st year after adoption			
NF	N/TO-2	LU-7.2.5.3: Adopt an extension of the existing 1-year non-conforming rebuild exemption to 5 years when wide-scale destruction				Upon adoption			

PC Priority		PC Category	General Plan Program	Resources Required (GPC)	Important	General Plan Timeline	GPIC Comments	Planning Staff Comments
		N/E-1	OS-4.1.1.1: Identify areas prone to landslides in open space			Within 1st year		
NF		N/E-2	OS-4.1.2.1: Identify the areas within flood-prone areas in open space			Within 1st year		
NF		N/E-3	OS-4.1.3.1: Identify the areas at high risk of wildfires in open space			Within 1st year		
NF; LK		N/E-4	CON-3.1.1.5: Participate in Flood Zone 9 programs			Ongoing	Yes	
		N-5	S-1.1.2.2: Document past landslide occurrences, produce maps ... and enter the data into Marin Maps			Initiate by 2011		
		N-6	S-1.1.2.3: Maintain copies of existing and new documents and maps identifying geologic hazards...			Ongoing		
LK		N-7	S-1.1.3.1: Evaluate Town-owned critical facilities and infrastructure to identify those elements that are seismically deficient...			Initiate by 2011		
		N-8	S-1.1.3.2: Conduct an inventory of existing or suspected soft-story residential structures...			Initiate by 2011		
NF		N-9	S-1.1.3.3: Evaluate structural integrity of publicly and privately owned buildings that may be used for post-disaster sheltering...			Initiate by 2011		

PC Priority	PC Category	General Plan Program	Resources Required (GPIC)			Important	General Plan			Planning Staff Comments
			GPIC	GPIC	GPIC		Timeline	GPIC	Comments	
	N-10	S-1.1.3.4: Based on the inventories and evaluations ..., design and implement a seismic retrofit program to address the highest priority structures					2013	Ongoing		
	N-11	S-1.1.4.1: Develop a list of educational resources, and provide seismic retrofit technical guidance ... along with permit application forms					Ongoing			
	N-12	S-1.1.4.2: Provide financial incentives to residential and commercial property owners to undertake seismic retrofit of wood frame structures...					Initiate by 2011	Not yet		
	N-13	S-1.1.4.3: Research, identify and acquire Federal and State funds and/or grants to subsidize seismic retrofits					Ongoing	Ongoing		
	N-14	S-1.1.6.1: Require development to avoid or minimize potential hazards from earthquakes ... through rigorous enforcement of codes and construction standards					Ongoing			
	N-15	S-1.1.6.2: Develop and adopt a post-earthquake repair ordinance					2012	Not yet		
	N-16	S-2.1.1.1: Review updated Flood Insurance Rate Maps					Ongoing			

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			Required (GPIC)						
		S-2.1.2.1: Update and enforce the Flood Ordinance for all development, redevelopment, or substantial improvement projects in the floodplain...							
	N/TO-3	S-2.1.2.2: Continue to comply with all requirements of the National Flood Insurance Program					Ongoing		
LK	N-18	S-3.1.2.2: Continue to standardize and simplify defensible space guidelines and disseminate to public for implementation					Ongoing		
NF; LK	N-19	S-3.1.2.3: Seek geographic and programmatic expansion of fuel management programs through the Marin County Vegetation Management Plan					2011		
NF; LK	N-20	S-3.1.2.4: Apply for grants through Fire Safe Marin for model xeriscapes					2011		
NF	N-21	S-3.1.2.5: Establish a Fire Hazard Abatement District					2011		
LK	N-22	S-3.1.2.6: Take measures to eradicate or limit the spread of vegetation with a high fuel ranking, such as Broom species and Eucalyptus					2012	Not yet	
LK	N-23						Ongoing		

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LK	N-24	S-3.1.2.7: Support appropriate urban forestry management practices to disrupt the vertical continuity of fuels					Ongoing			
	N-25	S-3.1.2.8: Review fire-preventative vegetation management techniques and practices for creek sides and high-slope areas to identify and mitigate potential for erosion or landslide					Ongoing			
	N-26	S-3.1.3.4: Require that new development provide adequate emergency access roads, onsite fire protection systems, evacuation signage, and fire breaks					Ongoing			
	N-27	S-3.1.3.7: Enforce code requirements for privately maintained roads or driveways accessing more than three properties to ensure emergency access					Ongoing		?	
	N-28	S-3.1.3.10: Review fire safety, evacuation, and emergency vehicle access when considering development proposals in wildland-urban interface neighborhoods...					Ongoing			

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	N-29	S-3.1.4.1: Require a reliable source of water for fire suppression ... for existing and new development							Ongoing		
	N-30	S-3.1.5.2: Adopt and/or amend, as needed, updated versions of the California Building and Fire Codes...							Ongoing	Yes	
	N-31	S-4.1.1.1: Provide information to residents ... on the availability of interactive hazard maps showing the community on ABAG's web site							2011		
	N-32	S-4.1.1.2: Develop printed materials, existing materials, workshops, outreach encouraging residents to have family disaster plans...							Ongoing		
	N-33	S-4.1.1.3: Inform residents of comprehensive mitigation activities, e.g. elevation of appliances above flood levels, fire-resistant roofing, defensible space, through workshops, publications, and media announcements and events							Ongoing		

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			Resources	Required (GPC)	Important	General Plan Timeline	GPIC Comments		
	N-34	S-4.1.1.4: Develop a public education campaign on the cost, risk, and benefits of earthquake, flood, and other hazard insurance as compared to mitigation				Ongoing			
	N-35	S-4.1.1.5: Use disaster anniversaries, such as April (the 1906 earthquake and October (Loma Prieta earthquake and Oakland Hills fire), to remind the public about safety and security mitigation activities				Ongoing	Ongoing		
	N-36	S-4.1.1.6: Sponsor the formation and training of Community Emergency Response Teams (CERT) or Get-Ready-Marin S-4.1.1.7: Institute the neighborhood watch block captain and team programs outlined in the Citizen Corp program guide				Ongoing	Yes		
	N-37	S-4.1.1.9: Make use of the materials on the ABAG and other relevant web sites to increase residential mitigation activities related to disasters				Ongoing			
	N-38					Ongoing			

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			Resources	GPIC	GPIC	GPIC				
NF	N-39	S-4.1.1.11: Encourage the formation of a community-based approach to wildfire education and action through local Fire Safe Councils and the Fire Wise Program					Ongoing			
	N-40	S-4.1.1.12: Develop plans, in conjunction with fire jurisdictions and the Ross Valley School District, for evacuation or sheltering in place of school children during danger fire event, flood or major earthquake ...					Ongoing			
	N-41	S-4.1.1.13: Develop a continuity of operations and disaster recovery plan to include short-term and intermediate-term sheltering of employees					n			
	N-42	S-4.2.1.1: Conduct demonstration projects on common housing types demonstrating structural and nonstructural mitigation techniques as community models for earthquake mitigation					Ongoing			

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			GPIC	GPIC	GPIC		Timeline	GPIC	Comments	
	N-43	S-4.2.1.2: Provide earthquake retrofit classes or workshops for building owners, local government staff, engineers, and contractors					Ongoing			
	N-44	S-4.2.1.3: Identify financial incentives for owners of single-family homes to retrofit for prevention of earthquake damage					Ongoing		Ongoing	
	N-45	S-4.3.3.6: Encourage home and apartment owners to participate in home elevation programs within flood hazard areas					Ongoing			
NF; LK	N-46	S-4.4.1.2: Develop a fire evacuation plan for the highest fire hazard areas ...					2011			
	N-47	S-4.4.2.3: Develop and implement a notification phone tree for each pedestrian evacuation area to formally identify persons responsible for initiating the phone tree, persons with special needs, and protocols for activation S-4.4.2.6: Work with residents to ensure adequate plans are developed for appropriate access and evacuation in wildland-urban-interface					Ongoing			
NF; LK	N-48						Ongoing			

PC Priority	PC Category	General Plan Program	Resources Required (GPIC)	Important	General Plan Timeline	GPIC Comments	Planning Staff Comments
<i>HP-Historic preservation</i>							
PG; CS	HP-1	LU-9.1.1.1: Inventory and record historic buildings, features and sites			2nd year after adoption		
PG	HP-2	LU-9.1.2.1: Inventory and record pre-European resources			3rd year after adoption		
PG; CS	HP-3	LU-9.1.3.1: Inventory and record music-related (1960's era) ... features			3rd year after adoption		
PG; CS; NF	HP-4	LU-9.1.4.1: Develop a plan ... to preserve historic structures			3rd year after adoption		
√-NF; LK	HP/T-1	TC-1.1.1.1: The Planning Commission should define the village character and the pedestrian scale of the downtown area of Fairfax			Ongoing		
CS	HP-5	TC-2.1.1.1: Planning staff should prepare an inventory of the architectural character of the downtown area			Initiate by 2011; Complete by 2013		
√-NF; LK	HP-6	TC-2.1.1.2: The Planning Commission should define the architectural character of the downtown area			Complete by 2012		
CS	HP-7	TC-2.1.3.1: The Planning Department should prepare a Significant Buildings and Structures Plan			Initiate by 2011; Complete by 2012		

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			Resources	Required	(GPC)	Resources	Required	(GPC)	
CS	HP-8	CON-8.1.1.1: Survey historical and cultural resources, and create an inventory...					Within 3 years		
CS	HP-9	CON-8.1.1.2: In addition to federal and state factors for assessment, develop factors which include aspects of the "character" of Fairfax...					Within 3 years		
CS	HP-10	CON-8.1.1.3: Require archaeological and historic investigations during the permit application process					Ongoing		
CS	HP-11	CON-8.1.2.1: Consider historical and cultural resources early in the development review process...					Ongoing	Yes	
	HP-12	CON-8.1.3.2: Consult with Native American tribes to include monitors during investigation of archaeological resources...					Ongoing		
CS	HP-13	CON-8.1.4.1: Designate locally-significant historic and cultural resources using the designation criteria established on federal, state and local levels					Ongoing		

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			Resources	GPIC	GPIC	Timeline	GPIC	Comments	
CS	HP/TO-1	CON-8.2.1.1: Establish an ordinance for protecting, maintaining, rehabilitating and enhancing historical and cultural resources				Ongoing	n		
CS	HP-14	CON-8.2.1.2: Establish guidelines for preservation, maintenance, rehabilitation, and enhancement of historic and culturally significant structures and other resources				Ongoing	n		
CS	HP-15	CON-8.2.1.3: Preserve, maintain, rehabilitate and/or enhance historic sidewalks, street signs, street trees and other...				Ongoing	?		
	HP-16	CON-8.2.2.1: Explore incentive programs and transfers of development rights that could be utilized to preserve historic and culturally significant sites				Ongoing	?		
	HP-17	CON-8.2.2.2: Promote salvage and reuse of materials that may become available due to the maintenance and preservation of historic buildings				Ongoing	Ongoing		

PC Priority	PC Category	General Plan Program	Resources Required (GPC)			Important			GPIC Comments	Planning Staff Comments
	HP-18	CON-8.2.3.1: Develop programs to encourage the preservation of locally-significant historic buildings or cultural sites					Ongoing	n		
	HP-19	CON-8.2.3.2: Ensure that impacts to locally-significant historic and cultural resources are evaluated and mitigated					Ongoing	?		
	HP-20	CON-8.3.1.2: Identify citizens, committees and other public or private institutions that are working to conserve historic and culturally significant resources and coordinate...					Ongoing	yes		
	HP-21	CON-8.3.3.3: Provide information and fully comply with the California Native American Graves Protection and Repatriation Act...					Ongoing	Ongoing		
E-Environment										
	E-1	LU-1.1.2.1: Identify opportunities for creating park facilities in the community					Ongoing			
	E-2	LU-1.2.1.1: Evaluate existing Visually Distinctive Areas on the Visual Resources Map and update as appropriate					Upon adoption of Open Space Element			

PC Priority	PC Category	General Plan Program	Resources			Important			GPIC Comments	Planning Staff Comments
			Required	(GPIC)			Timeline			
	E-3	LU-1.2.1.2: Update the Fairfax Visual Resources Map						Upon adoption of Open Space Element		
PG	E-4	LU-1.2.2.1: Develop Design Guidelines for visual impact analysis procedures						Third year after adoption		
	E-5	LU-1.2.4.1: Develop Design Guidelines for roads, streets and drainage facilities built in the hills						Third year after adoption		
√-NF	E-6	LU-4.1.4.1: Develop site development guidelines for site hydrology analysis and drainage						Second year after adoption		
	E-7	LU-7.2.5.4: Develop neighborhood-specific profiles of structures and natural features						Second year after adoption		
	E-8	TC-3.2.11.1: If proven feasible, as a result of detailed analysis, the Town should prepare a plan and program for restoring creeks in the downtown area						Initiate in 2011, complete by 2013		
	E-9	TC-3.2.11.2: The Town shall create a buffer area ... along the restored Fairfax Creek						Initiate in 2013, complete by 2015		?

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			Resources Required (GPIC)	GPIC	Timeline	GPIC	Comments		
	E-10	TC-3.2.12.1: The Town shall create a palette of landscape materials allowed in the downtown area ... Design Guidelines (LU-1.2, LU-7)					Initiate in 2011, complete by 2015		
	E-11	TC-3.2.12.2: All new projects proposed for the downtown area ... shall incorporate the use of native plants					Ongoing		
NF	E-12	TC-3.2.14.1: The Town shall prepare a plan and program for utilizing public property for ... renewable energy technology (CE-1)					Initiate in 2011, complete in 2014		
LK	E-13	OS-1.4.1.1: Planning and Building Services shall inform applicants ... that their application will be reviewed by the Open Space Committee					Ongoing		
LK	E-14	OS-1.4.1.2: The Fairfax Open Space Committee shall review each application					Ongoing		
PG; LK	E/H-1	OS-1.4.2.1: ... Planning Commission ... should encourage clustered development on a small segment of the parcel					PC		

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			Resources	Required (GPIC)	Important	General Plan Timeline	GPIC Comments		
	E-15	OS-1.4.3.1: If high-priority parcels on the inventory list come up for sale or auction, the Town Council shall consider allocation of funds				Ongoing			
	E-16	OS-1.4.4.1: ... If purchase is not feasible ... investigate the possibility of creating Designated Open Space through acquisition of an appropriate easement				Ongoing			
LK	E-17	OS-1.4.5.1: Property owners shall be encouraged to set aside land dedicated to open space as a condition to development of parcels in the inventory				Ongoing	?		
	E-18	OS-1.4.5.2: Identify opportunities early in the planning process				Ongoing			
NF	E-19	OS-3.1.1.1: Update the inventory of public trails, lanes, pathways...				Within 3 years and ongoing			
	E-20	OS-3.1.1.2: Update the existing Fairfax Recreational Trail Map...				Within 3 years and ongoing			
CS	E-21	OS-3.2.1.1: Evaluate and update Visually Significant Areas reflected on the Visual Resources Map				1 year after approval			

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			Resources	Required (GPIC)	Important	General Plan Timeline	GPIC Comments		
CS	E-22	OS-3.2.1.2: Review the contents of the Visual Resources Map, at least once every five years, and update as appropriate					Every 5 years after approval		
CS	E/TO-1	OS-3.2.2.1: Update Fairfax Ordinance [re] development near ridgelines, and encourage the County to align the Marin County Ridgeline Ordinance					Every 5 years after approval	Not yet	
LK	E-23	OS-3.2.3.1: Review development applications to ensure views of Visually Significant Areas are not negatively impacted					Ongoing		
	E-24	OS-3.3.1.1: Revise Town Code to establish noise level restrictions for Designated Open Space					Within 3 years and ongoing	Not yet	
	N/E-1	OS-4.1.1.1: Identify areas prone to landslides in open space					Within 1st year		
NF	N/E-2	OS-4.1.2.1: Identify the areas within flood-prone areas in open space					Within 1st year		
NF	N/E-3	OS-4.1.3.1: Identify the areas at high risk of wildfires in open space					Within 1st year		
	E-25	OS-4.2.1.1: Require that the design, location and construction of utilities, in open space ... minimize harm					Within 1st year		

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			Resources	GPIC	GPIC	Timeline	GPIC	Comments		
	E/T-1	CON-1.2.2.2: Require the installation of electrical outlets in new development and substantial remodel					Within 2 years (as standards established)			
NF	E-26	CON-1.3.1.1: Provide a "meter" in a public place showing the overall progress of the Town as a whole in reducing electrical, gas, and/or water usage					Within 2 years of adoption & ongoing			
NF	E-27	CON-1.3.1.2: Publish information on Town website on ... Energy					Within 1 year			
	E-28	CON-1.3.1.3: Promote the annual "green home" tour conducted by Build It Green					Ongoing			
	E/T/TO-1	CON-2.1.1.1: Change the zoning of areas near public transportation to allow mixed-use					Within 1 year	On hold		
	E-29	CON-2.1.2.1: Require projects that generate air contaminants ... to protect existing or future sensitive receptors					Ongoing	Not yet	Public Works?	
	E-30	CON-2.1.2.2: As a condition ..., require dust control measures					Ongoing	?	Public Works?	
	E-31	CON-2.1.2.3: For demolition permits, require mitigating lead paint and asbestos					Ongoing	Not yet	Public Works?	

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	E-32	CON-2.1.2.4: Require emission control measures for construction equipment				Ongoing	Not yet	Public Works?	
	E-33	CON-2.1.3.1: Develop and adopt a green building ordinance, requiring low-VOC products				Within 1 year	?	Public Works?	
	E-34	CON-2.3.1.2: Refer larger development projects ... to BAAQMD for review...				Ongoing			
	E-35	CON-2.3.1.3: As appropriate, participate in BAAQMD Ozone Strategy				Ongoing			
	E-36	CON-2.3.1.4: Require all Planning Commission and Planning staff to familiarize themselves with the ABAG publication...				Ongoing			
NF	E-37	CON-3.1.1.1: Work with the MCSTOPPP to develop maintenance guidelines for creek and wetland areas				Within 1 year			
NF	E-38	CON-3.1.1.2: Evaluate and update the Surface Hydrology Map				Within 1 year			
	E/TO-2	CON-3.1.1.3: Modify the creek protection ordinance to apply to all watercourses, not just San Anselmo Creek and Fairfax Creek				Within 1 year	No plan		
NF	E-39	CON-3.1.1.4: Assess ... to promote peak stormwater flow detention areas				Ongoing			

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			Required	(GPIC)			Timeline			
NF; LK	N/E-4	CON-3.1.1.5: Participate in Flood Zone 9 programs					Ongoing	Yes		
	E-40	CON-3.1.2.1: Develop a Creek Master Plan					Within 1 year			
	E-41	CON-3.1.2.2: Establish a creek-side development zone					Within 1 year			
	E-42	CON-3.1.2.3: Assess ... to identify active floodplain habitat areas					Ongoing	Ongoing		
NF	E-43	CON-3.1.2.4: Utilize natural or managed flood basins to maximize habitat values for local wildlife resources					Ongoing	Ongoing		
	E-44	CON-3.1.3.1: Develop a Creek Master Plan, with implementing programs and funding					Within 1 year			
	E-45	CON-3.1.4.1: Establish town permit review process					Within 1 year			
	E-46	CON-4.1.1.2: Assure high levels of community participation in MMWD water conservation programs					Ongoing			
	E/TO-3	CON-4.1.1.3: Review, update, and expand Fairfax Town Code to achieve water reduction policies					Ongoing			
	E/TO-4	CON-4.1.1.4: Develop town ordinances to encourage development of gray-water systems					Within 1 year	n		

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		E-47	CON-4.1.1.5: Provide residential and commercial property owners incentives to utilize gray-water and other water conservation methods			Within 1 year	No plan, but some already in place (Sfx FCAC also)	
NF		E-48	CON-4.2.2.1: Create a Storm Drain Master Plan			Within 1 year	Is it on Marin Map?	
		E-49	CON-4.2.2.2: Reduce storm water runoff through use of Low Impact Design (LID) methods			Within 1 year	No plan-model ordinance from Ross	
		E/TO-5	CON-4.2.3: Modify existing ordinances to require no net increase in storm water runoff with new development and remodels			Within 1 year	No plan-model ordinance from Ross	
		E-50	CON-4.2.2.4: Town facilities shall incorporate LID methods to reduce or delay storm water runoff			Within 1 year	Demo only	
NF		E-51	CON-4.2.2.5: Evaluate town storm water infrastructure ... and ensure facilities meet standard flow requirements			Within 1 year	Not yet	
		E-52	CON-4.2.3.1: Work with town businesses ... provide incentives for non-toxic solutions for cleaning products, solvents, insecticides herbicides			Within 1 year	Partially complete, re rodenticides, insecticides	
		E-53	CON-4.2.3.2: Identify and promote no-spray zones throughout community			Within 1 year		

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	E/TO-6	CON-5.2.1.6: Create a Native Plant ordinance that promotes native vegetation						2011			
	E/TO-7	CON-5.2.1.7: Create or enhance ordinances to protect native trees and regeneration of native forests						Ongoing	N		
	E-54	CON-5.2.1.8: Establish a street tree policy that promotes increased shade downtown						Ongoing	?		
	E-55	CON-6.1.1.2: Update existing maps of wildlife habitat and corridors, integrate into Marin Maps and website						Within 2 years			
NF	E-56	CON-6.1.1.3: Identify key wildlife habitat and corridors...						Within 3 years	OS		
	E-57	CON-6.1.2.1: Identify and establish seasonal protection measures for wildlife						Within 3 years			
NF; CS	E-58	CON-6.1.2.3: Incorporate lighting restrictions for commercial, replacement street lighting, residential						Within 3 years			
	E-59	CON-6.1.2.4: Review restrictions on the use of pesticides, and revise as needed						Ongoing	Yes		
	E-60	CON-6.1.2.5: Publish and enforce restrictions on the use of pesticides on website						Within 2 years & ongoing			

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		CON-6.2.1.2: Assess ... relieve impediments to fish migration on Corte Madera Creek, San Anselmo Creek, Fairfax Creek					Ongoing	Ongoing	
NF	E-61	CON-6.2.1.3: Identify and protect riparian vegetation for stream ecosystems					Ongoing	Ongoing	
√-NF	E-62	S-1.1.1.1: Require geotechnical analyses for all new development/substantial improvement proposals					Ongoing		
	E-62	S-1.1.1.2: Collect and provide geotechnical data to guide development decisions					Ongoing		
	E-63	S-1.1.2.1: Catalogue and archive geotechnical studies performed for development permits					Ongoing		
	E-64	S-2.1.3.1: Require property owners or developers to pay the cost of any on-site improvements ... to meet state storm water laws					Initiate by 2011; Complete by 2014		
LK	E-65	S-2.1.3.2: Require new developments and substantial remodels to incorporate Low Impact Design and Best Management Practices to mitigate stormwater runoff					Ongoing		
LK	E-66						Ongoing		

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			Resources	GPIC	Required	Important	Timeline	Comments			
LK	E-67	S-2.1.4.1: Require that lots and rights-of-way are laid out for the provision of approved sewer and drainage facilities, providing on-site detention facilities whenever practicable...						Ongoing			
	E-68	S-3.1.2.1: Identify basic vegetation types common to the Town of Fairfax and write a prescription for each type on how to manage						2011-2012			
NF	E-69	S-4.1.1.10: Develop a "Maintain-a-Drain" campaign ... encouraging private businesses and residents to keep storm drains free of debris						Ongoing			
	E-70	N-1.1.1.1: Utilize the noise contours in Figure N-9 and noise/land use compatibility standards in Figure 10 to update the Town Code	Huge			No		2011			
LK	E-71	N-1.1.2.1: Incorporate a noise analysis in the Town Center Plan	Easy			Yes		Per the schedule fo the Town Center Plan	Precedes the Town discussin of Town Center Element		
	E-72	N-1.1.3.1: Incorporate noise reduction guidelines in the Green Building Ordinance, when adopted	Easy			No		2011			

PC Priority	PC Category	General Plan Program	Resources Required (GPIC)			Important	General Plan Timeline	GPIC Comments	Planning Staff Comments
			Resources	Required	(GPIC)				
E-73		N-1.1.4.1: Residential development sites exposed to noise levels exceeding 60 Ldn shall be analyzed following the protocols in the 2007 California Building Code	Easy		Yes	Ongoing	Migh impact the opporutnity sites in the current HE		
E-74		N-1.1.5.1: Identify and map non-transportation noise sources	Easy		No	2011			
E-75		N-1.1.6.1: Revise the project application to require a noise analysis if the proposed development would be exposed to sound levels exceeding the Noise Ordinance levels	Dup		No	2011	Dup (N-3.1.3.1) This project says to revise the application (does that mean Linda's forms)		
E-76		N-2.1.1.4: .New developments along major roadways having >60 dBA Ldn will include sound-absorbing landscaping...	Easy		No	Ongoing	Presumably this is already noted in the application forms		
E-77		N-2.1.1.5: For open space occupied by highly-sensitive or endangered species sensitive to sound, the sound level goal should be...	Easy		No	Ongoing	Might not be in current ordinances or application materials		
E-78		N-2.1.1.6: Develop educational materials regarding noise limitations within Fairfax and make them available	Education		No	Ongoing			

PC Priority	PC Category	General Plan Program	Resources Required (GPIC)	Important	General Plan Timeline	GPIC Comments	Planning Staff Comments
	E-79	N-3.1.1.1: Require an acoustical analysis to evaluate mitigation measures for noise-generating projects that would cause the following criteria to be exceeded or would cause a significant adverse community response	Easy	No	Ongoing		
	E/TO-8	N-3.1.2.1: Revise the Town Code to require noise analyses	Huge	No	2011	Ongoing (150709: this value needs to be confirmed by John Reed)	
	E-80	N-3.1.3.1: Identify acoustical analyses as a project application requirement, where appropriate	Easy	No	2011	Does this program say to revise the application (Linda's forms?) (See also N-1.1.6.1, and read Policy N-3.1.5.1)	
	E-81	N-3.1.4.1: Develop a guidance manual to provide information to public regarding construction noise control	Easy	No	2012	Synergistic with N-3.1.5.1	
	E-82	N-3.1.5.1: Develop a guidance manual to provide information to public regarding construction noise control	Easy	No	2012	Synergistic with N-3.1.4.1	
T- Transportation							

PC Priority	PC Category	General Plan Program	Resources Required (GPC)			Important	General Plan Timeline	GPIC Comments	Planning Staff Comments
NF; LK	T-1	C-1.1.1: Participate in regional transportation planning ... re SFD					Ongoing	Ongoing	
NF; LK	T-2	C-1.2.1: Review the design and location of bicycle and pedestrian crossings along SFD					1 year, thereafter every 5 years		
	T-3	C-1.3.2: Pursue implementation of recommendations in the Pedestrian & Bicycle Master Plan					5 years		
	T-4	C-5.1.4: Encourage extensive educational programs for safe use of bicycles, mopeds, and motorcycles					1 year & ongoing		
	T-5	C-5.2.2: Complete a pedestrian/bicycle route alternative to Sir Francis Drake					3 years		
	T-6	C-5.2.3: Complete the route of the east / west bicycle corridor					1 year		
NF; LK	T-7	C-5.4.2: Promote pedestrian and bicycle circulation within new development areas					Ongoing		
	T-8	C-5.5.2: Coordinate with the county and surrounding communities and other agencies to establish and maintain off-road bicycle and pedestrian paths					Ongoing		

PC Priority	PC Category	General Plan Program	Resources Required (GPIC)			Important			Planning Staff Comments
			Resources	GPIC	GPIC	Timeline	GPIC	Comments	
PG; LK	T-9	C-5.6.2: Implement the recommendations of Safe Routes to Schools					1 year	Ongoing	
	T-10	C-5.8.1: Create a bicycle staging area including bathrooms, showers and lockers (TC-22)					5 years	Not yet	
√-NF; LK	T-11	C-6.1.1: Encourage infill, redevelopment, and reuse of vacant or underutilized parcels					Ongoing		
	T-12	C-6.1.2: Promote mixed-use development ... thereby reducing the necessity of driving					Ongoing		
√-NF; LK	T-13	C-6.1.3: Locate higher density development along transit corridors					Ongoing		
NF	T-14	C-6.3.4: Create a long-term education program to change the travel habits of residents, visitors and workers ...					Ongoing		
	T-15	C-6.3.5: Encourage telecommuting, satellite office concepts, and work at home options					Ongoing		
	T-16	C-6.3.8: Pursue outside funding sources to promote alternative transportation projects					Ongoing	Ongoing	
LK	T-17	C-6.3.9: Develop an employee parking plan for businesses					1 year		

PC Priority		PC Category	General Plan Program	Resources Required (GPC)	Important	General Plan Timeline	GPIC Comments	Planning Staff Comments
NF	T-18		C-6.4.2: Create an urban design plan for the Parkade, including consideration of a transit station and pedestrian and bicycle facilities			1 year		
NF	T-19		C-7.1.2: As infrastructure changes are made ... build infrastructure to support emerging options, such as charging stations			Ongoing		
	T-20		C-7.1.3: As infrastructure changes are made, support the possibility of streetcars/Light Rail Vehicles			Ongoing		
	T-21		C-8.1.1: Develop a circulation implementation strategy as part of the Town Center Plan, as called for in the Town Center Element ...			1 year		
√-NF	T/H-1		H-3.1.2.1: Identify and Designate Transit-Oriented Development (TOD) Sites			Completed in 2012		
LK	T/H/TO-1		H-4.1.1.5: Review and Update Parking Standards			2014		
√-NF; LK	HP/T-1		TC-1.1.1.1: The Planning Commission should define the village character and the pedestrian scale of the downtown area of Fairfax			Ongoing	PC	
LK	T-22		TC-3.2.1.1: The Town shall consider bicycle and pedestrian related development a priority			Ongoing		

PC Priority	PC Category	General Plan Program	Resources			Important			GPIC Comments	Planning Staff Comments
			Required	(GPIC)	GPIC	Timeline	GPIC	Comments		
LK	T-23	TC-3.2.2.1: The Town shall consider bicycle and pedestrian crossing design and location as a priority along SFD TC-3.2.2.2: Town staff shall prepare a risk assessment for bicycle and pedestrian crossings along SFD					Complete by 2010			
LK	T-24	TC-3.2.3.1: The Town shall consider bicycle and pedestrian crossing design and location as a priority along Broadway / Center / Bolinas					Initiate in 2010, complete by 2012			
LK	T-25	TC-3.2.3.2: The Town shall consider the Marin County Bicycle and Pedestrian Master Plan and the Fairfax Pedestrian and Bicycle Plan					2011			
LK	T-26	TC-3.2.3.3: Town staff should prepare a risk assessment for bicycle and pedestrian crossings along Broadway / Center / Bolinas					Ongoing			
LK	T-27	TC-3.2.4.1: The Town shall prepare a pedestrian plan for the downtown area TC-3.2.4.2: Town staff should prepare a risk assessment for pedestrian routes in the downtown area					Initiate in 2011, complete by 2012			
LK	T-28						Initiate in 2010, complete by 2012			
LK	T-29						Initiate in 2010, complete by 2012			

PC Priority	PC Category	General Plan Program	Resources Required (GPIC)			Important			Planning Staff Comments
			GPIC	GPIC	GPIC	Timeline	GPIC	GPIC	
LK	T-30	TC-3.2.4.3: The Town shall prepare a vehicle and bicycle-parking plan for the downtown area					Initiate in 2011, complete by 2013		
PG	T-31	TC-3.2.5.1: If proven feasible, as a result of detailed analysis, the Town shall develop a strategy for creating a pedestrian only area from Broadway to Elsie Lane on Bolinas Road					Initiate in 2011, complete by 2015		
LK	T-32	TC-3.2.5.2: The Town shall prepare a risk assessment for pedestrian crossings between the Parkade and the surrounding shops and services					Initiate in 2011, complete by 2013		
PG; LK; CS	T-33	TC-3.2.6.1: The Town shall refine the parking space survey prepared by GPAC to provide guidance for the parking plan					2011		
PG; LK; CS	T-34	TC-3.2.6.2: The Town shall prepare a "no net-loss" parking plan for the downtown area					Initiate in 2011, complete by 2012		
NF	T-35	TC-3.2.7.1: The Town shall prepare a non-vehicular circulation plan connecting the downtown area to the adjacent neighborhoods					Initiate in 2011, complete by 2012		

PC Priority	PC Category	General Plan Program	Resources Required (GPIC)			Important			Planning Staff Comments
			Resources	GPIC	GPIC	Timeline	GPIC Comments	Comments	
	T-36	TC-3.2.13.1: The Town shall work to secure a location for use as a staging area ... and vehicle and equipment					Initiate in 2011, complete by 2014		
		TC-3.2.15.1: The Town shall prepare a plan and program to make continuous the network of quiet streets and alleys for ... traversing the downtown					Initiate in 2011, complete by 2013		
PG	T-37	TC-3.2.16.1: The Town shall ... identify a site/sites for bicycle staging					Initiate in 2011, complete by 2013		
PG	T-38	TC-3.2.16.2: The Town shall identify possible funding sources for creating a bicycle staging area					Initiate in 2011		
	T-39	CON-1.1.4.4: As part of any traffic study, require GHG emission analysis					Ongoing		?
	T-40	CON-1.2.2.2: Require the installation of electrical outlets in new development and substantial remodel					Within 2 years (as standards established)		
	E/T-1	CON-2.1.1.1: Change the zoning of areas near public transportation to allow mixed-use					Within 1 year		On hold
	E/T/TO-1								

PC Priority	PC Category	General Plan Program	Resources Required (GPIC)			Important	General Plan		Planning Staff Comments
			GPIC	GPIC	GPIC		Timeline	Comments	
LK	T-41	CON-2.1.1.3: Support public transportation measures that reduce vehicular traffic from the Fairfax Town Center to San Anselmo, San Rafael, and 101							
LK	T-42	CON-2.1.1.4: Improve the efficiency of traffic flow along SFD							
	T-43	CON-2.1.1.5: Improve pedestrian and bicycle safety ... promote pedestrian and bicycle							
H-Housing									
√-NF	H-1	LU-5.1.1.1: Identify and catalog all potential infill development sites					First 2 years after adoption		
PG	H-2	LU-6.1.1.1: Identify, catalog and prioritize areas ... that should be pre-zoned					Within 5 years after adoption (w/ LAFCO)	?	
LK	H-3	LU-6.1.2.1: Coordinate with Marin County Community Development Agency for review of development proposals					Ongoing		
PG	H/TO-1	LU-7.1.2.1 Develop and adopt general and area-specific Design Guidelines for residential and commercial projects					3rd year after adoption	Not yet	

PC Priority	PC Category	General Plan Program	Resources Required (GPC)			Important			Planning Staff Comments
			Resources	Required (GPC)	Important	General Plan Timeline	GPIC Comments		
		LU-7.1.3.1: Encourage applicants with development proposals to incorporate mixed-use elements					Ongoing		
√-NF	H-4	LU-8.1.1.1: Inventory all sites in the Planning Area that afford opportunities for developing affordable housing					Ongoing		
NF	H-5	LU-8.1.1.2: Implement the programs included in the adopted Housing Element					Ongoing	On hold	
	H-6	LU-8.1.4.1: Review current zoning along the SFD Blvd corridor ... to support Transit-Oriented Development					2nd year after adoption	On hold	
PG	H-7	H-1.1.1.1: Work with Housing Advocates.					Adoption & ongoing		
PG	H-8	H-1.1.1.2: Prepare Public Information Material					2014		
	H-9	H-1.1.1.3: Conduct Community Outreach					2014		
	H-10	H-1.1.1.4: Shared Responsibilities - establish partnerships					2014		
	H-11	H-1.1.1.5: Preserve Existing Lower-income Units					Ongoing		
LK	H-12	H-1.1.2.2: Outreach to Lower-Income Housing Developers					2012 & Ongoing		

PC Priority	PC Category	General Plan Program	Resources Required (GPIC)	Important	General Plan Timeline	GPIC Comments	Planning Staff Comments
		H-1.1.3.1: Adopt an Anti-Discrimination Ordinance			1 year from HE adoption or end of planning period		
	H-14	H-1.1.3.2: Respond to Complaints			Ongoing		
	H-15	H-1.1.3.3: Develop a Program to Broadly Disseminate Information on Fair Housing			2014		
	H-16	H-1.1.3.4: Identify Housing Programs and Funding Sources			2012 & ongoing		
	H-17	H-2.1.2.1: Assist in the Effective Use of Rental Assistance Programs			Ongoing		
	H-18	H-2.1.3.1: Ensure Reasonable Accommodation (people with disabilities)					
PG; LK	H-19	H-2.1.3.2: Assure Good Neighborhood Relations Involving Emergency Shelters and Residential Care Facilities			2014		
	H-20	H-2.1.4.1: Ensure special needs housing needs addressed			Ongoing		
	H-21	H-2.1.4.2: Amend Town Code re employee housing			Ongoing		
√-NF; PG	H/TO-2	H-2.1.5.1: Expand Conditional Use Categories for Group Homes			2014		
√-NF; PG; LK	H/TO-3				2013		

PC Priority	PC Category	General Plan Program	Resources			Important			Planning Staff Comments
			Required (GPIC)	GPIC	GPIC	Timeline	Comments	Comments	
√-NF; PG	H/TO-4	H-2.1.6.1: Identify, Rezone, and Provide Appropriate Standards for Homeless shelters					Amend zoning within 1 year		
√-NF; PG	H/TO-5	H-2.1.6.2: Revise the Town Code to allow Transitional and Supportive Housing					Amend zoning within 1 year		
√-NF; PG	H/TO-6	H-2.1.6.3: Modify Residential Care Facility Zoning					2014		
√-NF; PG	H-22	H-2.1.6.4: Encourage Housing for Special Needs Groups					Ongoing		
√-NF	H/TO-7	H-2.1.6.5: Amend Zoning to Allow Single-Room Occupancy Units					2013-2014		
√-NF	H/TO-8	H-2.1.6.6: Amend Zoning to Allow Mobile Homes and Mobile Home Parks					2013-2014		
	H-23	H-2.1.6.7: Engage in Countywide Effort to Address Homeless Needs					Ongoing		
	H-24	H-2.1.6.8: Address Town Homeless Needs					Ongoing		
√-NF	T/H-1	H-3.1.2.1: Identify and Designate Transit-Oriented Development (TOD) Sites					Completed in 2012		
	H/TO-9	H-4.1.1.1: Rezone School Street Plaza from Light Commercial (CL) to Planned District Development (PDD)					Completed in 2012	Not complete- remains CL	
	H-25	H-4.1.1.3: Acceptance of Live/Work Developments					Completed		

PC Priority	PC Category	General Plan Program	Resources Required (GPC)			Important	General Plan Timeline	GPIC Comments	Planning Staff Comments
LK	H-26	H-4.1.1.4: Facilitate Development at Key Housing Opportunity Sites					Initiated & ongoing		
LK	T/H/TO-1	H-4.1.1.5: Review and Update Parking Standards					2014		
√-NF	H-27	H-4.1.1.7: Land Monitoring Program to Meet the RHNA					2014 & ongoing		
NF; PG	H/TO-11	H-4.1.2.1: Enact Density Bonus Zoning and Other Incentives					2013		
	H-28	H-5.1.2.1: Create Home-sharing and Tenant Matching Opportunities					2014		
NF; LK	H-29	H-6.1.1.1: Reopen/Amend the Second Unit Amnesty Ordinance					2013-2014		
PG; LK	H-30	H-6.1.2.3: Second Unit Affordability					Ongoing		
PG; LK	H-31	H-6.1.2.4: Second Unit Incentives					2013 & ongoing		
PG	H-32	H-6.1.2.5: In-Lieu Fee/Second Dwelling Unit Program					2013-2014		
PG	H-33	H-6.1.2.6: Projects Implemented with Affordable In-Lieu Fee Funds					Ongoing		
LK	H-34	H-7.1.1.1: Conduct an Annual Housing Element Review					Annually in April, April 2014		
LK	H-35	H-7.1.1.2: Update Housing Element					2013-2014		

PC Priority	PC Category	General Plan Program	Resources Required (GPIC)			Important			Planning Staff Comments
			General Plan Timeline	GPIC Comments	GPIC Comments				
NF	H-36	TC-3.2.10.1: Residential developments proposed for the main streets in the downtown area shall be required to incorporate soundproofing and fresh air access				Ongoing			
PG; LK	E/H-1	OS-1.4.2.1: ... Planning Commission ... should encourage clustered development on a small segment of the parcel				Ongoing	PC		
√-NF	H-37	CON-1.1.2.1: Adopt planning policies and zoning that ... promote live/work situations				Within 1 year	no plan (PC should be included)		
√-NF	H-38	CON-1.1.2.2: Adopt planning policies that promote infill, including second units				Within 1 year	no plan (PC should be included)		
	H/TO-10	S-1.1.6.4: Modify design requirements for hillside development ... require calculations based on saturated soils				2011-2012			
TO-Town Ordinance									
NF	N/TO-1	LU-7.2.5.2: Develop and adopt an ordinance ... when wide-scale destruction has occurred				1st year after adoption			

PC Priority	PC Category	General Plan Program	Resources Required (GPIC)			Important			General Plan Timeline	GPIC Comments	Planning Staff Comments
			Resources	GPIC	Required	GPIC	Comments				
NF	N/TO-2	LU-7.2.5.3: Adopt an extension of the existing 1-year non-conforming rebuild exemption to 5 years when wide-scale destruction						Upon adoption			
PG	TO-1	LU-7.1.1.2: Rezone All Commercial Highway (CH) Zone to Central Commercial (CC) Zone and revise the CC Zone as appropriate						Immediately upon adoption	On hold		
√-NF	TO-2	LU-7.1.1.3 Revise Zoning Ordinances ... to allow limited neighborhood-serving commercial uses						Immediately upon adoption	No plan		
PG	H/TO-1	LU-7.1.2.1 Develop and adopt general and area-specific Design Guidelines for residential and commercial projects						Third year after adoption	Not yet		
	TO-3	LU-7.1.4.1: Develop Design Guidelines and Development Standards to be used by project applicants						Third year after adoption	Not yet		
	TO-4	LU-7.1.5.1: Develop Design Guidelines and Development Standards to be used by project applicants						Third year after adoption	Not yet		
	TO-5	LU-7.1.6.1: Develop an Environmental Checklist and Development Standards for use by project applicants						First year after adoption			

PC Priority	PC Category	General Plan Program	Resources			Important			GPIC Comments	Planning Staff Comments
			Required	(GPIC)		Timeline				
		LU-7.2.1.1: Develop and adopt ... Design Guidelines for residential and commercial projects					Third year after adoption			
PG	TO-6	LU-8.1.1.3: Change the zoning designation for 10 Olema (Mandarin Gardens)					First year after adoption	On hold		
	TO-7	LU-8.1.1.5: Change the zoning designation for School Street Plaza					First year after adoption	On hold		
	TO-8	H-2.1.1.2: Rezone 10 Olema, the old "Mandarin Gardens"					Completed in 2012(?)		Not complete	
	TO-9	H-2.1.4.2: Amend Town Code re employee housing					2014			
√-NF; PG	H/TO-2	H-2.1.5.1: Expand Conditional Use Categories for Group Homes								
√-NF; PG; LK	H/TO-3	H-2.1.6.1: Identify, Rezone, and Provide Appropriate Standards for Homeless shelters					2013			
√-NF; PG	H/TO-4	H-2.1.6.2: Revise the Town Code to allow Transitional and Supportive Housing					Amend zoning within 1 year			
√-NF; PG	H/TO-5	H-2.1.6.3: Modify Residential Care Facility Zoning					Amend zoning within 1 year			
√-NF; PG	H/TO-6	H-2.1.6.5: Amend Zoning to Allow Single-Room Occupancy Units					2014			
√-NF	H/TO-7	H-2.1.6.6: Amend Zoning to Allow Mobile Homes and Mobile Home Parks					2013-2014			
√-NF	H/TO-8						2013-2014			

PC Priority	PC Category	General Plan Program	Resources			Important			General Plan Timeline	GPIC Comments	Planning Staff Comments
			Required (GPIC)								
NF	TO-10	H-3.1.1.1: Rezone all CH zones to Central Commercial (CC)						Completed in 2012 (?)		Not complete	
	H/TO-9	H-4.1.1.1: Rezone School Street Plaza from Light Commercial (CL) to Planned District Development (PDD)						Completed in 2012 (?)		Not complete	
NF	TO-11	H-4.1.1.2: Revise the Town's Zoning Ordinance						Partially completed			
LK	T/H/TO-1	H-4.1.1.5: Review and Update Parking Standards						2014			
	H/TO-10	H-4.1.1.6: Amend the Planned Development District (PDD) Zone Standards						By 1/31/2015			
NF; PG	H/TO-11	H-4.2.1: Enact Density Bonus Zoning and Other Incentives						2013			
PG	TO-12	H-5.1.1.1: Prepare Recommendations and Guidelines						2013-2014 & ongoing			
LK	TO-13	TC-2.1.2.1: The height restriction defined by the Housing Element for the downtown area of 28.5 feet or two stories, whichever is less, applies to the Town Center Element						Ongoing	TCW		
CS	E/TO-1	OS-3.2.2.1: Update Fairfax Ordinance [re] development near ridgelines, and encourage the County to align the Marin County Ridgeline Ordinance						Every 5 years after approval	Not yet		

PC Priority	PC Category	General Plan Program	Resources		Required (GPIC)		Important		General Plan Timeline	GPIC Comments	Planning Staff Comments
	E/TO-1	CON-2.1.1.1: Change the zoning of areas near public transportation to allow mixed-use							Within 1 year	On hold	
	E/TO-2	CON-3.1.1.3: Modify the creek protection ordinance to apply to all watercourses, not just San Anselmo Creek and Fairfax Creek							Within 1 year	Not yet	
	E/TO-3	CON-4.1.1.3: Review, update, and expand Fairfax Town Code to achieve water reduction policies							Ongoing	n	
	E/TO-4	CON-4.1.1.4: Develop town ordinances to encourage development of gray-water systems							Within 1 year	No plan but some already in place (SFx FCAC also)	
	E/TO-5	CON-4.2.2.3: Modify existing ordinances to require no net increase in storm water runoff with new development and remodels							Within 1 year	No plan-model ordinance from Ross	
NF, LK	TO-14	CON-4.2.2.8: Update lot coverage definition to include driveways as part of calculation, and evaluate reduction in allowed lot coverage by ordinance to promote reduction in impervious surface with existing and new development							Within 1 year	Requires larger policy conversion	

PC Priority	PC Category	General Plan Program	Resources Required (GPC)		Important	General Plan		Planning Staff Comments
			Resources	Required (GPC)		Timeline	GPIC Comments	
	E/TO-6	CON-5.2.1.6: Create a Native Plant ordinance that promotes native vegetation				2011		
	E/TO-7	CON-5.2.1.7: Create or enhance ordinances to protect native trees and regeneration of native forests				Ongoing	n	
CS	HP/TO-1	CON-8.2.1.1: Establish an ordinance for protecting, maintaining, rehabilitating and enhancing historical and cultural resources				Ongoing	n	
	H/TO-10	S-1.1.6.4: Modify design requirements for hillside development ... require calculations based on saturated soils				2011-2012		
	N/TO-3	S-2.1.2.1: Update and enforce the Flood Ordinance for all development, redevelopment, or substantial improvement projects in the floodplain... N-3.1.2.1: Revise the Town Code to require noise analyses				Ongoing		
	E/TO-8		Huge		No	Ongoing (150709; this value needs to be confirmed with John Reed)		
Completed								

PC Priority	PC Category	General Plan Program	Resources Required (GPC)			Important	General Plan		Planning Staff Comments
			Resources	Required (GPC)	Important		Timeline	GPIC Comments	
	✓	LU-7.2.4.1: Approve business permits that do not impact neighborhood quality of life					Ongoing		Complete-Home Occupation License
	✓	LU-8.1.1.4: Change the zoning designation for 2626 SFD (Christ Lutheran Church)					1st year after adoption		Complete
	✓	LU-8.1.2.1: Establish a classification for second units with parking restrictions, accessible without use of an automobile					2nd year after adoption		Complete
	✓	LU-8.1.3.1: Develop sizing guidelines for residential Second Units					2nd year after adoption		Complete
	✓	H-2.1.1.1: Rezone the Lutheran Church property					Completed in 2012		Complete
	✓	H-6.1.2.1: Modify Second Unit Development Standards and Permit Process					2013-2014		Complete
	✓	H-6.1.2.2: Allow second units in new development					Ongoing		Complete
	✓	CON-1.1.3.1: Develop and adopt a green building ordinance					Within 1 year		Complete
	✓	CON-7.1.2.2: Enact a Green Building ordinance to reduce the amount of waste created by construction activities					Within 1 year		Complete

PC Priority	PC Category	General Plan Program	Resources Required (GPIC)			Important	General Plan			Planning Staff Comments
			GPIC	GPIC	GPIC		Timeline	GPIC	Comments	
	✓	S-3.1.5.1: Enforce provisions of the California Building and Fire Codes and municipal housing codes that require the installation of smoke detectors...					Ongoing			Complete (Residential Resale Inspection Reports)
	✓	S-3.1.5.2: Adopt and/or amend, as needed, updated versions of the California Building and Fire Codes...					Ongoing	Yes		Complete (2017 UBC)
	✓	S-3.1.5.3: Require that new homes or substantial remodels constructed in high fire hazard areas be constructed of fire-resistant building materials required by code...					Ongoing			
	✓	S-3.1.5.2: Adopt and/or amend, as needed, updated versions of the California Building and Fire Codes...					Ongoing			Requirement of RVFD
	✓	S-3.1.5.3: Require that new homes or substantial remodels constructed in high fire hazard areas be constructed of fire-resistant building materials required by code...					Ongoing			Requirement of RVFD
	✓	S-3.1.5.4: Require fire sprinklers in all new or substantially remodeled housing.					Ongoing			Requirement of RVFD

PC Priority	PC Category	General Plan Program			Resources (GPIC)			Important			General Plan Timeline	GPIC Comments	Planning Staff Comments
		General Plan Program	Resources (GPIC)	Important	Resources (GPIC)	Important	Resources (GPIC)	Important					
	✓	S-3.1.5.5-Require fire sprinklers in all mixed-used developments to protect residential uses from fires started in non-residential areas.								Ongoing		Requirement of RVFD	
Uncategorized													
		LU-1.1.1.1: Identify and pre-zone lands outside the Town's boundaries								Within 5 years (w/ LAFCO)		Not yet	
		LU-1.1.3.1: Identify, catalog and map public easements (PG)								With adoption of Circulation Element	Done needs updating		
		LU-5.1.2.1: Prepare a map indicating the extent and capacity of ... utilities in the Planning Area								2 years after adopting			
		LU-6.1.1.2: Pre-zone parcels deemed necessary to incorporate into the Town								Ongoing	Not yet		
		LU-6.1.3.1: Approval of development in pre-zoned areas outside the Town Limits shall require annexation											
		LU-7.1.1.1: Map and describe the Town Center Plan Area								2 years after adoption			
		C-2.2.2: Promote existing program of Town sharing cost of sidewalk repair/improvements with property owners								Immediately upon adoption	This summer (TCV)		
NF										3 years		Public Works	

PC Priority	PC Category	General Plan Program	Resources Required (GPC)		Important	General Plan		Planning Staff Comments
			GPIC	GPIC		Timeline	Comments	
NF; LK		C-2.5.3: Incorporate the needs of people with disabilities in planning				Ongoing		
		C-2.7.1: Inventory existing right of way easements as well as sites where existing connectivity is not secured				Ongoing		
		H-1.1.2.1: Establish Neighborhood Meeting Procedures				1 year from HE adoption or end of planning period		
		TC-3.1.1.1: The Town shall prepare and adopt the Town Center Plan				Ongoing		
PG/LK		TC-3.1.2.1: Planning staff shall prepare Development Standards and Design Guidelines for the Town Center Plan (LU-1 and LU-7)				Complete by 2012		
		TC-3.1.2.2: The Town shall review and approve the Development Standards and Design Guidelines for the Town Center Plan				2012		
PG/LK		OS-1.2.1.1: Create an inventory of undeveloped and underdeveloped land parcels				Within 6 months	Done (OS?)	
		OS-1.2.1.2: Notify the owners of all the parcels in the inventory				Ongoing		

PC Priority	PC Category	General Plan Program	Resources Required (GPIC)			Important	General Plan		Planning Staff Comments
			GPIC	GPIC	Timeline		GPIC	Comments	
		CON-2.1.1.2: Support efforts to locate major public facilities and events near the Town Center					Ongoing	Yes	
		CON-4.2.1.1: Inventory developed town parcels not within Ross Valley Sanitary District 2, identify closest available connection					Within 1 year	No plan (done?)	RVSD
		CON-4.2.1.2: Create incentives to integrate the parcels identified above into the operable sanitary network					Within 2 years	Not yet	RVSD & Public Works
NF; LK		CON-4.2.1.3: Create educational material and incentives to improve existing lateral pipe connections to the sanitary network					Within 2 years	MCSO ongoing	RVSD program exists
		S-3.1.3.8: Develop and enforce street signage and street address signage codes					Ongoing		Public Works/Police
		S-3.1.5.6: Compile a list of high-occupancy buildings deemed to be particularly susceptible to fire hazards, and determine an expeditious timeline for the fire-safety inspection and installation of fire safety improvements					2011-2012		RVFD

PC Priority	PC Category	General Plan Program	Resources Required (GPC)			Important	General Plan		Planning Staff Comments
			GPIC	Timeline	Comments		GPIC	Comments	
		S-3.1.5.7: Adopt an ordinance to require automatic gas shut-off valves for multi-unit soft-story structures							
		S-3.1.5.9: Review development proposals to ensure that they incorporate a fire department approved defensible space plan and conduct inspections...				2011		Public Works (?)	
						Ongoing	Yes	Review complete (?)/inspections require further review with RVFD	

*N-Natural disaster & safety preparedness, education & recovery; HP-Historic Preservation; E-Environment; T-Transportation; H-Housing; and TO-Town Ordinance

