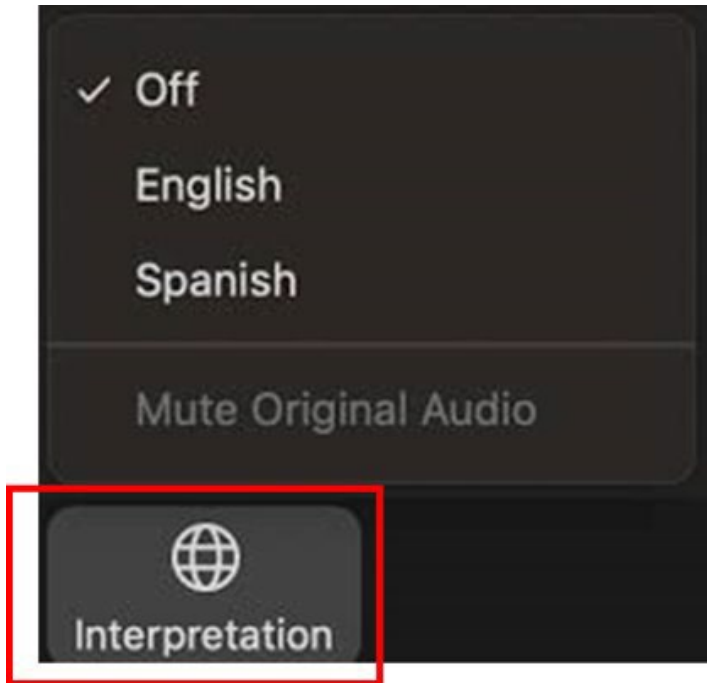


City of Fresno Southeast Development Area (SEDA) Specific Plan Program EIR

Public Scoping
Meeting
March 3, 2022

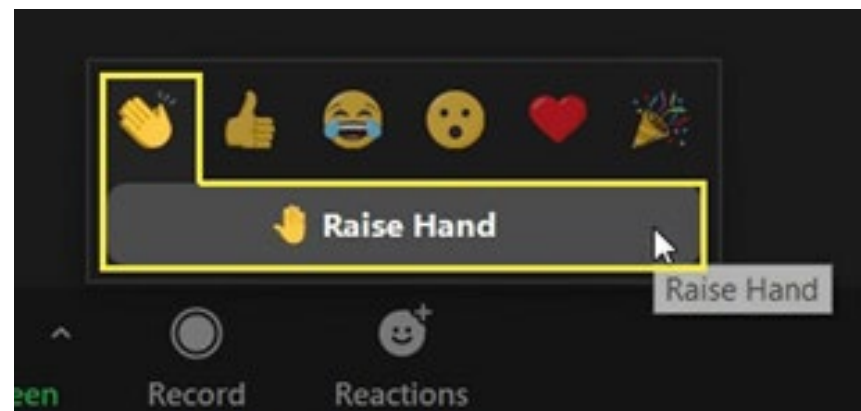
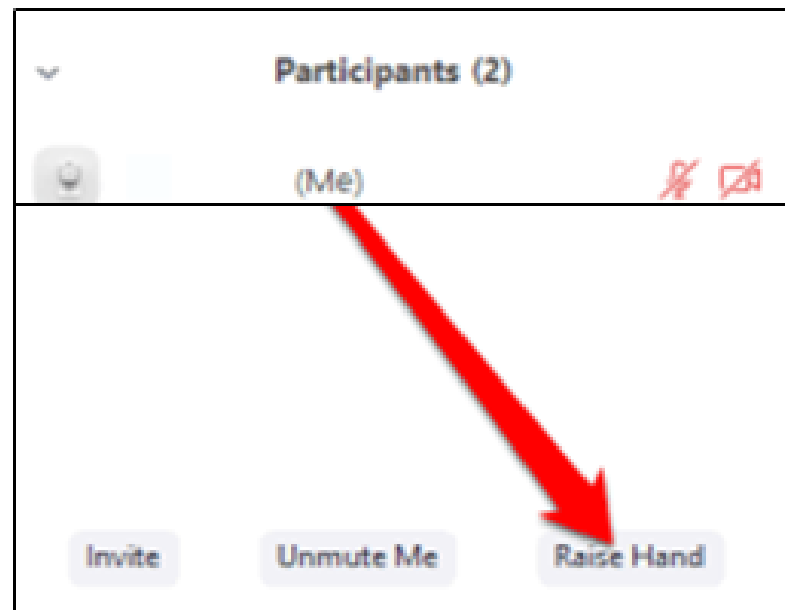
Welcome



- Translation services are available.
 - ALL participants should join a language channel in order to listen to and communicate with all participants.
1. Select the Interpretation Globe at the bottom of your screen
 2. Choose your preferred language

Using Zoom

- During public comment use the
- “Raise Hand” button
- or press *9 on your phone



City of Fresno SEDA Specific Plan

Scoping Meeting Agenda

- Introductions
- Project Overview
- Environmental Review Process
- Purpose of Meeting
- Public Comment

Introductions

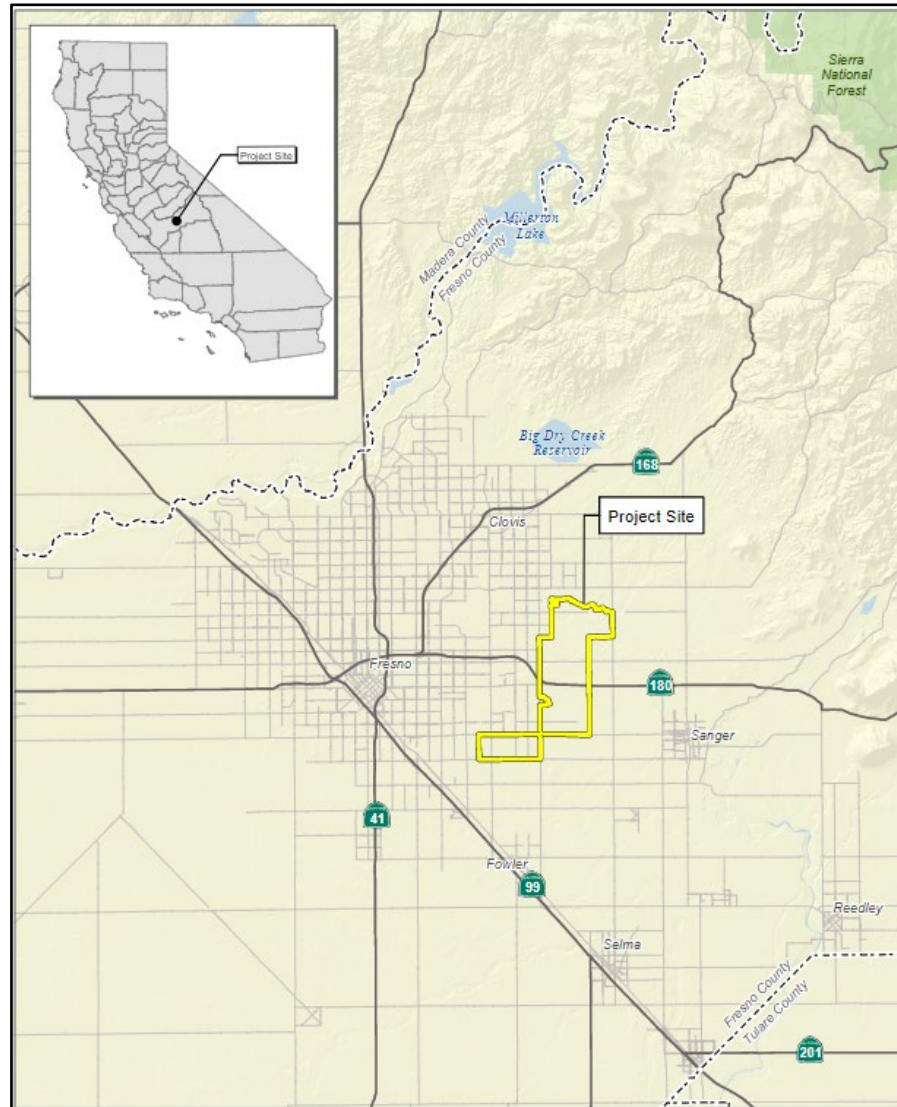
- City of Fresno (Lead Agency)
 - Jennifer Clark, Director
 - Sophia Pagoulatos, Planning Manager
 - Shawn Monk, Planner
- FirstCarbon Solutions (Program EIR)
 - Glenn Lajoie, Project Director
 - Phil Ault, Project Manager

Project Location

- SEDA Specific Plan Area – 9,000 acres
- Predominant existing use is agriculture



Regional Location Map



Project Background

- 2006 – SEGA approved for incorporation into the City and began preparing a Specific plan
 - 2008 – SEGA Specific Plan put on hold
 - 2014 – Concepts from SEGA planning process incorporated into adopted Fresno General Plan
- 2020 – SEDA Specific Plan planning process initiated
 - 2021 – SEDA Specific Plan updated
 - 2022 – SEDA Specific Plan Program EIR initiated

Fresno SEDA Specific Plan (Proposed Project)

- Provide for increased density & accelerate housing production throughout the Plan Area
- Offer flexibility through a multimodal transportation network and diverse housing types and affordability levels
- Accommodates 45,000 homes and 37,000 jobs by 2050

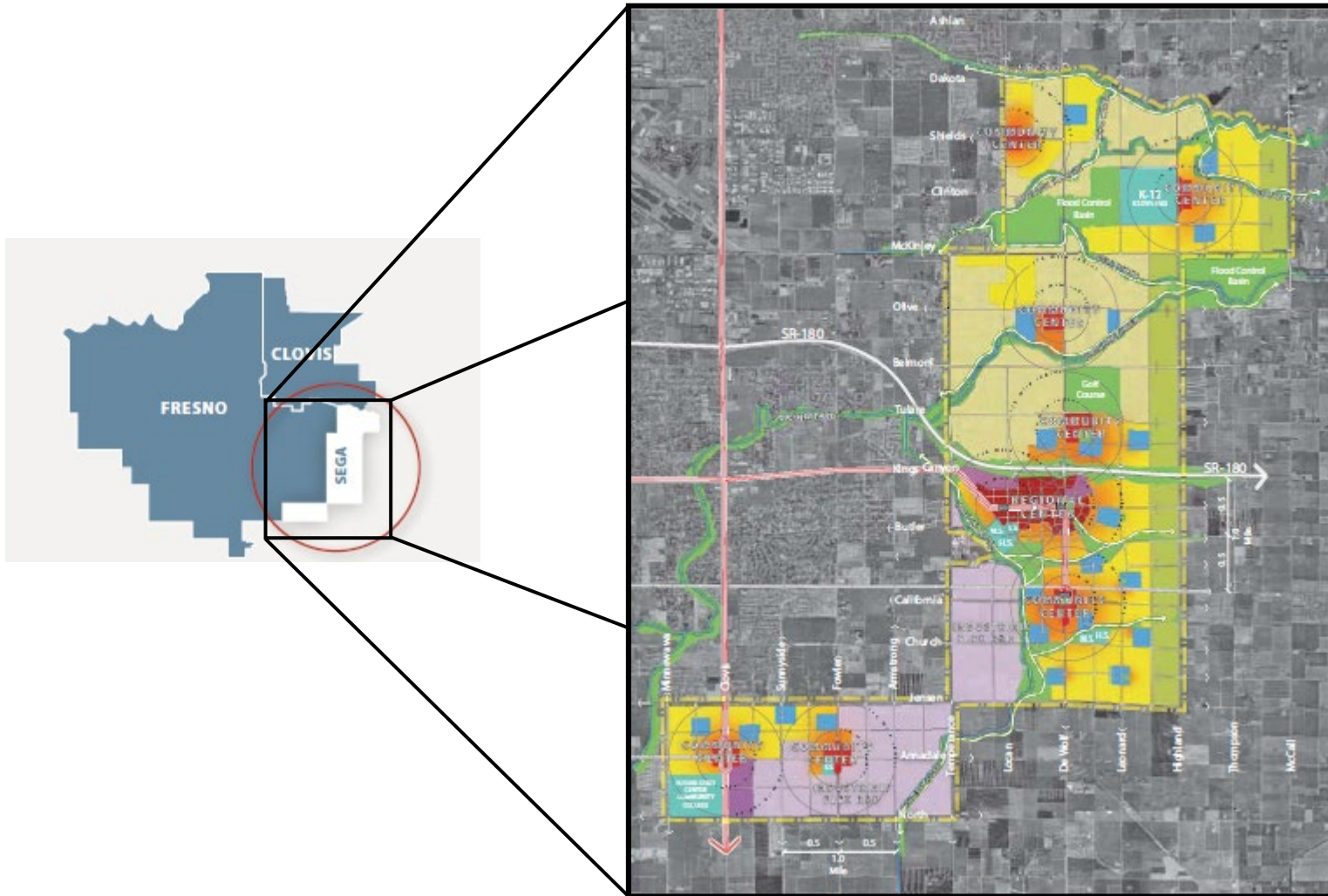


Fresno SEDA Specific Plan Components

- Vibrant Mixed-Use Town Centers
- Diverse Residential Districts
- Innovative Employment Districts
- Transportation Choices
- Open Spaces, Agriculture, and Green Infrastructure



SEDA Aerial Map



SEDA Proposed Land Use Map

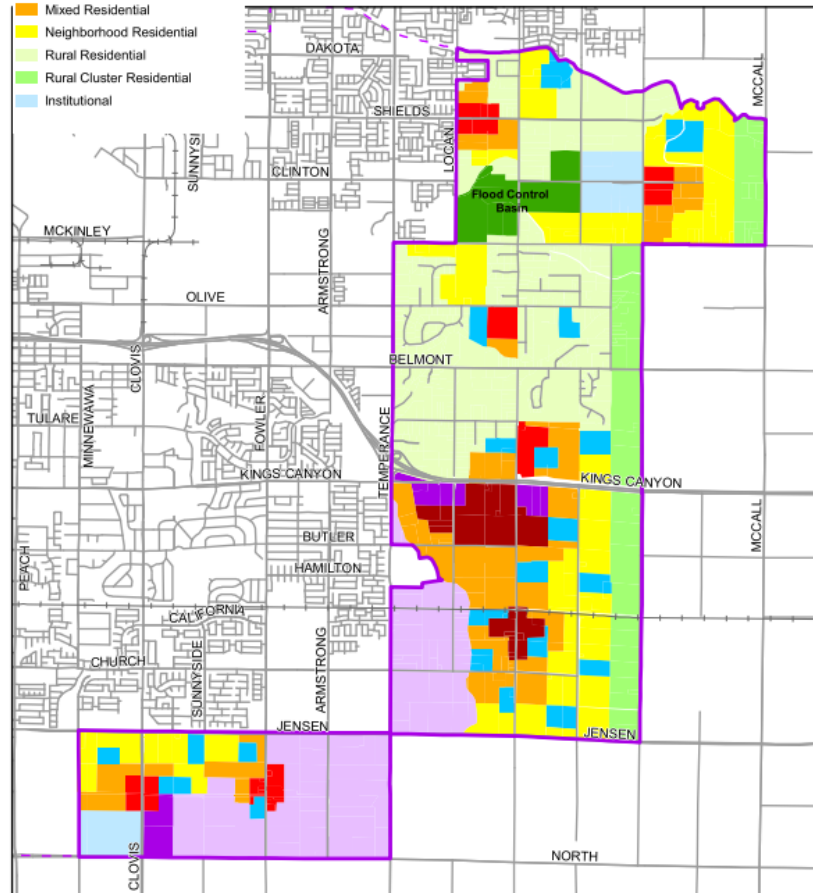
SEDA PROPOSED LAND USE

Legend

- Regional Center
- Community Center
- Neighborhood Center
- Office Center
- Flexible Research & Development
- Mixed Residential
- Neighborhood Residential
- Rural Residential
- Rural Cluster Residential
- Institutional

- Fresno Southeast Development Area
- Fresno Sphere of Influence
- Major & Local Roads

Source: City of Fresno, SEDA Illustrative Plan derived from community and stakeholder meetings.



SEDA Land Use Estimated Acreages

Land Use Designation	Proposed Plan Acres	Percentages
Mixed-Use Land Uses		
Regional Center	310	3.5%
Community Center	290	3.3%
Neighborhood Center	520	5.9%
Residential Land Uses		
Mixed Residential	1,090	12.4%
Neighborhood Residential	1,520	17.3%
Rural Residential	2,160	24.5%
Rural Cluster Residential	810	9.2%
Employment Land Uses & Other Land Uses		
Office Center	160	1.8%
Flexible Research & Development	1,380	15.7%
Institutional	280	3.2%
Flood Control Basin	280	3.2%
Total	8,799	100%

Environmental Review Process

- California Environmental Quality Act (CEQA) defines a Specific Plan as a “project”
- Purpose is to identify potential environmental impacts, and to avoid or mitigate those impacts, if feasible
- An Environmental Impact Report is the highest level of CEQA review and provides impartial evaluation of a project’s impacts
- City of Fresno is Lead Agency for CEQA

Environmental Review Timeline

- **Step 1:** Notice of Preparation, 30-day Comment Period (including Scoping Meeting), Comments due March 25, 2022
- **Step 2:** Release Draft Program EIR, 45-day Comment Period, Receive Comments, Public Hearing
- **Step 3:** Prepare Final Program EIR (Responses to Comments, Revisions to Draft Program EIR)
- **Step 4:** Public Hearing(s) to Certify Final Program EIR/ Approve SEDA Specific Plan (Proposed Project)

Environmental Review Topics

- Aesthetics
- Agricultural and Forestry Services
- Air Quality
- Biological Resources
- Cultural/Tribal Cultural Resources
- Energy
- Geology and Soils
- Greenhouse Gas Emissions
- Hazards and Hazardous Materials
- Hydrology and Water Quality
- Land Use and Planning
- Mineral Resources
- Noise
- Population and Housing
- Public Services
- Recreation
- Transportation
- Utilities and Service Systems
- Wildfire

Scoping Meeting

- Purpose of the Scoping Meeting is to allow the public to provide comment on the “scope and content” of the Program EIR
- Speakers are encouraged to also provide written comments
- No decisions are being made about the Fresno SEDA Specific Plan at this meeting
- Public comments can address scope and content of Program EIR, environmental issues to be addresses, and the range of alternatives to be evaluated

SEDA Specific Plan Next Steps

- Outreach: Spring 2022
- EIR Analysis: Spring/Summer 2022
- Plan Implementation Discussions:
Spring/Summer 2022

Public Comment

- The Notice of Preparation and the SEDA Specific Plan:
www.fresno.gov/SEDA
- Written comments: include your name, affiliation, telephone number, and contact information
- Submit to the address below by 5:00 p.m., Friday, March 25, 2022:

Jennifer Clark, Director, Planning and Development Department
c/o Shawn Monk, Planner, Planning and Development Department

2600 Fresno Street, Suite 3065

Fresno, CA 93721

Phone: 559.621.8166

Emails: Shawn.Monk@fresno.gov; SEDA@fresno.gov