

What is a General Plan?

The Fountain Valley General Plan is the **primary long-range policy and planning document guiding the city's physical development, conservation, and improvement.** Every city in California is required by state law to adopt a general plan containing goals and policies that expresses the community's vision of its future, improves public safety, and enhances access to and the use of available resources.

State mandated topics include: land use, circulation, housing, conservation, open space, noise, safety, climate adaptation and sustainability, and environmental justice. Optional topics include economic development, fiscal sustainability, community design, growth management, air quality, healthy communities, and governance. An environmental impact report (EIR) will also be prepared.

Why update the City's General Plan?

Since the City's last comprehensive update in 1995, many things have changed in Fountain Valley or its planning context. Rooted in the community's values and vision for the future, a General Plan Update represents an opportunity to address such changes while preserving and enhancing Fountain Valley's quality of life.

Examples of changes since 1995 include: ever increasing state mandates, ongoing and future fiscal challenges, demographic shifts, the expansion of the 405 freeway, and technological breakthroughs in communication and transportation.

However, the community's values regarding community, safety, education, and good governance haven't changed. This can be seen in the preservation and enhancement of the quality of residential neighborhoods, new and expanding businesses continuing to choose to invest in Fountain Valley, high levels of community participation, and the community's continued desire to protect its quality of life and expected levels of service by approving Measure HH.

Who uses the General Plan?

- **The City Council and Planning Commission** use the goals and policies of the general plan as a basis upon which to make both long-term and short-term decisions, determine long-term objectives, generate and evaluate budgets, plan capital improvements, and prioritize tasks.
- **City staff and all departments** will also reference the general plan when considering development applications, capital improvements, service programming, and departmental budgeting.
- **Individual residents, existing and prospective business owners, and the development community** can also seek guidance for preserving and enhancing the community through the general plan.
- **Other agencies, service providers, and community stakeholders** can refer to the general plan when evaluating existing and projecting future needs and services.

Get Involved and Stay Connected

 www.fountainvalley.org/413/General-Plan

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What is the project schedule?

The update to the Fountain Valley General Plan kicked off in late 2018 and is expected to be completed by 2021, with the effort conducted in five major phases:

- 1

2018/19
Existing Conditions

The City will gather information and conduct technical studies to evaluate current conditions compared to projected demands, and prepare a preliminary assessment of potential policy changes and necessary improvements.
- 2

2019
Values & Vision

The City will work with the community and other stakeholders to develop a set of values and citywide vision that will guide the preparation and future implementation of the 2040 Fountain Valley General Plan.
- 3

2019/20
Land Use Planning

Guided by the vision, values, and additional outreach, the City will evaluate a limited number of privately- and publicly-owned properties for potential change, with a focus on maximizing fiscal sustainability and compatibility with surrounding neighborhoods.
- 4

2020
General Plan & EIR Prep

Based on state law, technical analysis, and further public input, the City will refine and update its current General Plan goals and policies and evaluate the preferred citywide land use plan and circulation systems for potential environmental impacts.
- 5

2021
Adoption & Imp. Plan

The City will conduct a final round of public review for the draft General Plan and EIR before finalizing the documents for adoption by the City Council. The City will also prepare an Implementation Plan to bring about changes envisioned by the update effort.

How can I get involved?

The City designed the update process to include multiple opportunities and methods for the public to participate in each phase. See the list below for the various types of outreach to be conducted during the update process. Please take advantage of these many opportunities to learn, provide input, and help make Fountain Valley ready for the future.

- General Plan Advisory Committee meetings (6)
- Community workshops (2)
- Mobile workshops (6+)
- Property owner and stakeholder interviews
- Surveys
- Social media / e-blasts
- Planning Commission & City Council briefings & hearings
- Public review periods
- City website updates

Got questions? Want more information?

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