

MEMORANDUM

To: Sonoma County Land Use Audit Steering Meeting

From: Consultant Team

Subject: Decision Summary Steering Committee Meeting 11/5; EPS #12142

Date: December 9, 2002

At the last Steering Committee meeting, the memorandum "Summary of Steering Committee Interviews" was reviewed and discussed with the goal of prioritizing topics of research and analysis for the Land Use Audit and creating a lens through which the Work Program can proceed (see Work Program Addendum dated October 23, 2002). The interview summary was presented as an "undigested," non-prioritized list of issues, concerns, comments, and opinions raised during individual interviews. These issues and concerns were grouped for discussion purposes into eleven general topics: Urban (City) Growth Patterns; Environmental Quality & Trends; Rural Residential Growth; Ag/Urban Transition; Ag/Natural Resource Conflicts; Agricultural Viability; Tourism; Infrastructure & Capacity; Alternative Futures; Land Use Policies; Goals for the Land Use Audit.

After much discussion, the following was decided:

1. The technical work program should proceed through a lens that emphasizes three key topics for research and analysis:
 - Rural Growth in the unincorporated County
 - Residential
 - Commercial (includes visitor-serving uses)
 - Agricultural/Urban Edge & Transition
 - Infrastructure Provision & Capacity
2. Consideration also will be given to influences exerted by and/or affects on:
 - Environmental Quality & Natural Resources
 - Agricultural Viability
 - Urban Growth w/in City boundaries (i.e. city growth management influences County development patterns).
3. It was decided that the topic of conflicts between agricultural and natural resource areas is beyond the scope of the Land Use Audit.
4. The consultant team will follow the revised Work Program with emphasis on the key topics outlined above. As research and analysis on past and current conditions are completed, future scenarios will be selected for further examination and the Steering Committee will begin to formulate areas for collective policy action.