

CALIFORNIA INDIAN HERITAGE CENTER (CIHC) STATE PARK

GENERAL PLAN AND EIR

SUMMARY OF COMMENTS RECEIVED AT SCOPING MEETING

JANUARY 26, 2010

The following questions and answers are a summary of the discussion at the public scoping meeting following the project presentation. Comments received in writing on comment cards provided at the meeting have been summarized in a separate document.

Date Received	Comments
January 26, 2010	<ul style="list-style-type: none">• Since the last Indian Heritage Center master planning meetings, some City of West Sacramento projects have progressed and others have fallen away. Will there be an opportunity for the public to get a cumulative look at this project combined with other proposed projects within the City of West Sacramento?<ul style="list-style-type: none">○ <i>The cumulative section of the CIHC EIR will address this. The traffic study will also look at other projects within the area and the cumulative impacts.</i>• What does the term adjacent mean? Does it include the Bridge District?<ul style="list-style-type: none">○ <i>The area reviewed for cumulative effects depends on the impact issue being explored. The cumulative traffic section would likely include the Bridge District.</i>
January 26, 2010	<ul style="list-style-type: none">• The City's proposed new Streetcar plan was mentioned as mitigation for the project's traffic plan, even though the current plans do not extend to the CIHC site.<ul style="list-style-type: none">○ <i>The streetcar may have a role to play, but its inclusion will need to be studied and coordinated with the City's Streetcar planning team.</i>
January 26, 2010	<ul style="list-style-type: none">• If this project doesn't fit with the new City General Plan, then where are we?<ul style="list-style-type: none">○ <i>This project needs to blend well with the community. As a State Park, it is already identified in the Riverfront Master Plan.</i>
January 26, 2010	<ul style="list-style-type: none">• Has the volume/type of users been studied to determine the traffic impacts from this venue? In tandem with the Crocker expansion, etc?<ul style="list-style-type: none">○ <i>A market analysis was completed during the master plan process, and is being updated. This analysis is analyzing how many vehicles, walkers, hikers, bikers, etc. could be expected, along with vehicle trips. The circulation element of the General Plan will be based on the updated market analysis.</i>
January 26, 2010	<ul style="list-style-type: none">• Does the master plan/EIR include the Northgate site?<ul style="list-style-type: none">○ <i>The City of Sacramento is the lead agency for studies of properties related to the Northgate site along the Lower American River.</i>
January 26, 2010	<ul style="list-style-type: none">• Has an approximate building square footage and budget been established for the project?<ul style="list-style-type: none">○ <i>At full build out, building footage will be 125,000 square feet; estimated budget is \$150-200 million; for Phase 1 - Initial structure and site</i>

Date Received	Comments
	<i>rehabilitation – the budget is \$50 million</i>
January 26, 2010	<ul style="list-style-type: none"> • What kind of job impact will this project have on our community? • Could that information be made available to the advisory group (possibly for the General Plan advisory group)? • Community groups work with multi-cultural communities in West Sacramento to provide job assistance. Is there any advance information that could be published and translated so that multi cultural communities might be informed of future employment opportunities <ul style="list-style-type: none"> ○ <i>The EIR may address job growth as an impact. The Business Plan and Market Analysis will consider overall economic impact of the projects construction and operation.</i>
January 26, 2010	<ul style="list-style-type: none"> • Is it the intent to continue the River Walk into the project site? <ul style="list-style-type: none"> ○ <i>Yes, a continuous trail is planned.</i>
January 26, 2010	<ul style="list-style-type: none"> • Does the property have a height limitation for the buildings? <ul style="list-style-type: none"> ○ <i>Design guidelines are being prepared as a part of the General Plan.</i>
January 26, 2010	<ul style="list-style-type: none"> • The building site is all in the flood plain. How can a building be placed on that site and not be flooded? <ul style="list-style-type: none"> ○ <i>The building floor elevation will need to be a minimum of 1 foot above levee height.</i>
January 26, 2010	<ul style="list-style-type: none"> • The surrounding area is residential. Is the parking structure a part of the 125,000 square feet or is it offsite? <ul style="list-style-type: none"> ○ <i>Parking is in addition to the 125,000 facility. The Master Agreement between the City and the State outlines some stipulations for parking areas adjacent to neighborhoods.</i>
January 26, 2010	<ul style="list-style-type: none"> • Minimize impact to surrounding neighborhoods from parking structures. The City already has numerous guidelines regarding height and design. <ul style="list-style-type: none"> ○ <i>The Master Agreement requires that the project will develop design guidelines. The public will be able to comment as these are developed.</i>
January 26, 2010	<ul style="list-style-type: none"> • Will the next public meeting be a top down look at the project, or will there be elevation figures available when discussing alternatives? <ul style="list-style-type: none"> ○ <i>Topography and site layout plans for the alternatives will be prepared on a map/aerial view.</i>
January 26, 2010	<ul style="list-style-type: none"> • In the planning and design phase, is there an assumption regarding future acquisition of three private sites that could be incorporated? <ul style="list-style-type: none"> ○ <i>The project team will know more about the status of the private parcels by the time we reach impact analysis. The General Plan will refer to their potential uses.</i>
January 26, 2010	<ul style="list-style-type: none"> • If a property is acquired late in the process, do the General Plan and EIR have to go back and amend the process or start a new process? <ul style="list-style-type: none"> ○ <i>It depends on when the acquisition occurs. If the property is acquired prior to adoption of the General Plan, it can be incorporated. Once a General Plan is adopted, any significant changes that might affect property use would require a General Plan Amendment.</i>

Date Received	Comments
January 26, 2010	<ul style="list-style-type: none"> • When does City Council get a vote on this project? <ul style="list-style-type: none"> ○ <i>The City's responsibilities are spelled out in the Master Agreement between the City and the State.</i>
January 26, 2010	<ul style="list-style-type: none"> • Is it safe to say where the process is today is very close to where it was when it left off a year ago? <ul style="list-style-type: none"> ○ <i>Yes, this step is a continuation of the previous efforts.</i>
January 26, 2010	<ul style="list-style-type: none"> • What is the plan for the adjacent 3.2 acre property with the cherry orchard? <ul style="list-style-type: none"> ○ <i>The master plan proposes to retain it as open space.</i>
January 26, 2010	<ul style="list-style-type: none"> • Has a preferred circulation approach been established? <ul style="list-style-type: none"> ○ <i>Not yet. A traffic study will be conducted in support of the General Plan.</i>
January 26, 2010	<ul style="list-style-type: none"> • Does the community need to select only 1 alternative, or can a better alternative be created by taking pieces from various alternatives and combined into a new alternative? <ul style="list-style-type: none"> ○ <i>The next public meeting will present alternatives for site use developed by the planning team. Ultimately, a preferred alternative will may be developed by incorporating elements from the various alternatives will be identified. The preferred alternative will then be analyzed in detail in the Environmental Impact Report.</i>
January 26, 2010	<ul style="list-style-type: none"> • Is the master plan/GP/EIR set up to follow CEQA topic areas (e.g., hydrology, traffic, land use)? <ul style="list-style-type: none"> ○ <i>The EIR will look at the full range of environmental issues that are normally analyzed in an EIR. This is a requirement of CEQA.</i>
January 26, 2010	<ul style="list-style-type: none"> • Can the public talk to the community advisory group to get additional information? <ul style="list-style-type: none"> ○ <i>Yes, however the formal process to provide comments on the General Plan/EIR is to fill out comment cards at the meeting today or send a letter or email to the planning team. Contact information is available at this meeting and on the planning website.</i>
January 26, 2010	<ul style="list-style-type: none"> • Will comments emailed regarding CEQA concerns be included in the written record? <ul style="list-style-type: none"> ○ <i>Yes.(Please note that comments received in writing by regular mail or email have been summarized in a separate document)</i>
January 26, 2010	<ul style="list-style-type: none"> • Can small groups still meet with project members to discuss concerns? <ul style="list-style-type: none"> ○ <i>Yes, the project team will stay after the meeting to answer additional questions as necessary. As mentioned above, comments cards should be filled out and submitted to ensure that all comments and concerns are captured. Formal comments to be included in record should be sent to Petra Unger, Project Manager, AECOM, 2022 J Street, Sacramento, CA 95811 or emailed to petra.unger@aecom.com.</i>