

## AGENDA



### VALLEJO PLANNING COMMISSION REGULAR MEETING – 7:00 P.M. COUNCIL CHAMBERS

555 Santa Clara Street, Vallejo, California

Peggy Cohen-Thompson,  
Chair  
Jamar Stamps, Vice Chair  
Melissa Bowman  
Donald Douglass  
Eric Blind  
Wanda Madeiros  
Anthony Taylor

April 17, 2023

**NOTICE:** Members of the public will be able to participate in-person or remotely via Zoom. City Hall and the Council Chambers will be open to members of the public 30 minutes prior to the start of the meeting.

#### VIEW THE MEETING:

There are four different ways you can view this public meeting:

- In Person
- Watch Vallejo local channel 28
- Stream from the City website: [www.cityofvallejo.net/Streaming](http://www.cityofvallejo.net/Streaming)
- Join the Zoom webinar: <https://ZoomRegular.Cityofvallejo.net>

#### IMPORTANT NOTICE

This AGENDA contains a brief general description of each item to be considered. The posting of the recommended actions does not indicate what action may be taken. If comments come to the Planning Commission without prior notice for an item not listed on the AGENDA, no specific answers or responses should be expected at this meeting per State law.

Pursuant to Government Code Section 54954.3 of the Brown Act, members of the public shall be afforded the opportunity to speak on any agenda item of interest to them after being recognized by the presiding officer. Members of the public wishing to be so recognized are requested to submit a completed speaker card to the Secretary of the Planning Commission prior to the consideration of the item or raise their hand via ZOOM: (<https://ZoomRegular.Cityofvallejo.net>) or by phone: Dial (669) 900-6833. Enter Meeting ID: 914 0075 0676#. Press \* 9 to digitally raise your hand from the phone. For additional instructions on how to speak remotely during public comment, please visit [www.cityofvallejo.net/publiccomment](http://www.cityofvallejo.net/publiccomment). In person speakers will be recognized first.

This AGENDA contains a brief general description of each item to be considered. The posting of the recommended actions does not indicate what action may be taken. If comments come to the Planning Commission without prior notice and are not listed on the AGENDA, no specific answers or response should be expected at this meeting per State law.

**Notice of Availability of Public Records:** All public records relating to an open session item, which are not exempt from disclosure pursuant to the Public Records Act, that are distributed to a majority of the Planning Commission will be available on the City of Vallejo website at [www.cityofvallejo.net](http://www.cityofvallejo.net) subject to staff's ability to post the documents prior to the meeting.

**Disclosure Requirements:** Government Code Section 84308 (d) sets forth disclosure requirements which apply to persons who actively support or oppose projects in which they have a "financial interest", as that term is defined by the Political Reform Act of 1974. If you fall within that category, and if you (or your agent) have made a contribution of \$250 or more to any commissioner within the last twelve months to be used in a federal, state or local election, you must disclose the fact of that contribution in a statement to the Commission.

**Appeal Rights:** The applicant or any party adversely affected by the decision of the Planning Commission may, within ten days after the rendition of the decision of the Planning Commission, by filing a written appeal with the Director of Planning and Development Services. Such written appeal shall state the reason or reasons for the appeal and why the applicant believes he or she is adversely affected by the decision of the Planning Commission. Such appeal shall not be timely filed unless it is actually received by Director of Planning and Development Services or designee no later than the close of business on the tenth calendar day after the rendition of the decision of the Planning Commission. If such date falls on a weekend or City holiday, then the deadline shall be extended until the next regular business day.



The Council Chambers in City Hall is ADA compliant. Devices for the hearing impaired are available from the City Clerk. Requests for disability related modifications or accommodations, aids or services may be made by a person with a disability to the City Clerk's office no less than 72 hours prior to the meeting as required by Section 202 of the Americans with Disabilities Act of 1990 and the federal rules and regulations adopted in implementation thereof.

If you have any questions regarding any of the following agenda items, please call the assigned planner or project manager at (707) 648-4326.

**1. CALL TO ORDER**

**2. PLEDGE OF ALLEGIANCE**

**3. ROLL CALL**

**4. CONSENT CALENDAR AND APPROVAL OF AGENDA**

*Upon motion of any Commissioner, all items placed upon the consent calendar may be acted upon collectively, and each shall be deemed to have received the action recommended by the Secretary or City Attorney; except that if any Commissioner objects to the placement of an item on the consent calendar, or if any member of the public wishes to address the Commission on any such item, the item shall be removed from the consent calendar and shall be heard and acted upon in its proper place on the agenda as designated by the Presiding Officer.*

*After making changes in the agenda, if any, as permitted under these rules of order and procedure, the Commission shall approve the agenda which shall constitute the agenda of business to be considered at the meeting. The motion offered to approve the agenda shall include the adoption of the consent calendar.*

**A. APPROVAL OF AGENDA**

**B. OTHER CONSENT ITEMS -None**

**5. REPORT OF THE CITY COUNCIL LIAISON**

*The City Council Liaison may, from time to time, wish to make announcements and report on items of activity that may be of interest to the Commission and the general public.*

**6. COMMUNITY FORUM**

*The Presiding Officer shall announce that members of the public have the opportunity to directly address the Commission on items of interest to the public that are within the subject matter jurisdiction of the Commission and not on the current agenda. Up to fifteen (15) minutes shall be set aside for the community forum and each speaker shall be allocated up to three (3) minutes, unless time is extended by the Presiding Officer with the Commission's consent. Items of business listed on the agenda shall not be further discussed under the community forum. Anyone desiring to address the Commission may indicate such interest in one of the two ways listed below:*

*1. Any interested members of the public desiring to communicate with the Planning Commission for this item may approach the podium to speak when the Presiding Officer opens the Community Forum and indicate that they would like to do so.*

*2. Any interested members of the public desiring to communicate with the Planning Commission for this item may do so via ZOOM:(<https://ZoomRegular.Cityofvallejo.net> ), or by phone: Dial (669) 900-6833. Enter Meeting ID: 914 0075 0676#. Press \* 9 to digitally raise your hand from the phone. For additional instructions on how to speak remotely during public comment, please visit, [www.cityofvallejo.net/publiccomment](http://www.cityofvallejo.net/publiccomment). Please know that in-person speakers will be recognized first.*

**7. PUBLIC HEARING - None**

**8. ACTION ITEMS**

**A. General Plan Conformance Review for Fiscal Year 2023-2024 Capital Improvement Program**

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**10. WRITTEN COMMUNICATIONS**

*Written communications from the public will be received and filed. Written communications regarding items on the agenda will be noted at the time the item is considered.*

**11. REGULAR REPORTS**

**A. SECRETARY'S REPORT**

*The Secretary may, from time to time, report on items that may be of interest to the Commission and general public.*

**B. CITY ATTORNEY'S REPORT**

*The City Attorney may, from time to time, report on items that may be of interest to the Commission and general public.*

**C. REPORT OF THE PRESIDING OFFICER AND MEMBERS OF THE PLANNING COMMISSION**

*The Presiding Officer and any Commissioner may, from time to time, wish to make certain announcements, request information from staff, and to report on items of activity that may be of interest to the Commission and the general public.*

**D. REPORT OF THE SUBCOMMITTEES**

**12. OTHER AGENDA ITEMS**

**A. Discussion of Future Agenda Items**

- a. Phase 2 Zoning Code Updates
- b. Housing, Safety and Environmental Justice Elements
- c. Overview of new State housing laws

**13. ADJOURNMENT**

I, Jasmine Thibaux, Planning & Development Services Executive Secretary, do hereby certify that I have caused a true copy of the above notice and agenda to be delivered to each of the members of the Vallejo Planning Commission, at the time and in the manner prescribed by law and that this agenda was posted at City Hall, 555 Santa Clara Street, CA at 5:00 p.m. Wednesday, March 1, 2023.

*Jasmine Thibaux*

Dated: April 10, 2023

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Jasmine Thibaux



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**DATE:** April 17, 2023  
**TO:** Planning Commission  
**FROM:** Melissa L. Tigbao, Public Works Director  
**SUBJECT: GENERAL PLAN CONFORMANCE REVIEW FOR FISCAL YEAR 2023-2024 CAPITAL IMPROVEMENT PROGRAM**

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### **RECOMMENDATION**

After a public meeting, adopt Resolution 23-XX finding that the proposed Fiscal Year (FY) 2023-2024 Capital Improvement Program conforms with the City of Vallejo's General Plan 2040.

### **REASONS FOR RECOMMENDATION**

The City's Capital Improvement Program (CIP) is an important planning tool that identifies infrastructure and other public facility projects, cost, funding mechanisms, and priorities for execution. The CIP is adopted for a five-year period and updated annually to show unspent funds for projects not yet completed and to add a new year to the cycle. It also reflects any changes in the priorities for projects that have not yet started. Each year, pursuant to California Government Code Section 65401, the Planning Commission must review the "ensuing fiscal year" of the CIP for conformance with the City's General Plan and convey its findings to the City Council. The Commission's review is limited to General Plan conformance and does not include recommendations on the projects (except as related to General Plan conformance), priorities or budget projections of the CIP. Following this hearing, the City Council will conduct its own hearing and make a determination as to final adoption of the revised FY23-24 CIP.

### **BACKGROUND AND DISCUSSION**

Capital improvements are those individual construction projects and purchases of land, equipment, and contract services that cost more than \$50,000. Capital improvement planning is one of the main ways communities implement the General Plan. CIP funding priorities reflect community values, needs, desired services and projects and resources to accomplish them.

The objectives of the CIP are as follows:

- To provide increased planning and coordination of CIP projects.
- To relate the planning of CIP projects more effectively to general City goals and fiscal capability.
- To assist City staff in projecting impacts on future workload requirements, department programs and the City's operating budget.
- To ensure conformance of the capital projects with the City's General Plan.
- To allocate resources to the City's highest priority projects.
- To identify funding shortfalls and develop funding strategies.

The CIP forecasts the City's proposed major projects over the next five years. The first year of the CIP includes those projects proposed for funding within the City of Vallejo's FY 2023-24 budget. The capital needs for the City exceed the amount of available (and anticipated) revenue, therefore, the CIP includes both funded and unfunded projects to capture the full needs of the City and enable the City Council to prioritize the projects. Pursuant to California Government Code Section 66002(a), the CIP includes the location, size, time of availability, and estimated costs for all improvements.

On August 29, 2017, the City Council adopted General Plan 2040, a comprehensive statement of the City's land use policies for the next 25 years. The Planning Commission's task relative to the CIP is to review the first year of the CIP and determine whether it conforms with the General Plan. Staff has provided the following documents to aid the Commission in this task:

- A resolution finding that the proposed FY 2023-24 CIP conforms with the General Plan (Attachment 1).
- A list of the FY 2023-24 CIP projects for Public Works & Water Department with projected costs (Attached 2).
- A General Plan "conformance matrix: which identifies applicable General Plan policies for each new project in the FY 2023-24 CIP (Attachment 3).
- The full text of the General Plan policies listed in Attachment 3 (Attachment 4).

### **CONFORMANCE WITH THE GENERAL PLAN**

Staff has conducted an audit of General Plan policies and has prepared the attached matrix (Attachment 3) to document how each proposed new capital improvement project conforms with the City's General Plan. In general, each CIP item implements a program or policy in the General Plan, which are identified by policy number and description for reference in the attached matrix.

The General Plan has a time frame spanning the next 17 years; however, the City Council prioritizes and allocates limited resources every year. Not all General Plan goals or plans may be funded during each year of the CIP. The City Council ultimately decides spending priorities and determines if they are in harmony with the General Plan. Consequently, the proposed CIP does not spread City capital funding equally among all plan areas but must prioritize funding based on the City Council's assessment of community needs and priorities. While a five-year future cost is forecast, the Council adopts fund allocations for a single-year CIP, so future years are not shown on the attached matrix.

There can sometimes be a concern that the amount budgeted for capital projects may not be adequate to support projected community growth. Conversely, another concern is that capital improvements might facilitate growth that exceeds planned levels, leading to development that is disorderly or adversely impacts the environment. Staff has reviewed the proposed CIP and finds no evidence that it will preclude the City from accommodating the growth envisioned in the General Plan or cause any growth-management thresholds to be exceeded.

### **FISCAL IMPACT**

The projects identified in the CIP are funded through a variety of mechanisms including grants, fees, gas tax, etc. Each project in the CIP document identifies the funding source(s) for that project to be allocated over the course of the five-year planning period. The City Council will authorize specific funding sources and amounts as part of the budget process, or at the time of individual project approval.

### **ENVIRONMENTAL REVIEW**

This action is exempt from the California Environmental Quality Act (CEQA) because it is not a project which has a potential for resulting in either a direct physical change in the environment, or a reasonably foreseeable indirect physical change in the environment, pursuant to CEQA Guideline Section 15378, therefore no further review is required. CEQA review is conducted for individual projects at the time of project approval.

### **ATTACHMENTS**

|    |                                                                       |
|----|-----------------------------------------------------------------------|
| 1. | Resolution 23-XX                                                      |
| 2. | FY 2023-2024 CIP PW & Water Department Project Appropriations List    |
| 3. | FY 2023-2024 General Plan – CIP Conformance Matrix                    |
| 4. | Text of General Plan Policies Applicable to FY 2023-2024 CIP Projects |

### **CONTACT**

Margaret Kavanaugh-Lynch, Planning Manager (707) 648-8604  
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Melissa L. Tigbao, Public Works Director (707) 648-4316  
[melissa.tigbao@cityofvallejo.net](mailto:melissa.tigbao@cityofvallejo.net)

Beth Schoenberger, Water Director (707) 648-4307  
[beth.schoenberger@cityofvallejo.net](mailto:beth.schoenberger@cityofvallejo.net)

Approved as to form:

By:  for  
Veronica A.F. Nebb  
City Attorney

**RESOLUTION NO. 23-\_\_\_\_\_N.C.**

**A RESOLUTION AUTHORIZING PREPARATION OF THE ENGINEER'S REPORT FOR THE  
HIDDENBROOKE MAINTENANCE DISTRICT FOR FISCAL YEAR 2023-24**

**WHEREAS**, the City Council, by previous resolutions, formed and levied annual assessments for the Hiddenbrooke Landscape Maintenance District (hereafter referred to as the "District"), pursuant to the provisions of California Constitution Article XIID and the Landscaping and Lighting Act of 1972 (the "Act") at California Streets and Highways Code Sections 22500 *et seq.*; and

**WHEREAS**, the City Council proposes to continue the specified District for the fiscal year commencing July 1, 2023, and ending June 30, 2024; and

**WHEREAS**, the Act at sections 22620–22631 provides for the levy of annual assessments within the District after its formation.

**NOW, THEREFORE, BE IT RESOLVED** by the City Council that within the District the existing and proposed improvements, and any substantial changes proposed to be made to the existing improvements, are generally described as follows:

The installation, maintenance and servicing of public facilities, including but not limited to, street lights, public lighting facilities, landscaping, sprinkler systems, statuary, fountains, other ornamental structures and facilities, landscape corridors, ground cover, shrubs and trees, street frontages, drainage systems, fencing, entry monuments, graffiti removal and repainting, and labor, materials, supplies, utilities, equipment, and incidental expenses as applicable, for property owned or maintained by the City of Vallejo.

**NOW, THEREFORE, BE IT FURTHER RESOLVED** that SCI Consulting Group is hereby designated as the Engineer of Work for purposes of these proceedings and is hereby ordered to prepare an Engineer's Report in accordance with Sections 22565 through 22574 of the Act and article XIID of the California Constitution. Upon completion, the Engineer shall file the Engineer's Report with the City Clerk for submission to the City Council.

Adopted by the City Council of the City of Vallejo at a regular meeting held on April 11, 2023, with the following vote:

AYES:

NOES:

ABSENT:

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ROBERT H. McCONNEL, MAYOR

ATTEST:

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DAWN G. ABRAHAMSON, CITY CLERK

## FY23-24 CIP Appropriations by Funding Source

| Existing<br>or New<br>Project                                                             | Fund No. | Fund Name                                         | Project # | Project Name                                                                           | FY23-24<br>Appropriation |
|-------------------------------------------------------------------------------------------|----------|---------------------------------------------------|-----------|----------------------------------------------------------------------------------------|--------------------------|
| <b>Fund 177</b>                                                                           |          |                                                   |           |                                                                                        |                          |
| Exist                                                                                     | 177      | Landscape Maintenance District Bordon Ranch       | PWL005    | Highlands Park Vault Repair                                                            | \$ (48,469)              |
| <b>Fund 177 TOTAL (Returning funds back to LMD Fund 177 Reserves and closing project)</b> |          |                                                   |           |                                                                                        | <b>\$ (48,469)</b>       |
| <b>Fund 185</b>                                                                           |          |                                                   |           |                                                                                        |                          |
| New                                                                                       | 185      | Landscape Maintenance District Glen Cove III      | PWL007    | Glen Cove Parkway Phase 2                                                              | \$ 1,600,000             |
| <b>Fund 185 TOTAL</b>                                                                     |          |                                                   |           |                                                                                        | <b>\$ 1,600,000</b>      |
| <b>Fund 201</b>                                                                           |          |                                                   |           |                                                                                        |                          |
| Exist                                                                                     | 201      | Capital Outlay                                    | PWC109    | Streets / Pavement Maintenance and Rehabilitation                                      | \$ 665,000               |
| Exist                                                                                     | 201      | Capital Outlay                                    | PWC111    | Public Building Repairs                                                                | \$ 1,000,000             |
| Exist                                                                                     | 201      | Capital Outlay                                    | PWC113    | Manual on Uniform Traffic Control Devices (MUTCD) Street Sign Upgrades                 | \$ 100,000               |
| New                                                                                       | 201      | Capital Outlay                                    | PWC114    | Solar Street Lights                                                                    | \$ 170,000               |
| Exist                                                                                     | 201      | Capital Outlay                                    | PW9415    | America Disabilities Act (ADA) Sidewalk Shaving                                        | \$ 65,000                |
| <b>Fund 201 TOTAL</b>                                                                     |          |                                                   |           |                                                                                        | <b>\$ 2,000,000</b>      |
| <b>Fund 201</b>                                                                           |          |                                                   |           |                                                                                        |                          |
| New                                                                                       | 201      | Glen Cove Bond                                    | PWL008    | Old Glen Cove Trail                                                                    | \$ 135,000               |
| <b>Fund 201 TOTAL --from existing funding in PW9787</b>                                   |          |                                                   |           |                                                                                        | <b>\$ 135,000</b>        |
| <b>Fund 211</b>                                                                           |          |                                                   |           |                                                                                        |                          |
| New                                                                                       | 211      | Hiddenbrooke / S.V. Overpass                      | PW9446    | Hiddenbrooke Overpass Improvement Project                                              | \$ 1,200,000             |
| <b>Fund 211 subtotal</b>                                                                  |          |                                                   |           |                                                                                        | <b>\$ 1,200,000</b>      |
| <b>Fund 219</b>                                                                           |          |                                                   |           |                                                                                        |                          |
| Exist                                                                                     | 219      | Gas Sec 2103 / Highway Users Tax Act (HUTA)       | PWC109    | Streets / Pavement Maintenance and Rehabilitation                                      | \$ 1,400,000             |
| <b>Fund 219 subtotal</b>                                                                  |          |                                                   |           |                                                                                        | <b>\$ 1,400,000</b>      |
| <b>Fund 221</b>                                                                           |          |                                                   |           |                                                                                        |                          |
| Exist                                                                                     | 221      | Grant / Reimbursements                            | PW9728    | Sacramento Street Road Diet Phase 2 Transportation Development Act - Article 3 (TDA-3) | \$ 75,000                |
| Exist                                                                                     | 221      | Grant / Reimbursements                            | PW9728    | Sacramento Street Road Diet Phase 2 One Bay Area Government (OBAG)                     | \$ 850,000               |
| <b>Fund 221 subtotal</b>                                                                  |          |                                                   |           |                                                                                        | <b>\$ 925,000</b>        |
| <b>Fund 226</b>                                                                           |          |                                                   |           |                                                                                        |                          |
| Exist                                                                                     | 226      | Road Maint Rehab Act (RMRA) / Senate Bill 1 (SB1) | PWC109    | Streets/Pavement Maintenance and Rehabilitation                                        | \$ 300,000               |
| Exist                                                                                     | 226      | Road Maint Rehab Act (RMRA) / Senate Bill 1 (SB1) | PW9703    | Springs Road Pavement Rehabilitation                                                   | \$ 500,000               |
| Exist                                                                                     | 226      | Road Maint Rehab Act (RMRA) / Senate Bill 1 (SB1) | PW9708    | Springs Road Road Diet w/RRFBs project                                                 | \$ 220,000               |
| Exist                                                                                     | 226      | Road Maint Rehab Act (RMRA) / Senate Bill 1 (SB1) | PW9736    | Highway Safety Improvement Program (HSIP) Six Intersection Improvements                | \$ 280,000               |
| Exist                                                                                     | 226      | Road Maint Rehab Act (RMRA) / Senate Bill 1 (SB1) | PW9728    | Sacramento Street Road Diet Phase 2 Local Match                                        | \$ 50,000                |
| Exist                                                                                     | 226      | Road Maint Rehab Act (RMRA) / Senate Bill 1 (SB1) | PW9731    | Redwood Street Road Diet                                                               | \$ 730,000               |

## FY23-24 CIP Appropriations by Funding Source

| Existing<br>or New<br>Project | Fund No. | Fund Name                                            | Project # | Project Name                                                                       | FY23-24<br>Appropriation |
|-------------------------------|----------|------------------------------------------------------|-----------|------------------------------------------------------------------------------------|--------------------------|
| Exist                         | 226      | Road Maint Rehab Act (RMRA) /<br>Senate Bill 1 (SB1) | PW9735    | Highway Safety Improvement Program (HSIP) Five<br>Pedestrian Crossing Improvements | \$ 250,000               |
| Exist                         | 226      | Road Maint Rehab Act (RMRA) /<br>Senate Bill 1 (SB1) | PW9802    | Bay / Vine Trail Gap Closure                                                       | \$ 1,000,000             |
| <b>Fund 226 subtotal</b>      |          |                                                      |           |                                                                                    | <b>\$ 3,330,000</b>      |
|                               |          |                                                      |           |                                                                                    |                          |
| <b>Fund 404</b>               |          |                                                      |           |                                                                                    |                          |
| Exist                         | 404      | City Water Systems                                   | WT7013    | Water Facilities Access Road Improvement                                           | \$ 25,000                |
| Exist                         | 404      | City Water Systems                                   | WT7054    | Distribution Facilities Security                                                   | \$ 25,000                |
| Exist                         | 404      | City Water Systems                                   | WT7065    | Cordelia Unit No. 3 Emergency                                                      | \$ 500,000               |
| Exist                         | 404      | City Water Systems                                   | WT7068    | Fleming Hill Filter Media Replacement                                              | \$ 5,500,000             |
| Exist                         | 404      | City Water Systems                                   | WT7074    | Grid Pump Conversion Project                                                       | \$ 1,800,000             |
| Exist                         | 404      | City Water Systems                                   | WT7086    | Distribution System Supervisory Control And Data<br>Acquisition (SCADA) Renovation | \$ 1,800,000             |
| Exist                         | 404      | City Water Systems                                   | WT7097    | Swing Check Valve Replacment                                                       | \$ 50,000                |
| Exist                         | 404      | City Water Systems                                   | WT7098    | Meter Replacement Project                                                          | \$ 3,100,000             |
| Exist                         | 404      | City Water Systems                                   | WT7099    | Skyview Tank Repair Project                                                        | \$ 8,800,000             |
| Exist                         | 404      | City Water Systems                                   | WT7107    | Mare Island Tank Improvements                                                      | \$ 50,000                |
| Exist                         | 404      | City Water Systems                                   | WT7108    | New Capitol Zone Pump Station                                                      | \$ 300,000               |
| Exist                         | 404      | City Water Systems                                   | WT7110    | Pump Station Equipment Renovation                                                  | \$ 400,000               |
| Exist                         | 404      | City Water Systems                                   | WT7112    | Jameson Pump #7 Variable Frequency Drive                                           | \$ 70,000                |
| Exist                         | 404      | City Water Systems                                   | WT7113    | Portable Emergency Generators                                                      | \$ 120,000               |
| Exist                         | 404      | City Water Systems                                   | WT7115    | Mare Island Booster Pump Station                                                   | \$ 75,000                |
| Exist                         | 404      | City Water Systems                                   | WT7118    | Water Main Replacement FY21-22                                                     | \$ 500,000               |
| Exist                         | 404      | City Water Systems                                   | WT7119    | Water Main Replacement FY22-23                                                     | \$ 800,000               |
| Exist                         | 404      | City Water Systems                                   | WT7120    | Advanced Meter Infrastructure                                                      | \$ 3,800,000             |
| Exist                         | 404      | City Water Systems                                   | WT7121    | Fleming Hill, Pump Stations & Substation Electrical                                | \$ 800,000               |
| Exist                         | 404      | City Water Systems                                   | WT7123    | Clearwell Repairs Fleming Hill                                                     | \$ 250,000               |
| Exist                         | 404      | City Water Systems                                   | WT7126    | Water Main Replacement FY23-24                                                     | \$ 4,000,000             |
| Exist                         | 404      | City Water Systems                                   | WT7127    | Cache Main & Pump Station Rehab                                                    | \$ 300,000               |
| Exist                         | 404      | City Water Systems                                   | WT7129    | Water Main Installation under Highway 80 at Coach<br>and Turner                    | \$ 25,000                |
| Exist                         | 404      | City Water Systems                                   | WT7130    | Summit Reservoir Rehabilitation                                                    | \$ 50,000                |
| Exist                         | 404      | City Water Systems                                   | WT7131    | Water Main Replacement FY24-25                                                     | \$ 350,000               |
| Exist                         | 404      | City Water Systems                                   | WT7132    | Water Main Replacement FY25-26                                                     | \$ 10,000                |
| Exist                         | 404      | City Water Systems                                   | WT7133    | Water Main Replacement FY26-27                                                     | \$ 10,000                |
| Exist                         | 404      | City Water Systems                                   | WT7135    | McGary - Cache Main Rehabilitation & Replacement                                   | \$ 250,000               |
| New                           | 404      | City Water Systems                                   | WT7141    | Swanzy Reservoir Improvements (NEW)                                                | \$ 150,000               |
| New                           | 404      | City Water Systems                                   | WT7142    | Fleming Hill Pipe and Pump Replacement Project<br>(NEW)                            | \$ 500,000               |
| New                           | 404      | City Water Systems                                   | WT7143    | Fleming Hill Storage and Office Upgrades (NEW)                                     | \$ 250,000               |
| New                           | 404      | City Water Systems                                   | WT7144    | Cordelia Pump Station Upgrade (NEW)                                                | \$ 350,000               |
| New                           | 404      | City Water Systems                                   | WT7145    | Terminal Reservoir Pump Station Improvements<br>(NEW)                              | \$ 1,800,000             |
| <b>Fund 404 subtotal</b>      |          |                                                      |           |                                                                                    | <b>\$ 36,810,000</b>     |
|                               |          |                                                      |           |                                                                                    |                          |
| <b>Fund 411</b>               |          |                                                      |           |                                                                                    |                          |
| Exist                         | 411      | Lake Water Systems                                   | WT7031    | Lakes Facilities Renovations                                                       | \$ 200,000               |
| Exist                         | 411      | Lake Water Systems                                   | WT7047    | Water Master Plan Update                                                           | \$ 25,000                |
| Exist                         | 411      | Lake Water Systems                                   | WT7054    | Distribution Facilities Security                                                   | \$ 20,000                |
| Exist                         | 411      | Lake Water Systems                                   | WT7086    | Distribution System Supervisory Control And Data<br>Acquisition (SCADA) Renovation | \$ 100,000               |
| Exist                         | 411      | Lake Water Systems                                   | WT7089    | Distribution Sampling Stations                                                     | \$ 40,000                |
| Exist                         | 411      | Lake Water Systems                                   | WT7098    | Meter Replacement Project                                                          | \$ 150,000               |
| Exist                         | 411      | Lake Water Systems                                   | WT7110    | Pump Station Equipment Renovations                                                 | \$ 300,000               |
| Exist                         | 411      | Lake Water Systems                                   | WT7113    | Portable Emergency Generators                                                      | \$ 50,000                |

FY23-24 CIP Appropriations by Funding Source

| Existing<br>or New<br>Project | Fund No. | Fund Name          | Project # | Project Name                                          | FY23-24<br>Appppropriation |
|-------------------------------|----------|--------------------|-----------|-------------------------------------------------------|----------------------------|
| Exist                         | 411      | Lake Water Systems | WT7117    | Gordon Valley Water Main Rehabilitation / Replacement | \$ 1,500,000               |
| Exist                         | 411      | Lake Water Systems | WT7120    | Advanced Meter Infrastructure                         | \$ 200,000                 |
| Exist                         | 411      | Lake Water Systems | WT7128    | Lake Water System Auxiliary Pump Supply               | \$ 200,000                 |
| Exist                         | 411      | Lake Water System  | WT7134    | Lake Water System Master Plan                         | \$ 20,000                  |
| Exist                         | 411      | Lake Water System  | WT7136    | Green Valley Line Rehabilitation                      | \$ 100,000                 |
| Fund 411 subtotal             |          |                    |           |                                                       | \$ 2,905,000               |
|                               |          |                    |           |                                                       |                            |
| Fund 415                      |          |                    |           |                                                       |                            |
| Exist                         | 415      | Marina             | PWMo6     | Marina Dredging                                       | \$ 2,000,000               |
| Exist                         | 415      | Marina             | PWC111    | Public Building Repairs for Marina Improvements       | \$ 500,000                 |
| Fund 415 subtotal             |          |                    |           |                                                       | \$ 2,500,000               |
|                               |          |                    |           |                                                       |                            |
| GRAND TOTAL                   |          |                    |           |                                                       | \$ 52,756,531              |

**Attachment 3  
FY23-24 General Plan-CIP Conformance Matrix**

|     | Category                       | Project ID | Project Name                                   | Description                                                                                                                                                                                                                    | Location                                                      | Vallejo General Plan 2040                                      |                                                                    |                                                               |
|-----|--------------------------------|------------|------------------------------------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------|----------------------------------------------------------------|--------------------------------------------------------------------|---------------------------------------------------------------|
|     |                                |            |                                                |                                                                                                                                                                                                                                |                                                               | Chapter                                                        | Topical Area                                                       | Applicable Goals/Policies (all are policies unless otherwise) |
| New | Infrastructure                 | PWC114     | Solar Street Lights                            | Replace Existing Street Lights with Solar Street Lights                                                                                                                                                                        | Various locations in City                                     | Mobility, Transportation, & Connectivity                       | Sustainable Transportation                                         | MTC-2.11                                                      |
| New | Infrastructure: Transportation | PWL007     | Glen Cove Parkway Phase 2                      | Next phase of Glen Cove Parkway rehabilitation project to remove and replace existing landscaping, update irrigation system. Location will be from end of phase I at Wellfleet to its southerly terminus. (GC-3 and GC2015-II) | Glen Cove Parkway                                             | Community & People<br>Mobility, Transportation, & Connectivity | Active Transportation Network<br>Safety First<br>Citywide Mobility | CP-1.6, MTC-2.1, MTC-2.4                                      |
| New | Infrastructure: Other          | PWL008     | Old Glen Cove Trail                            | Project to include design, rehab and restoration of the public walking/bike path which is located parallel to Glen Cove Parkway from New Bedford to South Regatta. (funded from PW9787GCI bond)                                | Old Glen Cove Trail                                           | Nature & Built Environment                                     | Green Infrastructure                                               | NBE-1.7                                                       |
| New | Infrastructure: Transportation | PW9446     | Hiddenbrooke Interchange Improvement           | Project to include design/engineering to 100% PS&E, permitting, construction and construction management costs of the I80/Hiddenbrooke Interchange. Primary funding from the Hiddenbrooke Development Fees.                    | I-80 Eastbound & West bound at Hiddenbrooke Parkway           | Mobility, Transportation, & Connectivity                       | Safety First<br>Citywide Mobility                                  | MTC-2.1, MTC-2.4                                              |
| New | Water                          | WT7141     | Swanzy Reservoir Improvements                  | Rehabilitation and upgrades to Swanzy Reservoir                                                                                                                                                                                | Swanzy Reservoir                                              | Community & People                                             | Clean Water                                                        | CP-1.13                                                       |
| New | Water                          | WT7142     | Fleming Hill Pipe and Pump Replacement Project | Replacement Program for the critical infrastructure at Fleming Hill Water Treatment Plant                                                                                                                                      | Fleming Hill Water Treatment Plant                            | Community & People                                             | Clean Water                                                        | CP-1.13                                                       |
| New | Water                          | WT7143     | Fleming Hill Storage and Office Upgrades       | Storage expansion for facilities and operations at Fleming Hill Water Treatment Plant                                                                                                                                          | Fleming Hill Water Treatment Plant                            | Community & People                                             | Clean Water                                                        | CP-1.13                                                       |
| New | Water                          | WT7144     | Cordelia Pump Station Upgrade                  | Upgrade and replacement of existing pumps and electrical systems at Cordelia Complex                                                                                                                                           | Cordelia Pump Station                                         | Community & People                                             | Clean Water                                                        | CP-1.13                                                       |
| New | Water                          | WT7145     | Terminal Reservoir Pump Station Improvements   | Replacement of valves and site improvements to Pump Station Facility.                                                                                                                                                          | Terminal Reservoir at Putah South Canal ( End Reservoir Lane) | Community & People                                             | Clean Water                                                        | CP-1.13                                                       |

**GENERAL PLAN 2040 POLICIES RELATED TO  
CAPITAL IMPROVEMENTS, PUBLIC FACILITIES AND  
INFRASTRUCTURE**

**Chapter 3 – Community & People**

POLICY CP-1.6 Active Transportation Network. Promote the health benefits of walking and bicycling by providing a convenient and safe network of bicycle paths and routes, sidewalks, pedestrian paths, and trails, including connections with major destinations such as civic facilities, educational institutions, employment centers, shopping, and recreation areas.

- *Action CP-1.6A. Identify problem locations in Vallejo regarding pedestrian/auto and bicycle/auto collisions, identify measures (e.g., traffic calming, improved street lighting) to reduce collisions, and develop a prioritized program for implementing identified measures.*
- *Action CP-1.6B. Support and expand Vallejo's Safe Routes to Schools program in collaboration with the VCUSD, Vallejo Police Department, Solano Public Health, and Solano Transportation Authority (STA).*
- *Action CP-1.6D. Develop guidelines for public and private projects that promote safe, convenient, and attractive bike and pedestrian facilities, including amenities to enhance bike and pedestrian activity, such as bicycle racks, lockers, street trees, public art, and street furniture.*

POLICY CP-1.13 Clean Water. Provide a safe, adequate water supply citywide.

- *Action CP-1.13A. Periodically assess the need to repair or replace aging water supply infrastructure, and incorporate upgrades and improvements into the Capital Improvement Program as needed.*
- *Action CP-1.13B. Develop a plan to upgrade and finance water infrastructure improvements.*

POLICY CP-1.15 Water Quality. Maintain and improve water quality in a way that provides public and environmental health benefits.

- *Action CP-1.15A. Require new development to incorporate site design, source control, and treatment measures to keep pollutants out of stormwater during construction and operational phases, consistent with City of Vallejo Municipal Ordinance.*
- *Action CP-1.15C. Consult with appropriate regional, State, and federal agencies to monitor water quality and address local sources of groundwater and soil contamination, including possible underground storage tanks, septic tanks, and industrial uses, as necessary, to achieve State and federal water quality standards.*

## **Chapter 4 – Nature & Built Environment**

POLICY NBE-1.7 Green Infrastructure. Encourage the installation of green infrastructure, including tools such as permeable pavement, rain gardens, constructed wetlands, grassy swales, rain barrels and cisterns, and green roofs, to treat stormwater, attenuate floods, increase groundwater recharge, and reduce urban heat islands.

## **Chapter 6 – Mobility, Transportation, & Connectivity**

POLICY MTC-2.1 Safety First. Prioritize pedestrian, bicycle, and automobile safety over traffic flow.

- *Action MTC-2.1A. Prepare a citywide Bicycle and Pedestrian Master Plan that builds on the 1998 Plan, identifies improvements needed to close gaps in the network and work toward a “Vision Zero” target for eliminating traffic fatalities and reducing non-fatal collisions.*
- *Action MTC-2.1B. Prioritize completion of sidewalk and bicycle projects listed in the Bicycle and Pedestrian Master Plan as City resources allow.*
- *Action MTC-2.1C. Establish a neighborhood traffic-calming program to involve residents in identifying issues on neighborhood streets and actions to address them.*

POLICY MTC-2.4 Citywide Mobility. Maintain a transportation network that provides mobility for all ages and abilities and for all areas of the community.

- *Action MTC-2.4A. Annually update and prioritize the Capital Improvement Program list of roadway and transportation improvements needed to support all modes of travel in Vallejo.*

POLICY MTC-2.11 Sustainable Transportation. Ensure that circulation improvements can be operated and maintained within existing and future resource limitations.

- *Action MTC-2.11A. Annually review transportation projects in the City’s Capital Improvement Program to ensure that near-term priorities are achievable given available resources.*