

SCENARIO A

(Alternative Scenario Definitions)

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Versions

SCENARIO A "Options" Summary

	Ultimate Pop	Annex Permitted	Ag Desig Amend. Permitted	Urban Desig Amend. Permitted
Option 1	924,000	No	No	No
Option 2	more than 924,000	No	No	Yes
Option 3	more than 924,000	No	Yes (in cities)	Yes

Total Freeze

SCENARIO A

(Expanded Definitions of Options)

Option 1 - Population and Jobs Buildout Under Existing City & County General Plan Designations and Within Existing City Boundaries

Features:

1. Buildout within the ten cities and the county determined by 1997 general plan designations – i.e., *agriculture, open space, rural, residential, commercial and industrial*
2. Buildout within the ten cities is limited to existing city boundaries
3. General plan holding capacity – about 924,000
4. Farmland in cities and county could be converted to non-farm uses if the lands are currently designated for *urban* uses
5. Density and intensity of urban uses governed by requirements of existing *residential, commercial or industrial* land use designations

(Option 1 is the current Scenario A description)

Option 2 - Population and Jobs Buildout Under Existing City & County *Urban* General Plan Designations and Within Existing City Boundaries

Features:

1. Ultimate buildout within the ten cities and the county partially limited by existing agriculture and open space general plan designations that are locked in until 2030 – existing city and county *urban* designations, such as *residential, commercial and industrial* could be increased or decreased in intensity and density.
2. Buildout within the ten cities is limited to lands within existing city boundaries – i.e., annexations would not be permitted.
3. General plan holding capacity – “baseline” population of 924,000 would increase if existing *urban* designations are changed to higher density or intensity uses
4. Farmland in cities and county could be converted to non-farm uses if the lands are currently designated for *urban* uses

Option 3 - Population and Jobs Buildout Under Existing City General Plan Designations and Within Existing City Boundaries

Features:

1. Existing county *agriculture* and *open space* general plan designations are locked in until 2030 (restriction does not apply to county *urban* designations)
2. General plan amendment constraints would not affect buildout within the ten cities and current spheres of influence – i.e., existing *agriculture*, *open space* and *urban* designations could be amended ~~and~~ existing densities and intensities could be increased (or decreased)
3. Build-out within the ten cities is limited to existing city boundaries – annexations would not be permitted.
4. Major increases in “baseline” holding capacity (924,000) would occur within the cities if existing *urban*, *agriculture* and *open space* designations are changed to higher density or intensity uses – potentially higher densities in county are limited to *urban* designations.
5. Designated and non-designated agriculture and open space land in cities could be converted to non-farm uses – county agriculture and open space lands could only be converted if the lands are designated *urban* in 1997.