

OTAY RANCH RESORT VILLAGE



*March 2015*

SPECIFIC PLAN REQUIREMENTS



## INDEX OF SPECIFIC PLAN REQUIREMENTS

The Otay SRP requires certain "Implementation Tasks" to be performed as part of the Specific Plan process. The Implementation Tasks include preparation of Specific Plans, Public Facilities and Financing Plans (PFFP), Regional Facilities Reports, Master Facilities Plans, and other planning documents and technical reports. It should be noted that while the Otay SRP requires preparation of "Plans" at the Specific Plan level, the requirements may be fulfilled through EIR technical studies and mitigation measures, requirements established by the PFFP or descriptions in the Specific Plan instead of stand-alone "Plans." The following Index of Specific Plan Requirements lists the Implementation Tasks required by the Otay SRP and the Otay Ranch PEIR Environmental Impact Report Findings of Fact (FOF), their location within the Otay Ranch Resort Village Specific Plan documents and how the requirements have been met in this Specific Plan process.

Index to Specific Plan Requirements				
Topic	Task/Requirement	SRP	FOF	Performance
Accessory Units	Support the use of accessory units	243		Specific Plan, Chapter V.E.4.f
Acoustical Analysis	Prepare site specific acoustical analyses		16, 122	EIR technical study; <i>Otay Ranch Noise Impact Report</i>
Affirmative Fair Marketing Plan	Prepare affirmative fair marketing plan	244		Specific Plan, Chapter II.G
Agricultural Plan	Prepare Range Management Plan/Agriculture Plan		99-100	Phase 2 RMP, Appendix 7;
Air Quality Plan	Prepare SP level air quality improvement plan	338	119-121	EIR technical study; <i>Otay Ranch Air Quality Impact Report</i> Energy Conservation Plan, Specific Plan Appendix III
Animal Control Plan	Participate in programs to provide animal control plan	306	139	PFFP, Specific Plan Appendix IV
Architectural Plans	Prepare SP level architectural plans	115	23	Resort Village Design Plan, Specific Plan Appendix V
Arts & Cultural Facilities	Establish design guidelines for arts & cultural facilities	288		Resort Village Design Plan, Specific Plan Appendix V
Bicycle Plan	Prepare SP level bicycle plan	237		Specific Plan; Section III.G.4
Biological Resource Study	Prepare SP level biologic resource study		25-87	EIR technical study; <i>Otay Ranch Resort Village Biological Resources Technical Report</i>
Biota Monitoring Program	Prepare biota monitoring program	375-382	27-66	Phase 2 RMP, Appendix 9
Buffering Techniques	Establish landscaping, grading, transition between land uses		16-17	Resort Village Design Plan, Specific Plan Appendix V; Preserve Edge Plan, Specific Plan Appendix I EIR Technical Study, <i>Otay Ranch Resort Village Biological Resources Technical Report</i>
Capital Facilities Plan	Prepare SP level Capital Facilities Plan	351		PFFP, Specific Plan Appendix IV
MSS Management Program	Prepare MSS Management Program	368	27-28	Phase 2 RMP, Appendix 8
Cemetery Plan	Prepare SP level cemetery plan	289		PFFP, Specific Plan Appendix IV
Child Care Guidelines	Develop family home child care guidelines	292		Specific Plan, Chapter V
Child Care Plan	Prepare SP level child care plan	292	138	PFFP, Specific Plan Appendix IV
Circulation Element	Update General Plan Circulation if needed		112	Otay SRP Amendment, GPA 04-03
Community Purpose Facility	Identify land for community and regional purpose facility uses	300		PFFP, Specific Plan Appendix IV
Community Gardens	Review Community Garden Requirement	368		Specific Plan Section III.G.5 Resort Village Design Plan, Specific Plan Appendix V
Correctional Plan	Prepare SP level correctional plan	310		PFFP, Specific Plan Appendix IV
Criminal Activity Deterrence	Develop SP level design guidelines to deter criminal activity	320		Resort Village Design Plan, Specific Plan Appendix V
Cultural Resources Site Survey & Testing	Perform cultural resource site surveys and testing	359	91-93	EIR technical study; <i>Otay Ranch Resort Village Archaeological/Historical Study</i> ; <i>Otay Ranch Resort Village Paleontological Resource &amp; Monitoring Assessment</i>
Design Review Process	Identify SP level Design Review Process	116	23	Development Regulations, Specific Plan, Chapter IV

Index to Specific Plan Requirements				
Topic	Task/Requirement	SRP	FOF	Performance
Drainage Improvement Plan	Prepare basin specific drainage improvement plan	269	102-103	Specific Plan, Chapter III.A
Drainage Master Plan	Prepare SP level Drainage Master Plan	269	102	EIR Appendix; <i>Otay Ranch Resort Village Master Hydrology/Drainage Study</i>
Edge Plan	Prepare SP level Edge Plan	383		Resort Village Preserve Edge Plan, Specific Plan Appendix I
Emergency Disaster Plan	Prepare SP level Emergency Disaster Plan	313-342	140	Specific Plan, Chapter III.F.2; PFFP, Specific Plan Appendix IV Otay Ranch Resort Village Fire Protection Plan, Specific Plan Appendix II
Emergency Medical Services Plan	Prepare SP level Emergency Medical Services Plan	131	131	Specific Plan, Chapter III.F.2
Energy Conservation	Prepare SP level Non-Renewable Energy Conservation Plan	391		Energy Conservation Plan, Specific Plan Appendix III
Evacuation Routes	Determine the need for evacuation routes		140	Otay Ranch Resort Village Fire Protection Plan, Specific Plan Appendix III
FAA Notification	Submit land use plan for review		15	EIR distribution
Final Resource Maps	Approve final resource maps	386-387		EIR technical study; <i>Otay Ranch Resort Village Biological Resources Technical Report</i>
Fire Management Plan	Prepare plan to protect and manage sensitive plant species		38	Otay Ranch Resort Village Fire Protection Plan, Specific Plan Appendix II
Fire Protection & Emergency Medical Services Plan	Prepare SP level fire protection and emergency medical services plan	315	130-131	Otay Ranch Resort Village Fire Protection Plan, Specific Plan Appendix II
Fire Suppression Analysis	Provide SP level fire suppression analysis (sprinkler plan)	315		Otay Ranch Resort Village Fire Protection Plan, Specific Plan Appendix II
Fiscal Analysis	Perform fiscal analysis	351		PFFP, Specific Plan Appendix IV
Freeway, Segment & Intersection Capacities	Increase freeway, segment and intersection capacities	112		EIR Appendix; <i>Otay Ranch Resort Village Traffic Impact Study</i>
Fuel Modification Plan	Prepare SP level fuel modification plan	315		Otay Ranch Resort Village Fire Protection Plan, Specific Plan Appendix II
Geotechnical	Prepare SP level geotechnical investigations report	344	94-96	EIR Appendix; <i>Otay Ranch Resort Village Preliminary Geologic/Geotechnical Feasibility Report,</i>
Grading Plan	Prepare SP level grading plan	115, 391	19-21	Specific Plan, Chapter II.C EIR Appendix; <i>Otay Ranch Resort Village Preliminary Geologic/Geotechnical Feasibility Report</i> EIR Appendix; <i>Otay Ranch Village Area A TM Level Geotechnical Investigation</i> EIR Appendix; <i>Otay Ranch Village Area B TM Level Geotechnical Investigation</i>
Health & Medical Plan	Circulate Plan to Southern California Agencies	298	137	PFFP, Specific Plan Appendix IV
Housing Plan	Prepare SP level housing plan	241-242		Specific Plan, Chapter II.G
Hydrologic Study	Prepare hydrologic study to determine water flow, drainage impacts		37, 40, 102	EIR Appendix; <i>Otay Ranch Resort Village Master Hydrology/Drainage Study</i>
Inventory Facilities	Inventory existing and proposed facilities	351		PFFP, Specific Plan Appendix IV
Justice Plan	Prepare SP level justice plan	317		PFFP, Specific Plan Appendix IV
Landscaping Plan	Prepare SP level landscaping plan	115	16	Resort Village Design Plan, Specific Plan Appendix V

Index to Specific Plan Requirements				
Topic	Task/Requirement	SRP	FOF	Performance
				Specific Plan, Chapter II.H EIR Appendix; <i>Otay Ranch Resort Village Overview of Water Services; Water Conservation Plan</i>
Law Enforcement Plan	Prepare SP level law enforcement plan	320	129	Specific Plan, Chapter III.E PFFP, Specific Plan Appendix IV
Library Plan	Prepare SP level library plan	324	133	PFFP, Specific Plan Appendix IV
Memorial Garden	Determine desirability of memorial garden	289		PFFP, Specific Plan Appendix IV
Mitigation Activities Feasibility	Demonstrate financial feasibility of mitigation activities	379		EIR
Nature Interpretive Center	Identify potential nature interpretive center sites	378-79		Phase 2 RMP
Noise Study	Prepare SP level noise study	340	16, 122	EIR Appendix; <i>Otay Ranch Noise Impact Study</i>
Overall Design Plan	Prepare Overall Design Plan	114- 117		Otay Ranch Overall Design Plan
Paleontological Resources Mitigation Plan	Prepare SP Level Paleontological Resources Mitigation Plan		96-98	EIR technical study; <i>Otay Ranch Resort Village Paleontological Resource &amp; Monitoring Assessment</i>
Parks Master Plan	Prepare SP level Parks Master Plan	255	133- 135	Resort Village Preserve, Parks, Recreation & Trails Plan, Specific Plan, Chapter III.H
Phasing Plan	Prepare SP level Phasing Plan	351		Specific Plan, Chapter IV.D PFFP, Specific Plan Appendix IV
Planned Community Regulations	Prepare SP level Planned Community Regulations			Development Regulations, Specific Plan, Chapter V
Preserve Conveyance Schedule	Identify conveyance schedule	376		Phase 2 RMP
Preserve Funding Plan	Prepare Preserve Funding Plan	383		Phase 2 RMP
Preserve Infrastructure Plan	Prepare Preserve Infrastructure Plan	383		Phase 2 RMP
Preserve Owner Manager	Identify Preserve Owner Manager	372		Phase 2 RMP
PFFP	Prepare SP level PFFP	351	125, 131- 133	PFFP, Specific Plan Appendix IV
Range Management Plan	Prepare Range Management Plan/Agricultural Plan	385- 398		Phase 2 RMP, Appendix 7
Raptor Study	Prepare raptor study	359		RMP
Reclaimed Water Uses & Restrictions	Identify reclaimed water uses and restrictions		125	EIR Appendix; <i>Otay Ranch Resort Village Overview of Water Services;</i> EIR Appendix; <i>OWD Water Supply and Assessment Verification Report</i>
Recreation Access Plan	Prepare recreation access plan		134	Phase 2 RMP; Otay Valley Regional Park Concept Plan; Chula Vista MSCP Subarea Plan
Recreation Master Plan	Prepare SP level recreation master plan	255		Specific Plan, Chapter III.G.
Regional Purpose Facility Plan	Identify land for community and regional purpose facility use	300		PFFP, Specific Plan Appendix IV
Resource Agencies	Consult with resource agencies	385		Phase 2 RMP; County of San Diego MSCP; Chula Vista MSCP Subarea Plan
Resource	Implement requirements of RMP		25	Phase 2 RMP

Index to Specific Plan Requirements				
Topic	Task/Requirement	SRP	FOF	Performance
Management Plan Implementation				
RMP Amendments	Develop regulatory framework for RMP amendments	385		Phase 2 RMP
School Facilities Financing	Determine school facilities financing mechanism	328		PFFP, Specific Plan Appendix IV
School Plan	Prepare SP level school plan	328	132	Specific Plan, Chapter III.H; PFFP, Specific Plan Appendix IV
Sewer Master Plan	Prepare SP level sewer master plan	272	127	EIR Appendix; <i>Otay Ranch Resort Village Overview of Sewer Services</i> PFFP, Specific Plan Appendix IV Specific Plan, Chapter III.B
Social & Senior Services Plan	Prepare SP level social and senior services plan	304	137	PFFP, Specific Plan Appendix IV
Solid Waste Management Plan	Prepare SP level integrated solid waste management plan	276	128	PFFP, Specific Plan Appendix IV
Street Standards	Prepare SP level standards for public and private streets	114		Specific Plan, Chapter II.D
Trail Plan	Prepare SP level phased trail plan	237		Resort Village Preserve, Park, Recreation & Trails Plan, Specific Plan, Chapter III.G
Transportation Demand Management (TDM) Strategies	Prepare transportation demand management (TDM) analysis		112	EIR Section 2.8 – Transportation and Traffic Specific Plan, Chapter II.E
Transportation Model Analysis	Perform buildout transportation model analysis	237	110-112	EIR Appendix; <i>Otay Ranch Resort Village Traffic Impact Study</i>
Transportation Phasing Plan	Provide transportation phasing plans		112	PFFP, Specific Plan Appendix IV
Urban Runoff Plan	Prepare urban runoff plan	278	107-109	Specific Plan, Chapter III.C; EIR Appendix, <i>Otay Ranch Resort Village CEQA Preliminary Hydrology/Drainage Study</i>
Vernal Pool Management Plan	Prepare vernal pool management plan	365	58, 60	EIR Section 2.3 – Biological Resources
Vernal Pool Study	Prepare vernal pool study	359	29	Phase 2 RMP – Appendix 2; EIR Appendix, <i>Otay Ranch Resort Village Biological Resources Technical Report</i> ,
Village Design Plan	Prepare village design plan	114-116	23-25	Resort Village Design Plan, Specific Plan Appendix V
Visual Study	Prepare SP level visual study	116	22-25	EIR Section 2.2 - Aesthetics
Water Conservation Plan	Prepare SP level water conservation plan	282, 394	125	EIR Appendix, <i>Otay Ranch Resort Village Overview of Water Services; Water Conservation Plan</i>
Water Master Plan	Prepare SP level water master plan	284	125	EIR Appendix; <i>Otay Ranch Resort Village Overview of Water Services</i> Specific Plan, Chapter III.D
Water Reclamation Plan	Prepare watershed impact and protection reports	278	109	EIR Appendix, <i>Otay Ranch Resort Village CEQA Preliminary Hydrology/Drainage Study</i>
Watershed Impact & Protection	Prepare watershed impact and protection reports	278	109	EIR Appendix, <i>Otay Ranch Resort Village CEQA Preliminary Hydrology/Drainage Study</i>
Wetland Delineation	Perform SP level wetland delineation	366		EIR Appendix, <i>Otay Ranch Resort Village Biological Resources Technical Report</i> ,
Wildlife Corridor Study	Prepare wildlife corridor study	359	88	Phase 2 RMP – Appendix 3
Wildlife Corridor Study	Implement wildlife corridor study	371	88 - 90	EIR technical study; <i>Otay Ranch Resort Village Biological Resources Technical Report</i>

