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Guiding Principles Of Sutter County General Plan Process Evident In Three Land Use Alternatives To Be Considered Thursday Night

Supervisors, Planning Commissioners To Discuss Future Growth In Joint Meeting

What will Sutter County look like in 2030? If it follows the guiding principles developed for the process of updating of the County’s General Plan, it will continue as a livable place sustained by striking a suitable balance between strong agricultural traditions, natural resource preservation, and economic growth.

On Thursday night, members of the Sutter County Board of Supervisors and the Sutter County Planning Commission will meet to consider three draft alternatives of Sutter County’s future put forth by the General Plan Advisory Committee. The meeting is scheduled for 6 p.m. in the Sutter County Health Department Auditorium, 1445 Veterans Memorial Circle in Yuba City.

The three draft alternatives are:

- Retain the land uses adopted in the existing General Plan.
- New Growth - Lower Intensity
- New Growth - Higher Intensity

With input from the public that was provided at community workshops held last fall, the General Plan Advisory Committee (GPAC) developed and refined the draft land use alternatives that they are recommending to the Planning Commission and Board of Supervisors for further analysis.

The lower intensity alternative reflects modifications to potential industrial and commercial growth around Live Oak to be consistent with that City’s ongoing General Plan Update, as well as a reduction in industrial uses with the community of Robbins. The most significant changes are the addition of potential new growth south of Yuba City and potential new growth within and adjacent to the community of Sutter, and replacing the Food Processing, Agriculture and Recreation Combined District (FPARC) area.

The higher intensity alternative includes the recommendations in the lower intensity alternative for the Live Oak area, with more intensive new growth south of Yuba City and within
and adjacent to the community of Sutter and the FPARC area. This alternative also includes the individual landowner requests recommended by the GPAC, outside of the areas noted above.

As part of the General Plan update process, members of the General Plan Advisory Committee, County staff and the Board of Supervisors adopted a Vision Statement which includes a set of principles to guide the process. Three of the key principles that directly addressed the development of the land use plan are:

- Focus new urban growth to the County’s cities and other clearly defined and comprehensively planned development areas.
- Promote efficient development patterns that promote orderly growth and discourage sprawl.
- Ensure new development is compatible with agricultural operations and open space preservation.

Other principles include supporting the preservation of the County’s agricultural economy and rural character, the attraction of new industries and jobs, the enhancement of local shopping and services, and the protection of environmental resources, including the Sutter Buttes, river corridors and habitat areas.

To view the staff report, the draft alternatives, and a copy of the Guiding Principles, visit the following web address: