

Specific Plan Grant Requirements

The Specific Plan grant funding requires that the following elements be included the Specific Plan process:

- a. PDA Profile. Brief initial report detailing demographic and socio-economic characteristics of the planning area, as well as transit/travel patterns and use.
- b. Community Involvement Strategy. An outline describing the outreach strategy used in the plan, including all public meetings, notices, charettes, and other outreach tools for the plan.
- c. Alternatives Analysis. Development of several land use alternatives or visions over the long term, their impacts upon the existing community and neighboring land uses, the feasibility of instituting each alternative, and the selection of a preferred development scenario.
- d. Market Demand Analysis. An analysis of the future market demand for higher density-housing at all levels of affordability, retail, commercial and industrial uses.
- e. Affordable Housing Strategy. An analysis of existing housing stock and policies and how well they provide a range of housing choices, both in type and affordability. Strategies (including land use policies, other policies and programs) to meet affordable housing goals, provide housing affordable to low-income residents and prevent displacement of existing residents due to implementation of the plan.
- f. Multi-modal Access and Connectivity. Strategies for improving bus access to rail stations, as well as pedestrian, bicycle and auto access and safety.
- g. Accessible Design. Accessible design for people with disabilities and the elderly that ensures fully accessible transit stations, accessible paths of travel between the stations and surrounding areas, and visitable and habitable housing units adjacent to the transit stations where feasible.
- h. Infrastructure Development and Budget. An analysis of current and future public infrastructure needed in the planning area (including schools, libraries, parks, sewers and other facilities) to serve the existing and future needs of the anticipated population. Financing strategies proposing specific mechanisms to fund necessary improvements, expansions, and maintenance of existing services.
- i. Implementation Plan and Financing Strategy. A list of measurable actions, and estimated timeline for their implementation, including adoption of new policies, phasing of new infrastructure and public developments, creation of new programs and, identification of near and longer-term priorities.