

Review of 2024 – 2029 Capital Improvements Program for General Plan Consistency



CITY *of* CALABASAS

June 6, 2024

What is a Capital Improvement Program?

A Capital Improvement Program (CIP) is a list of planned improvements to public infrastructure, such as sewer systems, municipal buildings, streets and highways, etc.). The CIP also includes anticipated project costs over the defined CIP budgeting timeframe.



CIP Review for General Plan Consistency is Required

Under California law, cities and counties must review their proposed CIPs to determine that the proposed improvements included in the CIP are consistent with the policies and programs outlined in the agency's adopted general plan. (Cal. Gov. Code 65401 and 65402). The Planning Commission is the entity obligated to conduct the CIP review.

The Calabasas 2030 General Plan states: "The city will continue to maintain a five-year capital improvement program that will be consistent with the goals, policies, and programs of the General Plan." (Reference page XIII-5 within Chapter XIII, General Plan Implementation)



Which proposed CIP projects warrant General Plan consistency review?

- Only projects involving construction or installation of new, expanded, or substantially rehabilitated structures and systems trigger General Plan consistency review.
- Maintenance, repair, and replacement of existing public facility or system improvements do not require General Plan consistency review.
- Also, no further consistency review is needed for on-going capital projects which were previously reviewed and determined by the Planning Commission to be consistent with General Plan policies and guidance.



The following six CIP projects from the proposed 2024 – 2029 City budget warrant review in regard to General Plan consistency:

1. Mulholland Highway Improvements Project, Phases I & II
2. Las Virgenes Creek Restoration, Phase III
3. Green Streets Program
4. West Calabasas Road Improvements
5. Wild Walnut Park Improvements – Final Phase
6. Historic Masson House Rehabilitation

NOTE: The full CIP list is available in the draft 2024 – 2025 budget, at:

www.cityofcalabasas.com/home/showpublisheddocument/30784/638514685145170000



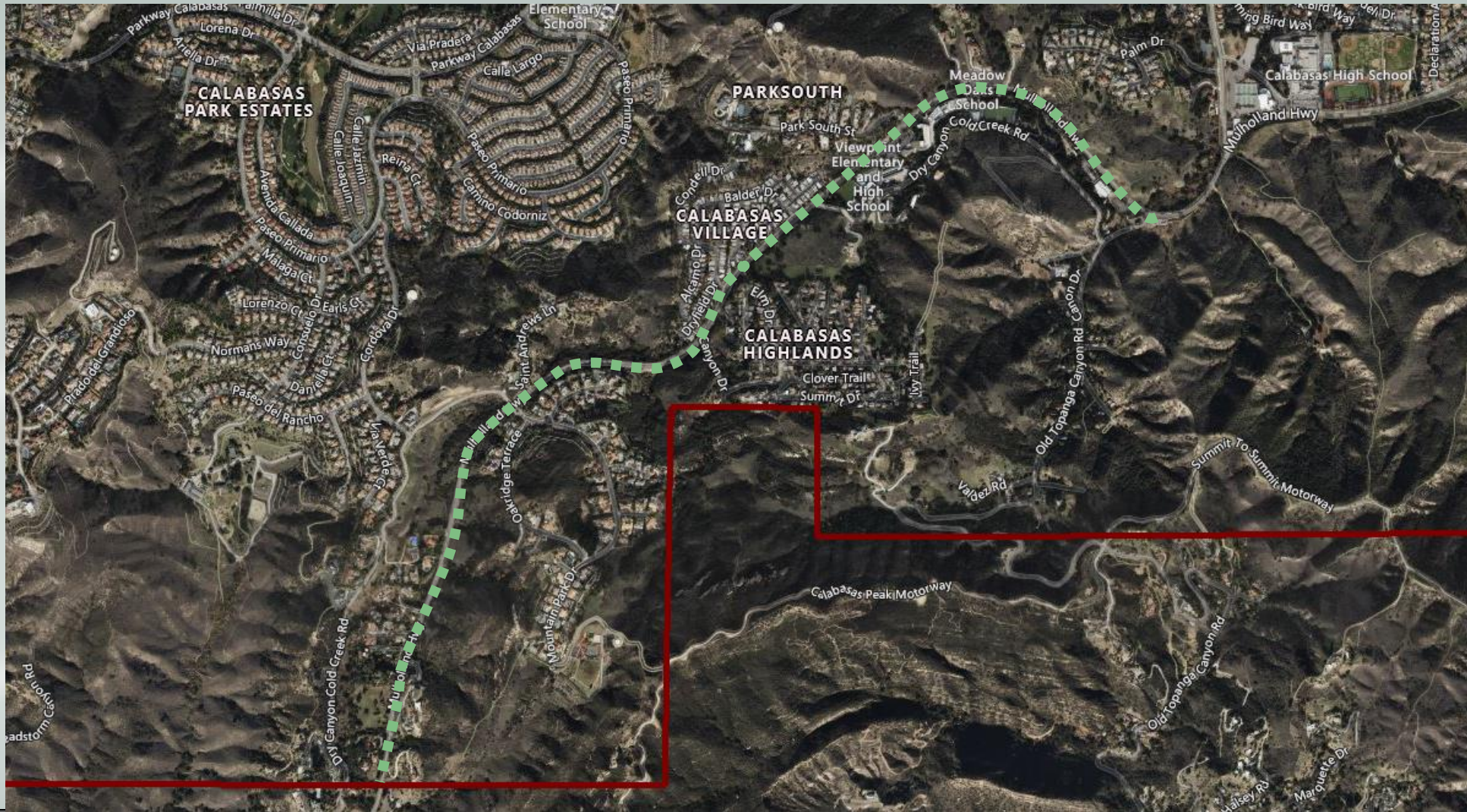
Mulholland Highway Improvements Project, Phases I & II

Improvements to approximately 2.7 miles of Mulholland Highway between the intersection at Old Topanga Canyon Road southwest to the City boundary. Improvements will include:

- Widening of roadway shoulders for enhanced bicyclist safety;
- Installation of walkways where feasible;
- Installation of a new traffic signal at Mulholland Hwy and Old Topanga Canyon Road (West);
- Cutbacks and a minor modification to the bends in the road to improve vehicle driver sight distances;
- Construction of retaining walls adjacent to unstable slopes to eliminate roadway closures due to mudslides and/or debris flows during a rainstorms or earthquakes; and,
- Construction of new culverts to replace existing undersized culverts.



Mulholland Highway Improvements Project, Phases I & II



Mulholland Highway Improvements Project, Phases I & II

Among thirteen different General Plan policy statements identified in the written staff report, the following policy statements and guidance support a finding that the project contributes to a General Plan conformance determination for the 2024 – 2029 CIP.

- Policy No. VI – 5: Limit roadway and intersection efficiency enhancement construction to that which will allow maintenance or enhancements to Calabasas’ bicycle and pedestrian circulation systems. Prohibit roadway and intersection efficiency enhancements that would create gaps in the area’s bicycle and pedestrian circulation systems.
- Policy No. VI – 6: Promote roadway designs that optimize safe traffic flow within established roadway configurations by minimizing turning movements, uncontrolled access, on-street parking, and frequent stops to the extent consistent with the character of adjacent land uses.
- Policy No. VI – 16: Make the safety and convenience of bicycle riders the primary concern with regard to determining locations and types of bicycle facilities.



Las Virgenes Creek Restoration, Phase III

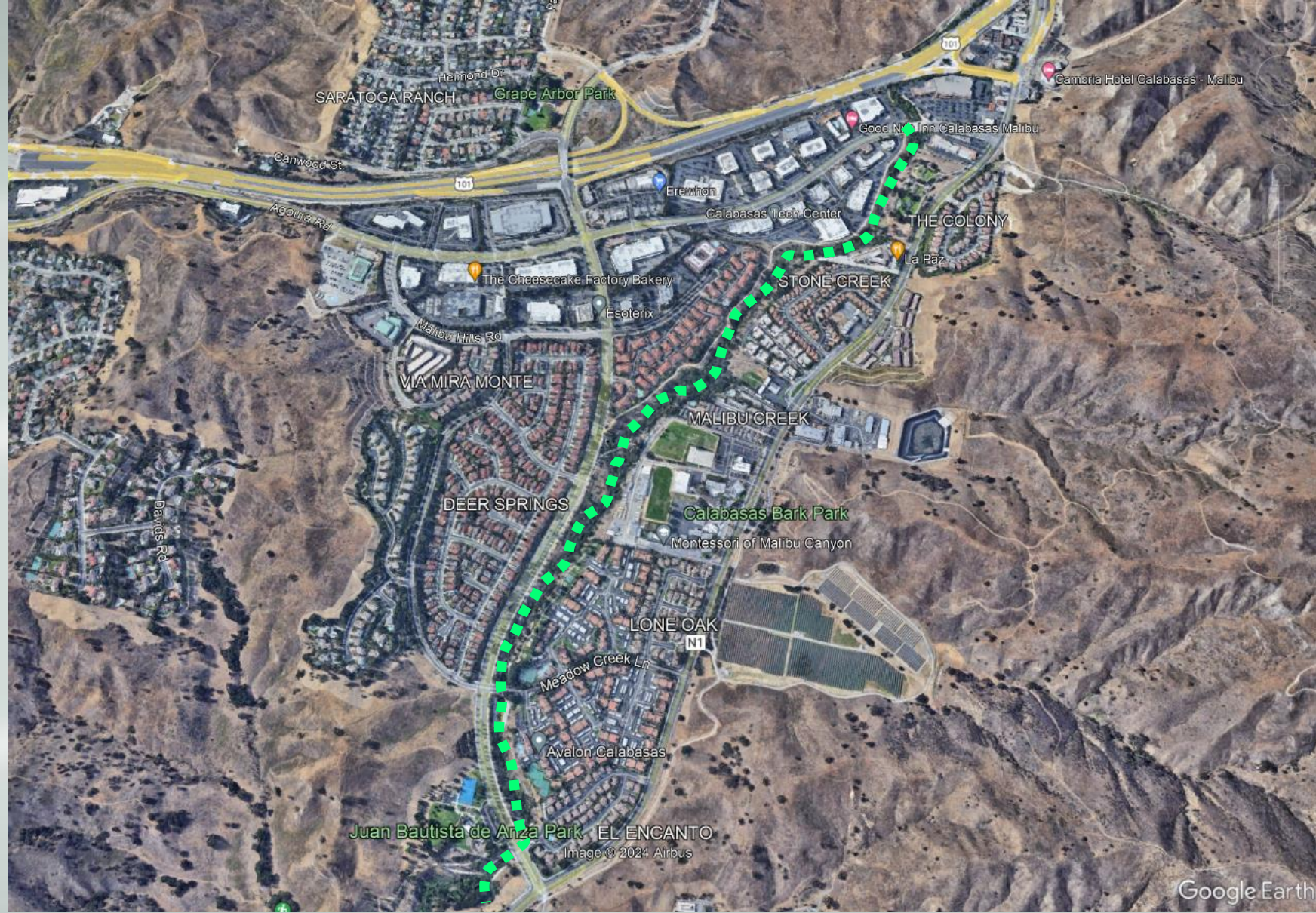
Project focuses on approximately 1.5 miles of Las Virgenes Creek From Agoura Road to the end of Lost Hills Road. Key features of the project include:

- Installation of rip rap for approximately 25 outlets to ensure that erosion does not occur in front of these outlets;
- Restoration and rehabilitation of areas along Las Virgenes Creek that were severely damaged by storms;
- Bank stabilization and erosion control to reduce nutrient loading in the creek;
- Construction of an extension of the Lower Natural Trail to expand public access to another area to view the creek in a natural environment;
- Installation of a cross walk on Lost Hills Road for safe pedestrian access to the creek.



Las Virgenes Creek Restoration

Phase III



Las Virgenes Creek Restoration, Phase III

Among five different General Plan policy statements identified in the written staff report, the following policy statements and guidance support a finding that the project contributes to a General Plan conformance determination for the 2024 – 2029 CIP.

- Policy No. IV – 26: Continue undertaking the activities necessary to fulfill the City’s responsibilities as a co-permittee under the Federal Clean Water Act, including implementation of the Los Angeles County Standard Urban Stormwater Mitigation Plan. Continue to monitor emerging technologies and techniques for minimizing water quality impacts from municipal runoff, and update the SUSMP as new Best Management Practices are established.
- Policy No. VI – 18: Promote pedestrian system improvements that create and sustain vibrant and active streets in major places of activity as well as providing direct connections between residential and non-residential areas.
- Policy No. VII – 104: Restore degraded ecosystems to enhance the natural adaptive capacity of biological communities that are vulnerable to the effects of climate change.



Green Streets Program

- The project includes construction of 7-foot to 10-foot wide and 1,600-foot long vegetated swales with native plants to capture the runoff and help filter pollutants and rainwater into the ground, along the west shoulder of Las Virgenes Road north of Thousand Oaks Boulevard.
- A multi-use pathway connecting the Las Virgenes Canyon Open Space will also be constructed.
- This project also includes constructing a cul-de-sac that will provide a safe turnaround for motor vehicles.



Green Streets Program



Green Streets Program

Among eight different General Plan policy statements identified in the written staff report, the following policy statements and guidance support a finding that the project contributes to a General Plan conformance determination for the 2024 – 2029 CIP.

- Policy No. IV – 23: Promote the use of drought-tolerant plants and efficient landscape irrigation design in existing developed areas and as part of new public and private development approvals.
- Policy No. IV – 26: Continue undertaking the activities necessary to fulfill the City’s responsibilities as a co-permittee under the Federal Clean Water Act, including implementation of the Los Angeles County Standard Urban Stormwater Mitigation Plan. Continue to monitor emerging technologies and techniques for minimizing water quality impacts from municipal runoff, and update the SUSMP as new Best Management Practices are established.
- Policy No. VII – 93: Promote and expand the use of green infrastructure, such as street trees, bioswales, understory planting, and green roofs, which provides shading, mitigates wind, tolerates drought, and resists fire, as part of cooling and resilience strategies in public and private spaces. Promote the addition of shade structures in public spaces.



West Calabasas Road Improvements Project

Proposed project elements include:

- Design and construction of a roundabout at the intersection of Calabasas Road and Mureau Road.
- Widening Calabasas Road for approximately 610 feet easterly from the intersection.
- Extending the sidewalk on the south side of the roadway approximately 480 feet between the Audi Dealership (where it currently terminates) westward to the intersection of Mureau Road.



West Calabasas Road Improvements Project



West Calabasas Road Improvements Project

Among seven different General Plan policy statements identified in the written staff report, the following policy statements and guidance support a finding that the project contributes to a General Plan conformance determination for the 2024 – 2029 CIP.

- Policy No. VI – 6: Promote the roadway designs that optimize safe traffic flow within established roadway configurations by minimizing turning movements, uncontrolled access, on-street parking, and frequent stops to the extent consistent with the character of adjacent land uses.
- Table VI – 1: Construct a roundabout, traffic signal, or other intersection operational and safety improvement at the Calabasas Road / Mureau Road intersection.
- Table VI – 1: Improve Calabasas Road between Parkway Calabasas and Mureau Road to two lanes in each direction with center turn lanes and bicycle and pedestrian facilities.



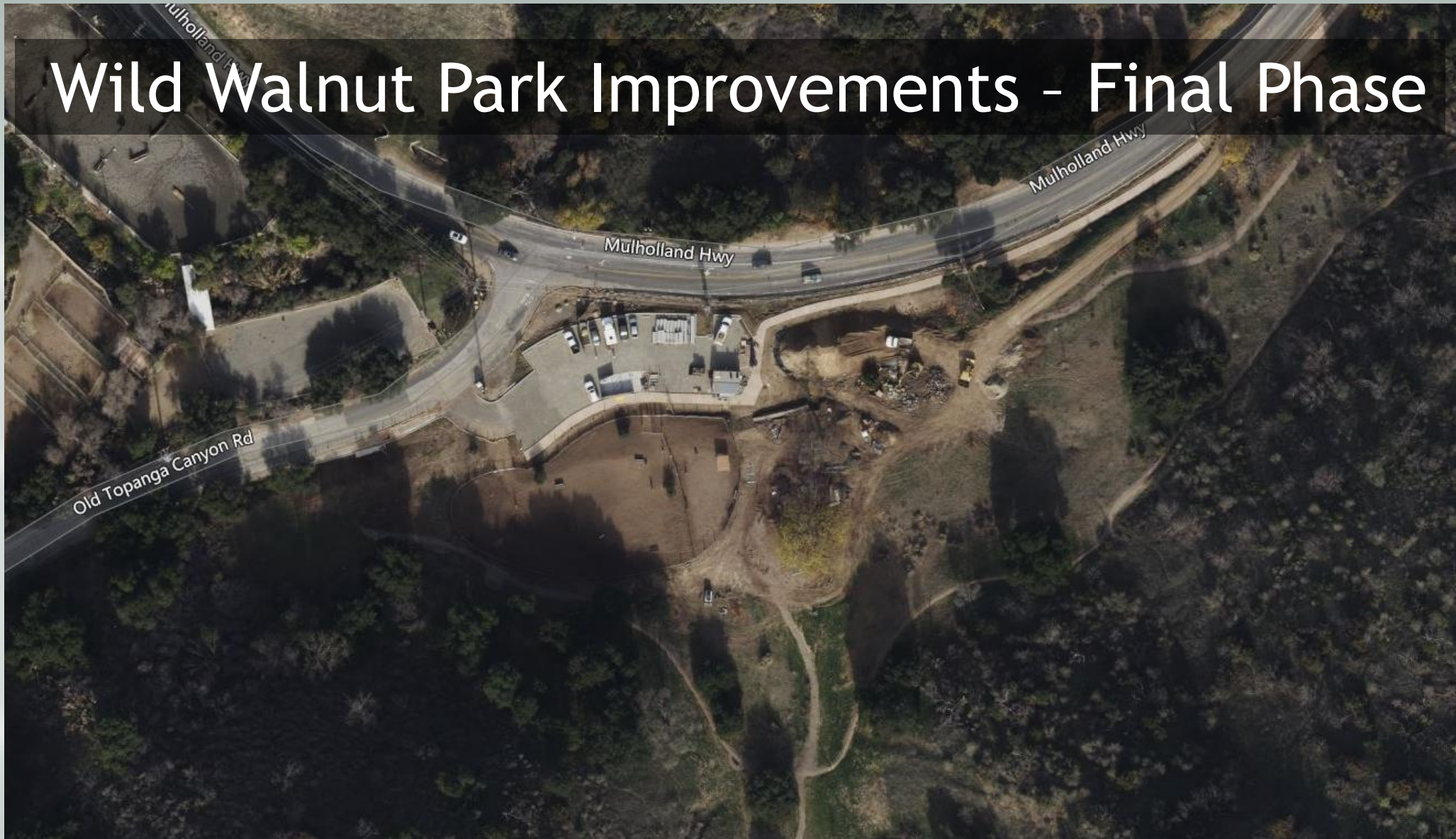
Wild Walnut Park Improvements - Final Phase

Phase Three of improvements to Wild Walnut Park:

- Play structures
- Outdoor fitness equipment
- Public restrooms.
- Phases One & Two have been completed (parking lot and dog park.)



Wild Walnut Park Improvements - Final Phase



Wild Walnut Park Improvements - Final Phase

The following General Plan policy statements and guidance support a finding that the project contributes to a General Plan conformance determination for the 2024 – 2029 CIP.

- Policy No. X – 1: Work to provide adequate facilities to support a wide range of recreational activities for children, adults, families, senior citizens, and area employees and businesses, as outlined in the 2004 Park & Recreation Master Plan.
- Policy No. X – 5: Expand City-operated recreational facilities to the extent that such facilities can be developed without unacceptable environmental impacts.
- Policy No. X – 17: Provide a wide range of recreational activities for children, adults, families, senior citizens, and area employees and businesses, along with adequate facilities to support those activities.



Historic Masson House Rehabilitation



Designated as Landmark No. 1 by the City Council, the 1903 structure requires a comprehensive rehabilitation and restoration. The work must be accomplished consistent with the U. S. Secretary of the Interior's Standards and Guidelines for Historic Preservation.

Following completion of the work, the Masson House will serve to educate the public about Calabasas history.



Historic Masson House Rehabilitation



Historic Masson House Rehabilitation

The following General Plan guidance supports a finding that the project contributes to a General Plan conformance determination for the 2024 – 2029 CIP.

- General Plan Approach: "*Calabasas will continue to facilitate the preservation and protection of historic resources.*"
- Objective Statement: "*Enhance community appreciation for the importance of historic resources and protect significant resources.*"



Recommendation

Staff recommends that the Planning Commission determine that the 2024 - 2029 Five-Fiscal-Years Capital Improvements Program for the City of Calabasas conforms to the goals and policies of the City of Calabasas 2030 General Plan, in accordance with California Government Code sections 65401 and 65402; and, that the determination be accomplished by a roll-call vote of the Commission members.

