



GENERAL PLAN

2023 ANNUAL PROGRESS REPORT

Reviewed by
Lake Forest City Council
on March 19, 2024



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I. Introduction

Government Code Section 65400 mandates that all cities and counties submit to their legislative bodies an annual report on the status of the General Plan and progress in its implementation, referred to as the “Progress Report.” The Progress Report is intended as a tool for informing local legislative bodies of the jurisdiction’s effectiveness in implementing its general plan. The Progress Report must be sent to the Governor’s Office of Planning and Research (“OPR”) and the State’s Housing and Community Development Department (“HCD”). The Progress report gives OPR the opportunity to identify statewide trends in land use decision-making and track how local planning and development activities relate to statewide planning goals and policies. In addition, OPR is able to track progress on a local jurisdiction’s comprehensive General Plan update using information provided in the Progress Report (*Annual Progress Report Guidance Memo, October 6, 2022*).

The Progress Report must be considered at a public meeting. This General Plan Annual Progress Report does not include the Housing Element Annual Progress Report, with the exception that the Housing Element implementation actions are included in the “Implementation Action Status Table” in this report. The Housing Element Annual Progress Report was reviewed concurrently at the City Council meeting on March 19, 2024.

City of Lake Forest General Plan

The City of Lake Forest incorporated in 1991 and adopted its first General Plan in 1994. For over 26 years, the 1994 General Plan served as a foundational policy document that guided public decision-making related to the City’s physical development. Since adoption of the 1994 General Plan, the City has undergone a number of significant changes – the annexations of Portola Hills and Foothill Ranch, the closure of the El Toro Marine Corps Base, and the launch of the Opportunities Study Area. The 1994 General Plan provided a strategic framework when considering issues regarding the City’s future direction and growth, how land uses should change, and which resources should be preserved and enhanced.

While the 1994 General Plan guided the City’s growth and development over time, the City is now nearing build out and transitioning from expansion and development to maintenance, preservation, rehabilitation, and reuse activities. In recognition of this transition, the City embarked on a multi-year General Plan Update process in January of 2018. Over the span of two years, the City conducted General Plan public outreach including pop-up events, an online survey, workshops, stakeholder interviews, General Plan Advisory Committee meetings, a Planning Commission meeting, and City Council study sessions. In June of 2020, the Lake Forest City Council approved the new “2040 General Plan” and the related Environmental Impact Report (EIR). General Plan 2040

included all new Elements (with the exception of the Housing Element), with new City goals, policies, and implementation actions. Subsequently, the 6th Cycle Housing Element was adopted by the City Council and the new implementation housing programs are included in this Progress Report. General Plan 2040 and the 6th Cycle Housing Element reflects the community's long-term vision and priorities focusing on new residential and mixed-uses, business development and employment attraction, preservation of natural resources, and enhancing community character and quality of life.

II. General Plan Amendments

The Lake Forest City Council approved one General Plan Amendment in 2023. General Plan Amendment (GPA) 06-23-5639 was approved by the City Council on December 5, 2023. GPA 06-23-5639 changed the General Plan land use designation for a 10-net acre site located within "The Meadows" residential community at the southeast corner of Bake Parkway and Rancho Parkway from Public Facility to Low Density Residential (2-7 du/ac).

III. Major Development Projects Approved

In 2023, the City approved numerous entitlements for new businesses in the City, changes to existing businesses, and minor construction projects. In 2023, the City reviewed applications for entitlements related to new industrial buildings and a new residential neighborhood. The processing of these applications has continued into 2024. In 2023, only one major construction project was approved by the City. The project is described below:

Use Permit 01-23-5589 was approved by the City's Planning Commission on November 9, 2023 for the construction of a new 3-story 90,621 square foot self-storage building at the existing Extra Space Storage facility located at 25650 Baffin Bay Drive. The project includes the addition of 16 parking stalls and new landscaping at the corners of the building.

IV. Implementation Program Status by Element

The City's 2040 General Plan includes the following 8 Elements: Land Use and Design, Mobility, Economic Development, Recreation and Resources, Public Safety, Public Facilities, Health and Wellness, and Housing. Each Element contains goals, policies that will guide future decisions within the City, and identifies specific implementation actions to ensure the vision and goals of the General Plan are carried out. Appendix A includes a list of each implementation action by Element, and the current status of the implementation action.

Appendix A- Implementation Action Status Table

Implementation Action Status Table



LAND USE AND DESIGN

LAKE FOREST GENERAL PLAN 2040

Implementation Action		Funding Source	Responsible Party	Timing
LU-1a	<i>Update the City's Zoning Map to be consistent with the land use designations shown in Figure LU-1.</i>	General Fund	Planning Division	Ongoing
<p>Status: With the 2022 approval of Zone Change 03-22-5511 related to the addition of new mixed-use zoning districts, the City's Zoning Map is consistent with the revised General Plan Designations from the 2040 General Plan. In 2023, there were no Zone Changes approved by the City.</p>				
LU-1b	<i>Review the standards provided in the Zoning Ordinance (Title 9 of the Lake Forest Municipal Code) and amend as necessary for consistency with General Plan policies and desired uses consistent with the City's General Plan land use designations.</i>	General Fund	Planning Division	Ongoing
<p>Status: In 2023, the City approved Zoning Code Amendments related to affordable housing incentives, low barrier navigation centers, transitional and supportive housing, streamlined review for eligible projects, employee housing parking, residential care facilities, and accessory dwelling units. These amendments implemented the goals, policies and implementation actions of the Housing Element (Housing Programs 1, 7, and 8).</p>				
LU-1c	<i>Require preparation of a developer-initiated Specific Plan for the redevelopment of the Foothill Ranch Towne Center to ensure the careful integration of residential and commercial uses combined with supporting small streets and infrastructure. Development under 10 acres should be discouraged.</i>	Project Applicant Deposit	Planning Division	Ongoing
<p>Status: City staff provides this information to potential developers that contact the City. There has been no entitlement applications for mixed-use development in the Foothill Ranch Towne Center.</p>				
LU-1d	<i>Evaluate possible implementation strategies for mixed-use activity centers/focus areas, other than Foothill Ranch Towne Center, such as a Specific Plan, Master Plan, Development Agreement, and/or conventional zoning.</i>	LEAP Grant	Planning Division	Completed
<p>Status: In 2022, the Lake Forest City Council approved Zone Change 03-22-5511 related to the addition of new mixed-use zoning districts. In the process of drafting the new ordinance, staff and a consultant evaluated different implementation strategies to create</p>				

Implementation Action		Funding Source	Responsible Party	Timing
mixed-use activity centers. The City Council adopted an ordinance that implemented conventional zoning with 5 new zoning districts. The mixed-use zoning districts identify development standards such as density, floor area ratio (FAR), building height, landscape requirements, building setbacks, and permitted uses. The ordinance also included objective design standards.				
LU-1e	<i>Implement the policies and actions in the Housing Element to enhance opportunities to provide affordable housing within the community and accommodate a range of household types, special need populations, and income levels.</i>	General Fund/ CDBG	Planning Division	Ongoing
Status: See the Housing Element Section of this table for the Housing Element implementation actions' specific status.				
LU-1f	<i>Monitor land availability through the regular review of the General Plan Land Use Map and the Zoning Map.</i>	General Fund	Planning Division	Ongoing
Status: City staff continually monitors land availability through regular review of the General Plan Land Use Map and Zoning Map.				
LU-1g	<i>Periodically review the Zoning Ordinance to ensure that the appropriate zoning districts have appropriate uses and development standards to accommodate new and emerging industries' building and site needs.</i>	General Fund	Planning Division	Ongoing
Status: In 2023, the City approved Zoning Code Amendments related to affordable housing incentives, low barrier navigation centers, transitional and supportive housing, streamlined review for eligible projects, employee housing parking, residential care facilities, and accessory dwelling units.				
LU-2a	<i>As part of the City's development review process, ensure that commercial projects are designed to be compatible with residential uses, including appropriate building massing and scale and minimization of impacts related to the operation of the use. Review of employment-generating projects should ensure that the following design concepts are addressed in projects that abut residential areas:</i> <ul style="list-style-type: none"> • <i>Appropriate building scale and/or siting;</i> • <i>Site design and noise-attenuating features to avoid exposure to excessive noise due to long hours of operation or inappropriate location of accessory structures;</i> • <i>Site and structure design to avoid excessive glare or excessive impacts from light sources onto adjacent properties; and</i> • <i>Site design to avoid unnecessary loss of community and environmental resources (archaeological, historical, ecological, recreational, etc.).</i> 	Project Applicant Deposit	Planning Division	Ongoing
Status: The City's entitlement process ensures that new commercial projects are compatible with surrounding uses and comply with the City's Design Guidelines and Zoning requirements. The design guidelines and zoning requirements ensure that new commercial buildings meet the criteria from this implementation action.				

Implementation Action		Funding Source	Responsible Party	Timing
LU-2b	<i>As part of the City's development review process, ensure that new developments are designed to minimize glare and light impacts onto adjacent properties.</i>	Project Applicant Deposit	Planning Division	Ongoing
Status: The City's entitlement process ensures that new construction projects are compatible with surrounding uses and comply with the City's zoning requirements. The City's zoning requirements include regulations to ensure no glare or light impacts onto adjacent properties. In addition, for projects with new exterior lighting, staff requires a photometric plan illustrating that the lighting will not spill over onto the adjacent properties.				
LU-2c	<i>Periodically review and amend (as needed) the Zoning Ordinance, City Subdivision Regulations, and Grading Regulations to provide consistency with new state legislation and court decisions. Review and amend Zoning Ordinance to clarify permitted and conditionally permitted uses in all districts.</i>	General Fund	Planning Division	Ongoing
Status: In 2023, the City approved ordinances to ensure consistency with state law related to affordable housing incentives, low barrier navigation centers, transitional and supportive housing, streamlined review for eligible projects, employee housing parking, residential care facilities, and accessory dwelling units.				
LU-2d	<i>Utilize a site development permit process and the California Environmental Quality Act to review proposed development projects to promote high quality in urban design and minimize environmental impacts.</i>	Project Applicant Deposit	Planning Division	Ongoing
Status: The City's entitlement process ensures that new development projects are compatible with surrounding uses and comply with the City's Design Guidelines and Zoning requirements. The City's Design Guidelines and Zoning requirements promote high-quality design. Additionally, the City's CEQA guidelines, which are consistent with State CEQA laws, ensure that environmental impacts are minimized by using mitigation measures.				
LU-2e	<i>Continue to enforce the Zoning Ordinance and other ordinances to achieve the desired level of regulation.</i>	General Fund	Code Enforcement Division	Ongoing
Status: The City's Code Enforcement Division continually enforces the City's Code based on complaints and field inspections. The City currently has a Code Enforcement Supervisor, a Senior Code Enforcement Officer, a Code Enforcement Officer, and a part-time Code Enforcement Officer to enforce the Zoning Ordinance.				
LU-2f	<i>Coordinate with the Orange County Airport Land Use Commission to review any operational or facility changes at John Wayne Airport that could impact the Lake Forest community.</i>	General Fund	Planning Division	Ongoing
Status: No changes proposed during this period.				
LU-3a	<i>As part of the design review of development and capital projects, encourage the integration of civic, cultural, natural, art, and other themes that create a</i>	General Fund	Planning Division/	Ongoing

Implementation Action		Funding Source	Responsible Party	Timing
	<i>sense of place for each neighborhood, district, and center, and contribute to the overall character of the community.</i>		Engineering Division	
Status: The City utilizes a natural looking river rock in street projects, City structures and in the City park monument signs.				
LU-3b	<i>Explore grant funding opportunities for public art to be included in projects at key gateways, major projects, or public gathering places, as appropriate.</i>	General Fund	Public Works Department	Ongoing
Status: In 2023, the City did not identify any grant funding opportunities.				
LU-4a	<i>Consider developing a design and improvement plan based on the City Capital Improvement Plan to strengthen landscaping, identification graphics, a wayfinding signage program, and other physical improvements to enhance major public thoroughfares and activity areas.</i>	General Fund	Public Works Department	Ongoing
Status: The City has initiated a project to replace all the street name signs throughout the City with new signs that include the City Logo. In addition, the City has a project to add landscaped medians on El Toro Road and enhance median/parkway landscaping throughout the city.				
LU-4b	<i>Seek grant funding (“greening” grants) to help offset or fully cover the cost of landscape improvements along public roadways.</i>	General Fund	Engineering Division	Ongoing
Status: The City is currently pursuing grant funding to replace City right-of-way parkway turf with drought tolerant landscaping.				
LU-4c	<i>Meet with Caltrans and the Transportation Corridor Agency (TCA) to stay informed regarding ongoing freeway improvements and review landscape plans at the City’s on and off-ramps.</i>	General Fund	Engineering Division	Ongoing
Status: In 2023, the City continued reviewing the Cal Trans alternative plans for the reconstruction of the I-5 on and off-ramps for El Toro Road.				
LU-5a	<i>Continually monitor the mix of uses within mixed-use areas and encourage new uses to provide new services that complement existing uses.</i>	LEAP Funding	Planning Division	Ongoing
Status: In 2023, a mixed-use project was completed known as the Shops at Portola Hills and Portola Senior Apartments. The commercial space in the project has not yet been occupied. However, the City is working with the developer to ensure the new businesses meet the Area Plan requirements that will ensure that the businesses are compatible with the residential use.				
LU-5b	<i>Develop a distinct design theme with defined design standards and guidelines for each of the focus areas to foster an identifiable image for each activity center.</i>	LEAP Funding	Planning Division	Completed
Status: In 2022, the Lake Forest City Council approved Zone Change 03-22-5511 related to the addition of new mixed-use zoning districts. The Zone Change included 5 new mixed-use zoning districts that are consistent with the mixed-use general plan land use designations in the five focus areas identified in the General Plan. The City created design standards and guidelines for each zoning district, which will foster an identifiable image for each focus area.				

Implementation Action Status Table



MOBILITY

LAKE FOREST GENERAL PLAN 2040

	Implementation Action	Funding Source	Responsible Party	Timing
M-1a	<i>Periodically coordinate with OCTA regarding the OCTA Master Plan of Arterial Highways and inform OCTA regarding Lake Forest's long-term mobility plans and priorities.</i>	General Fund	Public Works Department	Ongoing
Status: City staff generally meets monthly with OCTA, and any Master Plan of Arterial Highway changes would be discussed at this meeting.				
M-1b	<i>As part of the development review process, the Community Development Department and the Public Works Department shall require developers to complete and fund the following: 1. A local transportation analysis to ensure that the site plan incorporates City transportation goals, policies, and standards, that identifies the effects of the project on the local transportation system and identifies improvements to maintain adopted LOS standards for operations at signalized city-controlled intersections; 2. The project's proportional share of the effects on the City's circulation network through payment of fees; and 3. For local project-related circulation effects requiring improvements that are not included in an adopted fee program, either complete the necessary improvements or pay a proportional share of the cost.</i>	General Fund	Public Works Department	Ongoing
Status: As part of the development process, the traffic engineer will determine if a project requires a local transportation analysis. Based on the study, the developer may need to pay traffic mitigation fees or construct improvements.				
M-1c	<i>Periodically review and update the City's standard street plans to ensure that the plans reflect the City's goals and circulation system policies.</i>	General Fund	Public Works Department	Ongoing
Status: The City periodically reviews the standard street plans and no updates are needed at this time.				
M-1d	<i>Participate in regional planning forums to ensure that the City's concerns are considered at the regional level.</i>	General Fund	Public Works Department	Ongoing
Status: City Staff regularly attends Orange County Council of Governments (OCCOG) technical advisory meetings.				

Implementation Action		Funding Source	Responsible Party	Timing
M-1e	<i>Monitor land use, circulation planning, and the development review process of neighboring jurisdictions so that the City has an opportunity to recommend that those jurisdictions consider impacts to Lake Forest.</i>	General Fund	Public Works Department	Ongoing
Status: The City continues to review and assess neighboring jurisdictions land use, circulation planning, and development review processes for potential impacts to Lake Forest intersections.				
M-2a	<i>Periodically review and assess the vehicular level of service and City facilities to determine what, if any, improvements are warranted to maintain a safe and efficient flow of traffic throughout Lake Forest. Based on a thorough review of facility operations and funding availability, improvements may be included in the City's Capital Improvement Plan and/or required as part of project approval through the development review process.</i>	General Fund	Public Works Department	Ongoing
Status: The City continues to review and assess the vehicular level of service along with City facilities periodically. The 2023-2025 Capital Improvement Plan includes multiple projects to maintain and improve flow of traffic throughout Lake Forest, including, but not limited to, traffic signal synchronization programs, street widening and re-striping projects, and street resurfacing/slurry seals projects.				
M-2b	<i>Maintain traffic signal-interconnect systems to coordinate and control traffic flow efficiently.</i>	General Fund	Public Works Department	Ongoing
Status: The City continues to maintain and upgrade traffic signal interconnect systems to maintain appropriate communications to the traffic signals to coordinate and control traffic flow efficiently.				
M-2c	<i>Evaluate the use of roundabouts or other innovative design solutions when a thorough traffic impact assessment has been conducted, demonstrating that such an intersection design alternative would manage traffic flow and improve compatibility if it is physically and economically feasible.</i>	General Fund	Public Works Department	Ongoing
Status: During this period, the City did not review a traffic assessment that could include implementing a roundabout.				
M-2d	<i>Periodically review and update, as necessary, the City's Signal Coordination Plans.</i>	General Fund	Public Works Department	Ongoing
Status: As part of on-going Traffic Signal Synchronization Projects, the City continues to review and update the signal timing along arterial roadways periodically.				
M-3a	<i>Design, construct, operate, and maintain the street network depicted in the Mobility Element network map that provides safe and efficient access to all City areas.</i>	General Fund	Public Works Department	Ongoing
Status: The City continues to improve necessary street network systems, pursuant to the Mobility Element, through development projects and Capital Improvement Projects.				

Implementation Action		Funding Source	Responsible Party	Timing
M-3b	<i>Develop and implement the Capital Improvement Plan to maintain and repair roadways; construct and improve roadways to build out the roadway network to ensure adequate service levels.</i>	General Fund	Public Works Department	Ongoing
Status: The City continues to develop and implement Capital Improvement Projects to ensure an adequate service level. The 2023-2025 Capital Improvement Plan includes, but is not limited to, slurry seal projects for residential streets and arterial streets, intersection improvements, and signal synchronization projects to maintain the existing roadways and to improve service levels.				
M-3c	<i>When planning roadway facilities, incorporate the concept of complete streets. Complete streets include design elements for all modes that use streets, including autos, transit, pedestrians, and bicycles. Complete streets shall be developed in a context-sensitive manner. For example, it may be more appropriate to provide a Class I bike path instead of bike lanes along a major arterial.</i>	General Fund	Public Works Department	Ongoing
Status: The City continues to seek opportunities to implement additional complete street elements within our street improvement projects.				
M-3d	<i>Consider the standards set forth in the latest editions of the California MUTCD and American Association of State Highway and Transportation Officials (AASHTO) Green Book for improvement and re-striping of appropriate major collector and arterial streets to accommodate Class II bike lanes or Class IV protected bikeways in both directions, as applicable to the City of Lake Forest.</i>	General Fund	Public Works Department	Ongoing
Status: The City continues to seek opportunities to implement Class II bike lanes and provide connectivity to other regional Class II bike lanes.				
M-4a	<i>Continue to participate in regional transit planning with OCTA through regular communication and coordination.</i>	General Fund	Public Works Department	Ongoing
Status: The City generally meets with OCTA quarterly, and any regional transit planning does get discussed.				
M-4b	<i>Monitor Federal, State, and OCTA transit funding programs to identify potential funding sources for transit programs in Lake Forest. Pursue any potential funding through the identified programs.</i>	General Fund	Public Works Department	Ongoing
Status: The City continues to monitor and seek funding for transit-oriented opportunities.				
M-5a	<i>Review and update the City's Municipal Code, as necessary, to consider bicycle and pedestrian access as part of the site plan review for new development projects.</i>	General Fund	Public Works Department	Ongoing
Status: The City continues to consider opportunities through new development projects to improve bicycle and pedestrian access and provide connectivity to existing facilities.				

Implementation Action		Funding Source	Responsible Party	Timing
M-6a	<i>Evaluate the applicability of traffic calming tools in appropriate areas.</i>	General Fund	Public Works Department	Ongoing
Status: The City continues to evaluate traffic calming tools when reviewing traffic control measures to address concerns.				
M-7a	<i>Periodically review the City's parking code to ensure that it adequately addresses new types and patterns of development and new mobility technologies that may impact parking supply and/or demand in the City.</i>	General Fund	Public Works/Planning	Initiated
Status: City staff has initiated a zoning code amendment that will recommend changes to the parking code. It is anticipated that the zoning code amendment will be presented to Planning Commission and the City Council in 2024.				
M-7b	<i>Consider establishing a parking permit program in areas of the City with higher concentrations of street parking complaints and ensuring that the City properly enforces existing parking restrictions and requirements.</i>	General Fund	Public Works Department	Ongoing
Status: The City continues to consider establishing parking permit programs throughout the City at the homeowner's association and/or residents' request. The Orange County Sheriff's Department consistently enforces these parking restrictions. In addition, the City has hired two new Community Service Officers to enforce parking restrictions, including permit parking violations.				
M-8a	<i>Review and update the City's Municipal Code, as necessary, to reflect Transportation Demand Management best practices.</i>	General Fund	Public Works Department	Ongoing
Status: The City continues to monitor best practices regarding Transportation Demand Management.				
M-8b	<i>Consider allowing for a reduction in parking standards if comprehensive TDM programs and/or other parking strategies are provided.</i>	General Fund	Public Works Department	Ongoing
Status: The City continues to explore a reduction in parking standards when TDM programs are provided during the site development review phase.				
M-8c	<i>Require developments approved based on TDM plans to incorporate monitoring and enforcement of TDM targets as part of those plans.</i>	General Fund	Public Works Department	Ongoing
Status: The City requires TDM plans to have a monitoring and enforcement component to any approved development based on TDM plans.				
M-9a	<i>Update and implement the City's Freight Routes Map to ensure it serves the City's goods movement needs while considering the potential mobility conflicts and the location of sensitive land uses in the City.</i>	General Fund	Public Works Department	Ongoing
Status: The City continues to implement the City's Freight Routes Map.				
M-9b	<i>Require traffic index calculations (consistent with the State Department of Transportation) for construction on streets designated as truck routes to provide structural sections that will accommodate the projected truck volumes.</i>	General Fund	Public Works Department	Ongoing
Status: The City continues to require traffic index calculations for all new pavement and site development projects.				

Implementation Action		Funding Source	Responsible Party	Timing
M-10a	<i>Develop and support a flexible financing program to fund the roadway system's construction, maintenance, and improvement.</i>	General Fund	Public Works Department	Ongoing
Status: The City continues to explore flexible financing programs to fund roadway system improvements, including implementing LFTM and FCPP programs.				

Implementation Action Status Table



ECONOMIC DEVELOPMENT

LAKE FOREST GENERAL PLAN 2040

Implementation Action		Funding Source	Responsible Party	Timing
ED-1a	<i>Maintain an inventory of market conditions, such as market demand, labor force statistics, commercial sectors underrepresented in Lake Forest, and available sites and buildings to support business retention, expansion, and attraction efforts.</i>	General Fund	Economic Development Division	Ongoing
<p>Status: The City utilizes ESRI Business Analyst Software to track labor force statistics, and CoStar (Commercial Real Estate Information), to track commercial, industrial, and retail businesses throughout the City. In addition, as part of the Strategic Business Plan goal to maintain business attraction services to bring new retail stores and other businesses to the City, several initiatives were set including the Taste of Lake Forest 2.0, a hotel marketing campaign, brewery attraction and a grant/microloan.</p>				
ED-1b	<i>Establish a policy that determines when a fiscal impact analysis and/or market study shall be required for land use and development proposals and that stipulates the general contents required for such analysis.</i>	General Fund	Economic Development Division	Initiated
<p>Status: In the City's 2023-25 Operating Budget, staff proposed to hire a consultant to conduct a Market Study which will evaluate existing retail market conditions and provide strategies to successfully promote growth in the City. Staff currently have an agreement with a consultant for business attraction services. Services include attracting desired commercial and restaurant tenants into its regional and neighborhood shopping centers. The City's 2021-2028 Strategic Plan introduced an initiative to procure a consultant to report on the City's current shopping center inventory and recommend transition or re-tenant options based on shopper preferences and other economic trends. Staff is in the process of procuring a consultant to conduct a Shopping Center Analysis. In FY 2024-25 staff will conduct a formal RFP process for business attraction services, utilizing the analysis gained from the Shopping Center Analysis.</p>				
ED-1c	<i>Implement marketing and branding strategy identified in the City's Economic Development Action Plan.</i>	General Fund	Economic Development Division	Ongoing
<p>Status: This City implements the marketing and branding strategy through the City's Economic Development website, social media pages, and City sponsored events. The website is specifically dedicated to providing information to the City's businesses. The website includes pages on business development and attraction, a city profile, information regarding resources and resource</p>				

Implementation Action		Funding Source	Responsible Party	Timing
partners, and available commercial space in the City. The City is active on Facebook, Instagram, and LinkedIn. In addition, the City sponsors annual events such as the commercial broker round table and State of the City.				
ED-1d	<i>Identify existing undeveloped, underdeveloped, or unoccupied sites and buildings that can be categorized as “opportunity sites” for business attraction and expansion, and possible City efforts to improve the marketability of these sites, such as zoning changes or infrastructure improvements.</i>	General Fund	Economic Development Division	Ongoing
Status: The City utilizes CoStar (Commercial Real Estate Information), to track commercial, industrial, and retail businesses throughout the City. Staff currently have an agreement with a consultant for business attraction services. Services include attracting desired commercial and restaurant tenants into its regional and neighborhood shopping centers. The City's 2021-2028 Strategic Plan introduced an initiative to procure a consultant to report on the City's current shopping center inventory and recommend transition or re-tenant options based on shopper preferences and other economic trends. Staff is currently in the process of procuring a consultant to conduct a Shopping Center Analysis. In FY 2024-25 staff will conduct a formal RFP process for business attraction services, utilizing the analysis gained from the Shopping Center Analysis.				
ED-1e	<i>Identify a range of incentives, including but not necessarily limited to, bonds, assistance programs, and other benefits to attract a desirable, diverse range of companies to Lake Forest.</i>	General Fund	Economic Development Division	Ongoing
Status: The City has a no Business License requirement, offers Expedited Business Assistance Meetings, manages a dedicated Economic Development Webpage (LakeForestBusiness.com), hosts a variety of events in coordination with the local Chamber that provide networking opportunities and information about resources, provides access to free resources including SCORE Business Counselors, the Small Business Administration, Small Business Development Center, Orange County Workforce Solutions, and more.				
ED-2a	<i>Maintain and expand business engagement efforts such as a business visitation program, annual business survey, business awards, and annual recognition ceremony. Partner with the Lake Forest Chamber of Commerce to improve the effectiveness of business engagement efforts.</i>	General Fund	Economic Development Division	Ongoing
Status: Staff conducts business visitations on a regular basis. The City contracts with the Lake Forest Chamber of Commerce on a variety of events including business mixers, a new business reception, State of the City/Meet the Mayor, a social media workshop, a business expo, and more. In February 2022, City Council economic support funds were allocated to three business types: restaurants, hotels, and other industries impacted by COVID-19. Since then, the City has implemented the Community Gift Card Program and Catalytic Converter Programs.				
ED-2b	<i>Continue to prepare and share economic development marketing packages for business retention and expansion, business attraction, and business start-ups.</i>	General Fund	Economic Development Division	Ongoing

Implementation Action		Funding Source	Responsible Party	Timing
<p>Status: The City has a website (lakeforestbusiness.com) specifically dedicated to providing information to the City’s businesses. The website includes pages on business development and attraction, business resources, available commercial space in the City, and an event calendar. The City’s Economic Development Division also provides handouts on these topics for attendees at events and visitors to City Hall.</p>				
ED-2c	<i>Provide information on small business assistance programs, the agencies regulating small businesses, and distribute small business resources directories.</i>	General Fund	Economic Development Division	Ongoing
<p>Status: The City’s business website (lakeforestbusiness.com) also provides links to the organizations that partner with City to provide business resources, including SCORE, U.S. Small Business Administration, Orange County Workforce Solutions, Lake Forest Chamber of Commerce, IRS, and the California Employment Development Department. The City’s Economic Development Division also provides handouts on these topics for attendees at events and visitors to City Hall.</p>				
ED-3a	<i>Establish a business retention program that annually inventories existing industries and businesses, identifies businesses that may be at risk of closure or relocation outside of the community, includes periodic meetings with existing companies in the identified growth industries to identify service needs and assess the City’s ability to address those needs, and actively seeks to retain existing businesses that are at risk of leaving the City.</i>	General Fund	Economic Development Division	Ongoing
<p>Status: The City actively meets with businesses on an annual basis. Additionally, the Economic Development Division maintains a “Business Registration List” of all registered businesses in the City.</p>				
ED-3b	<i>Review, and update as necessary, zoning and other development regulations and application review and permitting process in order to ensure consistency with land use policies in this General Plan aimed at spurring job growth and economic development. Revisions may include increased flexibility regarding use types, business operations, site development standards, reduced parking standards near transit stations, or other changes intended to reduce impediments to development consistent with the goals of this General Plan.</i>	General Fund	Planning Division	Ongoing
<p>Status: In 2022, the Lake Forest City Council approved Zone Change 03-22-5511 related to the addition of new mixed-use zoning districts. The Zone Change included 5 new mixed-use zoning districts that are consistent with the mixed-use general plan land use designations. The new zoning districts provide increased flexibility regarding the use of the re-zoned properties. In 2023, there were no zoning code amendments related to economic development.</p>				
ED-3c	<i>Ensure that zoning and other development regulations do not include internal conflicts or other unintended development impediments that would limit full and complete utilization of sites zoned for commercial and light</i>	General Fund	Planning Division	Initiated

	Implementation Action	Funding Source	Responsible Party	Timing
	<i>industrial activities, consistent with the maximum densities and development intensities allowed by the zoning code.</i>			
Status: The City is in the process of hiring a consultant to prepare an analysis of commercial centers located in the City. The objective of the study is to provide a comprehensive report outlining challenges, opportunities, and strengths of these centers, evaluating existing retail market conditions and recommending strategies for economic growth. It is anticipated that the City will hire a consultant for this study in Spring of 2024.				
ED-3d	<i>Promote the establishment of workplace alternatives, including home occupations, shared workspaces, and telecommuting.</i>	General Fund	Economic Development Division	Ongoing
Status: The City's business website (lakeforestbusiness.com) provides resources for all businesses, including home occupations. City promotes all types of workspaces on the City's website.				
ED-4a	<i>Periodically review and update the City's Economic Development Action Plan to set the short-term economic development priorities for the City of Lake Forest, to identify business engagement efforts, and target meetings with key groups and networking events.</i>	General Fund	Economic Development Division	Ongoing
Status: The City frequently reviews the Economic Development Action plan and develops the new Economic Development programming based on the plan. Based on the review of the action plan, the City continually targets meeting with businesses throughout the City, and providing a variety of events that promote networking and access to resources/key stakeholders.				
ED-5a	<i>Maintain and publicize information about career development and training services available through the Orange County Workforce Investment Board and adult and continuing education services available through local public and private educational institutions.</i>	General Fund	Economic Development Division	Ongoing
Status: The City partners with various resource agencies including Orange County Workforce Solutions, SCORE, Small Business Development Center, Lake Forest Chamber of Commerce, and more, on Job Fairs and Career Fairs. The City also promotes training and education seminars from regional institutions including Saddleback College, Irvine Valley College, and more.				
ED-6a	<i>Review and revise Zoning Ordinance, as necessary, to allow for flexibility and diversity in commercial and mixed-use development, in order to attract new and desired development typologies.</i>	General Fund	Planning Division	Ongoing
Status: In 2022, the Lake Forest City Council approved Zone Change 03-22-5511 related to the addition of new mixed-use zoning districts. The Zone Change included 5 new mixed-use zoning districts that are consistent with the mixed-use general plan land use designations. The new zoning districts provide increased flexibility regarding the use of the re-zoned properties. There were no zoning code updates related to commercial or mixed-use development in 2023.				

Implementation Action Status Table



RECREATION AND RESOURCES

LAKE FOREST GENERAL PLAN 2040

Implementation Action		Funding Source	Responsible Party	Timing
RR-1a	<i>Pursue available resources to fund facilities and parkland maintenance, acquisition, and/or development such as General Fund, private donations, gifts and endowments, special districts, and federal and state grants.</i>	General Fund/ CDBG Funds	Public Works Department	Ongoing
Status: In 2023 the City completed the Proposition 68 grant project for upgrades to Regency Park.				
RR-1b	<i>Continue the City's systematic completion of Americans with Disabilities Act (ADA) compliance upgrades for City parks and recreation facilities.</i>	General Fund	Engineering Division	Ongoing
Status: In fiscal year 2022/2023 the City allocated CDBG funds for new ADA compliant curb ramps and audible pedestrian signals in the City's public rights-of-way.				
RR-1c	<i>Promote volunteer opportunities through various City media, including the City's website, social media, and printed publications.</i>	General Fund	Community Services Division	Ongoing
Status: The City's website includes a page dedicated to volunteering opportunities (https://www.lakeforestca.gov/en/community/volunteer-opportunities). The page includes both opportunities for volunteering through the City, and other agencies, such as Orange County Sheriff's Department and Orange County Animal Care.				
RR-1d	<i>Periodically review and update the park in-lieu fee ordinance as-necessary to better reflect current costs and needs to address park demand generated by infill development.</i>	General Fund	Planning Division	Initiated
Status: The City hired a consultant to prepare an Administrative Draft Development Impact Fee Nexus Study. This report will provide an analysis of development impact fees needed to support future development in the City of Lake Forest through 2040, including the park in-lieu fee.				
RR-1e	<i>Periodically review and update the fees charged for facility rentals, recreation programs, and other activities to ensure that they are appropriate and equitable.</i>	General Fund	Community Services Division	Ongoing
Status: The City adopted a fee schedule in 2019, which included fees for facility rentals and recreation programs. The City is currently conducting a fee study that will update the fees and will go into effect in July of 2024.				

Implementation Action		Funding Source	Responsible Party	Timing
RR-2a	<i>Prepare and distribute in electronic and hard-copy format resource guides regarding public access to regional and local open space.</i>	General Fund	Community Services Division	Ongoing
<p>Status: The City’s website includes a page dedicated to Parks and Fields (https://lakeforestca.gov/571/Parks-Fields). The page includes a park guide for all the City parks, a list of walking trails in the City, and a link to the Orange County Parks website for information on the County trails in Lake Forest. In addition, there is a park facility map in each issue of the City’s bi-annual newsletter, “The Leaflet: City News and Recreation Guide.” The Leaflet is mailed out to all residents and hard copies of the Leaflet are provided at City facilities.</p>				
RR-2b	<i>Periodically coordinate with neighboring jurisdictions to share plans regarding open space protection and access.</i>	General Fund	Planning Division	Initiated
<p>Status: In 2023, City staff attended OCFA training related to Land Use Planning for Wildfires in California-Lake Forest. In addition, the City coordinated with the County of Orange about trail access along Serrano Creek related to a current entitlement project. In the next year, the City anticipates to coordinate with the City of Irvine on their General Plan update and with OCFA related to community wildfire mitigation.</p>				
RR-3a	<i>City staff shall require applicants for future proposed ground disturbing projects to provide a technical cultural resources assessment consisting of a record search, survey, background context and project specific recommendations performed by a qualified archaeologist meeting Secretary of the Interior Standards and certified by the County of Orange. If resources are known or reasonably anticipated the recommendations shall provide a detailed mitigation plan which shall require monitoring during grading and other earthmoving activities in undisturbed sediments, provide a treatment plan for potential resources that includes data to be collected, requires professional identification, other special studies as appropriate, requires curation at an accredited museum such as the John D. Cooper Center operated by the County of Orange for artifacts meeting significance criteria, requires a comprehensive final mitigation compliance report including a catalog of specimens with museum numbers and an appendix containing a letter from the museum stating that they are in possession of the materials.</i>	Project Applicant Deposit	Planning Division	Ongoing
<p>Status: As required by CEQA, the Planning Division requires the applicant of a ground disturbing project to prepare a technical cultural resources assessment as described in this implementation action.</p>				

	Implementation Action	Funding Source	Responsible Party	Timing
RR-3b	<p><i>Require all new development, infrastructure, and other ground-disturbing projects to comply with the following conditions in the event of an inadvertent discovery of cultural resources or human remains:</i></p> <ul style="list-style-type: none"> <i>• If construction or grading activities result in the discovery of significant historic or prehistoric archaeological artifacts or unique paleontological resources, all work within 100 feet of the discovery shall cease, the Director of Community Development shall be notified, the resources shall be examined by a qualified archaeologist, paleontologist, or historian for appropriate protection and preservation measures; and work may only resume when appropriate protections are in place and have been approved by the Community Development Director; and</i> <i>• If human remains are discovered during any ground disturbing activity, work shall stop until the Director of Community Development and the Orange County Coroner have been contacted. If the human remains are determined to be of Native American origin, the Native American Heritage Commission and the most likely descendants shall be consulted; and work may only resume when appropriate measures have been taken and approved by the Community Development Director.</i> <p><i>LAKE FOREST 2040 RR-5</i></p>	Project Applicant Deposit	Planning Division	Ongoing
<p>Status: The Planning Division has a standard Condition of Approval that is placed on relevant entitlement applications to ensure compliance with this implementation action.</p>				
RR-3c	<p><i>City staff shall require applicants for future proposed projects with intact extant building(s) more than 45 years old to provide a historic resource technical study evaluating the significance and data potential of the resource. If significance criteria are met, detailed mitigation recommendations are required as part of the technical study. All work will be performed by a qualified architectural historian meeting Secretary of the Interior Standards.</i></p>	Project Applicant Deposit	Planning Division	Ongoing
<p>Status: The Planning Division requires the applicant of a development project to prepare this study when intact extant buildings more than 45 years old are present on a site.</p>				
RR-3d	<p><i>Require all development, infrastructure, and other ground-disturbing projects to comply with the following conditions in the event of an inadvertent discovery of a paleontological resource:</i></p> <ul style="list-style-type: none"> <i>• If construction or grading activities result in the discovery of significant</i> 	Project Applicant Deposit	Planning Division	Ongoing

Implementation Action		Funding Source	Responsible Party	Timing
	<i>prehistoric archaeological artifacts or unique paleontological resources, all work within 100 feet of the discovery shall cease, the Director of Community Development shall be notified, the resources shall be examined by a qualified archaeologist, paleontologist, or historian for appropriate protection and preservation measures; and work may only resume when appropriate protections are in place and have been approved by the Director of Community Development.</i>			
Status: The Planning Division has a Standard Condition of Approval that is placed on relevant entitlement applications.				
RR-4a	<i>Review all new industrial and commercial development projects for potential air quality impacts to residences and other sensitive receptors. Ensure that mitigation measures and best management practices are implemented to reduce significant emissions of criteria pollutants.</i>	Project Applicant Deposit	Planning Division	Ongoing
Status: As required by the City’s CEQA Guidelines and State CEQA laws, the Planning Division requires the applicant of a new industrial or commercial development to prepare a technical air quality study with mitigation measures, as applicable.				
RR-4b	<i>Review development, infrastructure, and planning projects for consistency with SCAQMD requirements during the CEQA review process. Require project applicants to prepare air quality analyses to address SCAQMD and General Plan requirements, which include analysis and identification of: 1. Air pollutant emissions associated with the project during construction, project operation, and cumulative conditions. 2. Potential exposure of sensitive receptors to toxic air contaminants. 3. Significant air quality impacts associated with the project for construction, project operation, and cumulative conditions. 4. Mitigation measures to reduce significant impacts to less than significant or the maximum extent feasible where impacts cannot be mitigated to less than significant.</i>	Project Applicant Deposit	Planning Division	Ongoing
Status: In accordance with the City’s adopted “CEQA Significance Thresholds” document, all air quality analyses for development and infrastructure projects address SCAQMD requirements.				
RR-4c	<i>Work with Orange County and the South Coast Air Quality Management District to implement programs aimed at improving regional air quality.</i>	General Fund	Community Development	Initiated
Status: In 2023, the City started the process of hiring a consultant to assist with the City’s Sustainability Implementation Program (SIP). The contract for the consultant will be reviewed by the City Council in early 2024. The SIP includes public outreach via a new sustainability website, educational flyers, and newsletter articles. This implementation action will be addressed in the SIP.				

Implementation Action		Funding Source	Responsible Party	Timing
RR-4d	<i>Continue to review development projects to ensure that all new public and private development complies with the California Code of Regulations (CCR), Title 24 standards as well as the energy efficiency standards established by the Lake Forest Municipal Code.</i>	General Fund	Building Division	Ongoing
Status: The City adopted (by reference) the 2022 Edition of the California Standards Code (California Code of Regulations, Title 24). All applicable plans submitted for building permits are reviewed for compliance with these Codes.				
RR-4e	<i>Monitor GHG emissions generated by the community over time for consistency with the established GHG reduction targets, and update the City's community GHG Inventory every five years. In the event that the City determines that ongoing efforts to reduce GHG emissions are not on track to meet the City's adopted GHG reduction targets, the City shall establish and adopt new and/or revised GHG reductions measures that will effectively meet the established GHG reduction targets.</i>	General Fund	Community Development	Initiated
Status: In 2023, the City started the process of hiring a consultant to assist with the City's Sustainability Implementation Program (SIP). The SIP includes an update to the GHG Inventory. The contract for the consultant will be reviewed by the City Council in early 2024. This implementation action will be addressed in the SIP.				
RR-4f	<i>Provide the necessary facilities and infrastructure to facilitate the use of City-owned low or zero emission vehicles such as electric vehicle charging facilities and conveniently located alternative fueling stations at key City facilities as operations necessitate and/or as funding becomes available.</i>	General Fund/Grants	Public Works Department	Ongoing
Status: In 2023, the City started the process of hiring a consultant to assist with the City's Sustainability Implementation Program (SIP). The contract for the consultant will be reviewed by the City Council in early 2024. The SIP includes identification of potential City sustainability programs. This implementation action will be addressed in the SIP.				
RR-4g	<i>Evaluate and consider multi-modal transportation benefits to all City employees, such as free or low-cost monthly transit passes. Encourage employer participation in similar programs. Encourage new transit/shuttle services and use.</i>	General Fund	Human Resources Division	Initiated
Status: In 2023, the City started the process of hiring a consultant to assist with the City's Sustainability Implementation Program (SIP). The contract for the consultant will be reviewed by the City Council in early 2024. The SIP includes identification of potential City sustainability programs. This implementation action will be addressed in the SIP.				
RR-4h	<i>Evaluate and consider the feasibility of allowing private bicycle rental companies to operate in Lake Forest.</i>	General Fund	Planning Division	Initiated

Implementation Action		Funding Source	Responsible Party	Timing
<p>Status: In 2023, the City started the process of hiring a consultant to assist with the City’s Sustainability Implementation Program (SIP). The contract for the consultant will be reviewed by the City Council in early 2024. The SIP includes a bicycle/scooter rental feasibility analysis. This implementation action will be addressed in the SIP.</p>				
RR-4i	<i>Encourage community car-sharing and carpooling.</i>	General Fund	Planning Division	Initiated
<p>Status: In 2023, the City started the process of hiring a consultant to assist with the City’s Sustainability Implementation Program (SIP). The contract for the consultant will be reviewed by the City Council in early 2024. The SIP includes identification of potential City sustainability programs and public outreach via a new sustainability website, educational flyers, and newsletter articles. This implementation action will be addressed in the SIP.</p>				
RR-4j	<i>Support the establishment and expansion of a regional network of electric vehicle charging stations and encourage the expanded use of electric vehicles.</i>	General Fund	Building and Planning Division	Ongoing
<p>Status: In 2023, City staff approved many EV charging stations ministerially. In addition, another large Tesla charging center at Hunter Court is being reviewed ministerially.</p>				
RR-4k	<i>Establish and adopt standards and requirements for electric vehicle parking, including minimum requirements for the installation of electric vehicle charging stations in new multi-family residential and commercial, office, and light industrial development.</i>	General Fund	Building Division	Completed
<p>Status: The City adopted the 2022 California Green Building Code 4.160.4 and 5.106.5, which includes minimum requirements for the installation of electric vehicle charging stations in new multi-family residential and commercial, office, and light industrial development.</p>				
RR-4l	<i>Periodically review and update the City’s Green Building Program to reflect best practices, such as encouraging the use of cement substitutes and recycled building materials for new construction.</i>	General Fund	Building Division	Initiated
<p>Status: In 2023, the City started the process of hiring a consultant to assist with the City’s Sustainability Implementation Program (SIP). The SIP includes public outreach via a new sustainability website, educational flyers, and newsletter articles. This implementation action will be addressed in the SIP.</p>				
RR-4m	<i>Update the City’s Green Building Program to promote the reduction of urban heat islands through vegetation management and cool surfaces. Encourage multi-family residential and nonresidential development to increase the use of higher-albedo materials for surfaces including roofs, parking areas, driveways, roads, and sidewalks. Encourage developments with parking lot areas to shade these areas with vegetation or solar panels</i>	General Fund	Building and Planning Divisions	Initiated

	Implementation Action	Funding Source	Responsible Party	Timing
	<i>when appropriate. Support various programs to plant and maintain trees, which can also contribute to a reduction of urban heat islands.</i>			
<p>Status: In 2023, the City started the process of hiring a consultant to assist with the City’s Sustainability Implementation Program (SIP). The contract for the consultant will be reviewed by the City Council in early 2024. The SIP includes public outreach via a new sustainability website, educational flyers, and newsletter articles. This implementation action will be addressed in the SIP.</p>				
RR-4n	<p><i>Future development projects implemented under the General Plan will be required to demonstrate consistency with SCAQMD construction emission thresholds. Where emissions from individual projects exceed SCAQMD thresholds, the following actions shall be incorporated as necessary to minimize impacts. These measures do not exclude the use of other, equally effective mitigation measures.</i></p> <ul style="list-style-type: none"> <i>• Require all off-road diesel equipment greater than 50 horsepower (hp) used for this Project to meet USEPA Tier 4 final off-road emission standards or equivalent. Such equipment shall be outfitted with Best Available Control Technology (BACT) devices including a California Air Resources Board Certified Level 3 Diesel Particulate Filter (DPF) or equivalent. This DPF will reduce diesel particulate matter and NOx emissions during construction activities.</i> <i>• Require a minimum of 50 percent of construction debris be diverted for recycling.</i> <i>• Require building materials to contain a minimum 10 percent recycled content.</i> <i>• Require materials such as paints, primers, sealants, coatings, and glues to have a low volatile organic compound concentration compared to conventional products. If low VOC materials are not available, architectural coating phasing should be extended sufficiently to reduce the daily emissions of VOCs.</i> 	General Fund	Planning and Building Divisions	Ongoing
<p>Status: During the CEQA process, these measures, or very similar measures, are added as mitigation measures and/or conditions of approval.</p>				
RR-4o	<p><i>Future development projects implemented under the General Plan will be required to demonstrate consistency with SCAQMD’s operational emission thresholds. For projects where operational emissions exceed regulatory thresholds, the following measures may be used to reduce impacts. Note the following measures are not all inclusive and developers have the</i></p>	General Fund	Planning Division	Ongoing

	Implementation Action	Funding Source	Responsible Party	Timing
	<p><i>option to add or substitute measures that are equally or more appropriate for the scope of their project.</i></p> <ul style="list-style-type: none"> • <i>Develop a project specific TDM program for residents and/or employees that provides opportunities for carpool/vanpools.</i> • <i>Provide onsite solar/renewable energy in excess of regulatory requirements.</i> • <i>Require that owners/tenants of non-residential or multi-family residential developments use architectural coatings that are 10 grams per liter or less when repainting/repairing properties.</i> • <i>Require driplless irrigation and irrigation sensor units that prevent watering during rain storms.</i> • <i>Ensure all parking areas are wired for capability of future EV charging and include EV charging stations that exceed regulatory requirements.</i> 			
<p>Status: During the CEQA process, these measures, or very similar measures, are added as mitigation measures and/or conditions of approval.</p>				
RR-5a	<p><i>Maintain a buffer area between natural (not manmade) waterways and urban development to protect water quality and riparian areas.</i></p>	Applicant Funded Deposit	Planning Division	Ongoing
<p>Status: During the environmental review for new projects, the applicant is required to submit biologic and hydrologic studies as well as a Water Quality Management Plan to insure adequate buffers and protection of water quality.</p>				
RR-5b	<p><i>Require new development, as well as infrastructure projects, long-range planning projects, and other projects, to comply with the requirements of the Orange County Central-Coastal Natural Community Conservation Plan/Habitat Conservation Plan (NCCP/HCP) to ensure that potentially significant impacts to special-status species and sensitive resources are adequately addressed.</i></p>	Applicant Funded Deposit	Planning Division	Ongoing
<p>Status: During the environmental review for new projects, the applicant is required to submit biological studies and to comply with the requirement of the NCCP/HCP, as applicable.</p>				
RR-5c	<p><i>Require new development which has the potential to result in water quality impacts to the City's creeks and the local groundwater basin to implement all feasible mitigation measures to reduce impacts.</i></p>	Applicant Funded Deposit	Engineering and Environmental Compliance Divisions	Ongoing

Implementation Action		Funding Source	Responsible Party	Timing
<p>Status: As part of the City’s development process, the applicant is required to submit a Water Quality Management Plan that details the necessary compliance measures that will be implemented to eliminate or reduce impacts. There are no significant groundwater basins in south Orange County.</p>				
RR-5d	<p><i>Publicize volunteer-based programs that organize community creek restoration and/or cleanup events and provide public education regarding the benefits of city and regional water resources.</i></p>	General Fund	Environmental Compliance Division	Ongoing
<p>Status: In 2023, the City’s Environmental Compliance Division hosted “H2O for HOAs,” which is an outreach and education event targeting HOAs, board of directors, property managers, and contractors to benefit the creeks, watersheds, to reduce or eliminate pollution and promote water conservation. In addition, the City incorporates programmatic planning which includes creek restoration and other water resource project opportunities into its Local Implementation Plan, Water Quality Improvement Plan, and is a participating agency in two Integrated Regional Water Management Plans. Each of these project planning initiatives has critical components which facilitate participation and input from non-governmental organizations (NGOs), and the public. Moreover, the City promotes and hosts several cleanup events throughout the City which focus on education and efforts to prevent pollutants from entering in the local waterways and environmental resources.</p>				
RR-6a	<p><i>Regularly monitor the level of service provided by waste and recycling collection contractors to ensure that service levels meet the terms of the contract.</i></p>	General Fund	Public Works Department	Ongoing
<p>Status: The franchise hauler, CR&R, provides monthly reports to the City with certain performance measures based on the franchise agreement. The City meets with CR&R monthly to review these measures.</p>				
RR-6b	<p><i>Include standard language in requests for services and in City agreements requiring contractors to use best management practices to maximize diversion of waste from the landfill in order to meet the City’s specified diversion rates.</i></p>	General Fund	Public Works and Finance Departments	Ongoing
<p>Status: Standard language is included in requests for services and in City agreements for services that would generate waste. For example, landscape contractors are required to submit monthly green waste diversion reports to the City. In addition, construction contractors are required to submit proof of waste diversion to the City per the standard construction contract.</p>				
RR-6c	<p><i>Encourage recycling, reuse, and appropriate disposal of hazardous materials, including the following:</i></p> <ul style="list-style-type: none"> • <i>Increased participation in single family and multifamily residential curbside recycling programs;</i> • <i>Increased participation in commercial and industrial recycling programs for paper, cardboard, and plastics;</i> • <i>Reduce yard and landscaping waste through methods such as</i> 	General Fund	Public Works Department	Ongoing

Implementation Action		Funding Source	Responsible Party	Timing
	<i>composting, grass recycling, and using resource efficient landscaping techniques; and</i>			
Status: The franchise hauler, CR&R, employs two recycling coordinators, dedicated solely to the City of Lake Forest, to encourage residential and commercial recycling. CR&R performs waste characterization studies and provides education materials to residents and businesses to instruct and encourage proper recycling. In 2021, the City implemented organics recycling as required by SB 1383.				
RR-6d	<i>Encourage local businesses to provide electronic waste (e-waste) drop-off services and encourage residents and businesses to properly dispose of, or recycle, e-waste.</i>	General Fund	Public Works Department	Ongoing
Status: The franchise hauler, CR&R, provides curbside e-waste collection. In addition, the City promotes e-waste recycling through its semi-annual Household Hazardous Waste drop-off events. The City's website has further information regarding free e-waste recycling provided by the County of Orange at its four Household Hazardous Waste collection sites.				

Implementation Action Status Table



PUBLIC SAFETY

LAKE FOREST GENERAL PLAN 2040

Implementation Action		Funding Source	Responsible Party	Timing
PS-1a	<i>Review development proposals to ensure compliance with California Health and Safety Code Section 19100 et seq. (Earthquake Protection Law), which requires that buildings be designed to resist stresses produced by natural forces such as earthquakes and wind.</i>	General Fund	Building Division	Ongoing
<p>Status: The City has adopted (by reference) the 2022 Edition of the California Building Standards Code (California Code of Regulations, Title 24) with local amendments. The City’s Building Division reviews all development proposals and ensures that all new buildings are designed in accordance with the California Building Standards Code.</p>				
PS-1b	<i>Update building, zoning, and grading codes as needed to ensure adopted standards mitigate potential seismic hazards and comply with the Alquist-Priolo Act and Unreinforced Masonry Law.</i>	General Fund	Building Division	Ongoing
<p>Status: The City has adopted (by reference) the 2022 Edition of the California Building Standards Code (California Code of Regulations, Title 24) with local amendments, which addresses potential seismic hazards and complies with the Alquist-Priolo Act and Unreinforced Masonry Law.</p>				
PS-1c	<i>Establish a public relations and education program to increase public awareness on potential geologic and seismic hazards in the community, their associated risks, and preparedness strategies.</i>	General Fund	Management Services	Ongoing
<p>Status: The City’s website has an emergency preparedness webpage, that included specific information on earthquake preparedness (https://www.lakeforestca.gov/en/departments/public-safety/emergency-preparedness/earthquake-preparedness). In addition, the Community Development Department completed the City’s Draft Local Hazard Mitigation Plan which will include hazard mitigation actions related to earthquakes.</p>				
PS-2a	<i>In the event of a significant wildfire in the upslope areas east of the City, the City shall immediately coordinate with relevant federal, state, and local agencies, including but not limited to the USDA, USFS, CAL FIRE, the Orange County Flood Control District, and OCFA to establish and implement, as feasible, a flooding and debris flow prediction and monitoring program. The intent of the program shall be to map and assess</i>	General Fund	Public Works	Ongoing

	Implementation Action	Funding Source	Responsible Party	Timing
	<i>the likelihood of debris flow (in %), potential volume of debris flow (in m3), and combined relative debris flow hazard. In the event that a flood or debris flow risk is predicted during a subsequent storm event, the City shall implement procedures contained in the Emergency Operations Plan to notify residents and business owners of evacuation orders in affected areas. This action is written and adopted with the understanding that the City of Lake Forest does not possess the resources to implement such a monitoring program independently, and must rely on the expertise and resources of outside agencies.</i>			
Status: The City did not have any wildfires in 2023. However, when there is a wildfire in the City, the City coordinates with the County of Orange to establish a debris flow prediction and monitoring program.				
PS-2b	<i>If applicable, mitigate existing non-conforming publicly owned development to contemporary fire safe standards where feasible, including road standards and vegetative hazards</i>	General Fund	Public Works	Ongoing
Status: The City conducts weed abatement when necessary on all public property to reduce vegetative fire hazards.				
PS-2c	<i>Continue to require that all new habitable structures be designed in accordance with the most recent California Building and Fire Code with local amendments adopted by the City, including the use of fire sprinklers in residential structures.</i>	General Fund	Building Division	Ongoing
Status: The City has adopted (by reference) the 2022 Edition of the California Building Standards Code (California Code of Regulations, Title 24) with local amendments. These codes include both the 2022 California Building Code and Fire Code. All applicable plans submitted for building permits are reviewed for compliance with these Codes.				
PS-2d	<i>Participate in Mutual Aid Agreements with neighboring cities and the Orange County Operational Area, described in the 2019 Unified County of Orange and Orange County Operational Area Emergency Operations Plan, as required by the Orange County Fire Authority.</i>	General Fund		Ongoing
Status: The City participates in Mutual Aid Agreements with neighboring cities, as required by OCFA.				
PS-3a	<i>Monitor changes in Federal and State laws and regulations related to local flood protection, including the National Flood Insurance Program and incorporate necessary changes into the Municipal Code, the City's Emergency Operations Plan, and building codes as required and ensure that the City's regulations continue to require that new development within flood hazard zones is consistent with this Safety Element and is required to</i>	General Fund	Engineering and Water Quality Divisions	Ongoing

Implementation Action		Funding Source	Responsible Party	Timing
	<i>meet the flood protection requirements of State law, including but not limited to Government Code Sections 65007, 65865.5, 65962 and 66474.5.</i>			
Status: The City monitors changes in federal and state laws related to local flood protection. In 2023, no changes in these laws have required changes to the City’s Municipal Code, the City’s Emergency Operations Plan, or the local amendments to the City’s building codes. As part of the City’s monitoring efforts, however, the City has been actively tracking and submitting written comments to the US Army Corps of Engineers and the US Environmental Protection Agency as part of the federal rule making concerning the legal and regulatory definition and application of waters of the United States, also known as “WOTUS”. The City’s participation and efforts in the federal rule making concerning WOTUS has continued over three presidential administrations and is focused on potential significant negative impacts to the City’s ability to operate and maintain its storm drain and flood control infrastructure in order to preserve and protect life and property as well as implement an effective environmental program for pollution prevention and enforcement. As part of the review of new developments in flood hazard zones, the City ensures that the development is consistent with the General Plan’s Safety Element and applicable State laws.				
PS-3b	<i>Continue to disseminate information on flooding, flood control on private property, floodplains, and flood preparedness to the public.</i>	General Fund	Engineering Division	Ongoing
Status: The City responds to resident’s emails and phone calls related to questions about Flood Zones. The City’s website also includes an online FEMA flood map.				
PS-3c	<i>Communicate with FEMA annually regarding updates to Flood Insurance Rate Maps and Letter of Map Revisions.</i>	General Fund	Engineering Division	Ongoing
Status: FEMA periodically coordinates with the City on Letter of Map Revisions. The City did not receive any Letter of Map revisions in 2023.				
PS-3d	<i>Periodically review county, state, and federal flood control best practices and incorporate appropriate standards into the Municipal Code.</i>	General Fund	Engineering Division	Ongoing
Status: The City periodically reviews changes to county, state and federal flood control best practices. In 2023, no changes in these best practices have required any changes to the City’s Municipal Code.				
PS-3e	<i>Work with the Orange County Flood Control District to apply for grants that provide funding for local drainage controls, FEMA’s Hazard Mitigation Grant and Flood Mitigation Assistance Programs, and their Pre-disaster Mitigation Program, CalEPA and the CA State Water Resources Control Board offer grants to municipalities throughout California.</i>	General Fund	Engineering Division	Ongoing
Status: In 2020, the City submitted a grant request for potential funding of improvements to the Serrano Creek channel. After nominating the Serrano Creek areas for OCFCD project consideration for multiple years, it was not nominated during 2023 because the OCFCD indicated they would not support a Serrano Creek project. However, the LHMP preparation was included as part of the FY 22-23 budget. The City will continue to seek grants to allocate funds towards the implementation of approved mitigation strategies. Funding will be added during year four of the adopted LHMP in preparation for the 5-year update.				

Implementation Action		Funding Source	Responsible Party	Timing
PS-4a	<i>As part of the development review process, require projects that result in significant risks associated with hazardous materials to include measures to address the risks and reduce the risks to an acceptable level.</i>	General Fund	Planning Division	Ongoing
Status: As part of the CEQA process, an initial study requires that impacts from hazardous materials be studied. When risks are associated with hazardous materials, the environmental consultant will provide appropriate mitigation measures to reduce the risk.				
PS-4b	<i>Continue to require the submittal of information regarding hazardous materials manufacturing, storage, use, transport, and/or disposal by existing and proposed businesses and developments to the Orange County Fire Authority.</i>	General Fund	Building Division	Ongoing
Status: The City's Building Division provides information and the OCFA application for hazardous materials manufacturing, storage, use, transport, and/or disposal for existing and proposed businesses and developments.				
PS-4c	<i>Continue to promote off-site hazardous materials and/or electronic waste drop-off.</i>	General Fund	Public Works Department	Ongoing
Status: The City hosts two Household Hazardous Waste Events each year to collect and dispose of hazardous wastes at no charge to the City's residents. Additionally, the City's website has a page dedicated to trash and recycling (https://lakeforestca.gov/293/Trash-Recycling). The webpage includes information on where to safely dispose of hazardous materials and electronic waste.				
PS-5a	<i>Explore grant funding for the preparation of a Local Hazard Mitigation Plan for the City of Lake Forest.</i>	General Fund	Community Development	Completed
Status: In 2021, the City submitted a grant application for funding for the preparation of a Local Hazard Mitigation Plan. In 2022, the City received grant funding for \$82,000 from CalFire for the Local Hazard Mitigation Plan. The LHMP preparation was included as part of the FY 22-23 budget. The City will continue to seek grants to allocate funds towards the implementation of approved mitigation strategies. Funding will be added during year four of the adopted LHMP in preparation for the 5-year update.				
PS-5b	<i>Regularly practice implementation of the City's Emergency Operations Plan and update it regularly.</i>	General Fund	Management Services	Ongoing
Status: In 2023, the update to the City's Emergency Operations Plan was completed and the City conducted two Emergency Operation Center (EOC) trainings and exercises for those employees assigned a role in the EOC. The City also provided EOC training on WEBEOC, which is supported by Orange County Emergency Management Division. The City's Emergency Operations Plan has been reviewed and next update is anticipated for 2025.				
PS-5c	<i>Regularly review County and State emergency response procedures that must be coordinated with City procedures.</i>	General Fund	Management Services	Ongoing
Status: The update to the City's Emergency Operations Plan was completed in 2023. Through the regular monthly participation of the Orange County Emergency Management Organizations (OCEMO) updates to the County Plans and State response procedures are reviewed.				

Implementation Action		Funding Source	Responsible Party	Timing
PS-6a	<i>Update Chapter 11.16 of the Lake Forest Municipal Code to ensure that the noise standards are consistent with this General Plan, including Tables PS-1 and PS-2, and to require new residential, mixed-use with a residential component, and other noise-sensitive development to be designed to minimize noise exposure to noise sensitive uses through incorporation of site planning and architectural techniques. The update shall also include noise standards for residential uses within a mixed-use development, which may differ from other adopted residential noise standards.</i>	General Fund	Planning Division	Initiated
<p>Status: In 2023, the City hired a consultant to assist with amendments to the City's Noise Ordinance (Lake Forest Municipal Code Section 11.16), General Plan Public Safety Element Section Noise Section, and Lake Forest CEQA Significance Threshold Guide Noise Section. Staff is currently working with the consultant to draft these amendments for review by the City's Planning Commission and City Council in 2024.</p>				
PS-6b	<i>Review new development projects for compliance with the noise requirements established in this General Plan, including the standards established in Tables PS-1 and PS-2. Where necessary, require new development to mitigate excessive noise through best practices, including building location and orientation, building design features, placement of noise generating equipment away from sensitive receptors, shielding of noise-generating equipment, placement of noise-tolerant features between noise sources and sensitive receptors, and use of noise-minimizing materials such as rubberized asphalt.</i>	Project Applicant Deposit	Planning Division	Ongoing
<p>Status: The City's development process requires a noise study for most new development and for uses that could potentially generate noise impacts. The noise study must show compliance with the City's noise ordinance and the General Plan Noise criteria.</p>				
PS-6c	<i>Require acoustical studies for all new discretionary projects, including those related to development and transportation, which have the potential to generate noise impacts which exceed the standards identified in this General Plan. The studies shall include representative noise measurements, estimates of existing and projected noise levels, and mitigation measures necessary to ensure compliance with this element.</i>	Project Applicant Deposit	Planning Division	Ongoing
<p>Status: The City's development process requires a noise study for most new development and for uses that could potentially generate noise impacts. The noise study must show compliance with the City's noise ordinance and the General Plan Noise criteria.</p>				

	Implementation Action	Funding Source	Responsible Party	Timing
PS-6d	<p><i>In making a determination of impact under the California Environmental Quality Act (CEQA), a substantial increase will occur if ambient noise levels have a substantial increase. Generally, a 3 dB increase in noise levels is barely perceptible, and a 5 dB increase in noise levels is clearly perceptible. Therefore, increases in noise levels shall be considered to be substantial when the following occurs:</i></p> <ul style="list-style-type: none"> <i>• When existing noise levels are less than 60 dB, a 5 dB increase in noise will be considered substantial;</i> <i>• When existing noise levels are between 60 dB and 65 dB, a 3 dB increase in noise will be considered substantial;</i> <i>• When existing noise levels exceed 65 dB, a 1.5 dB increase in noise will be considered substantial.</i> 	Project Applicant Deposit	Planning Division	Ongoing
<p>Status: The City’s development process requires a noise study for most new development and for uses that could potentially generate noise impacts. The noise study must show compliance with the City’s noise ordinance and the General Plan Noise criteria.</p>				
PS-6e	<p><i>Update the City’s Noise Ordinance (Chapter 11.16) to reflect the noise standards established in this General Plan and proactively enforce the City’s Noise Ordinance, including requiring the following measures for construction:</i></p> <ul style="list-style-type: none"> <i>• Restrict construction activities to the hours of 7:00 a.m. to 7:00 p.m. on Monday through Friday, and 8:00 a.m. to 6:00 p.m. on Saturdays. No construction shall be permitted outside of these hours or on Sundays or legal City of Lake Forest holiday without a specific exemption issued by the City.</i> <i>• A Construction Noise Management Plan shall be submitted by the applicant for construction projects, when determined necessary by the City. The Construction Noise Management Plan shall include proper posting of construction schedules, appointment of a noise disturbance coordinator, and methods for assisting in noise reduction measures.</i> <i>• Noise reduction measures may include, but are not limited to, the following:</i> <ul style="list-style-type: none"> <i>○ Equipment and trucks used for project construction shall utilize the best available noise control techniques (e.g., improved mufflers, equipment redesign, use of intake silencers, ducts,</i> 	General Fund	Planning Division	Initiated

	Implementation Action	Funding Source	Responsible Party	Timing
	<p><i>engine enclosures and acoustically attenuating shields or shrouds) wherever feasible. o Except as provided herein, impact tools (e.g., jack hammers, pavement breakers, and rock drills) used for project construction shall be hydraulically or electrically powered to avoid noise associated with compressed air exhaust from pneumatically powered tools. However, where use of pneumatic tools is unavoidable, an exhaust muffler on the compressed air exhaust shall be used. This muffler can lower noise levels from the exhaust by up to about 10 dBA. External jackets on the tools themselves shall be used, if such jackets are commercially available. this could achieve a reduction of 5 dBA. Quieter procedures shall be used, such as drills rather than impact equipment, whenever such procedures are available and consistent with construction procedures.</i></p> <ul style="list-style-type: none"> <i>o Temporary power poles shall be used instead of generators where feasible.</i> <i>o Stationary noise sources shall be located as far from adjacent properties as possible, and they shall be muffled and enclosed within temporary sheds, incorporate insulation barriers, or use other measures as determined by the City of provide equivalent noise reduction.</i> <i>o The noisiest phases of construction shall be limited to less than 10 days at a time. Exceptions may be allowed if the City determines an extension is necessary and all available noise reduction controls are implemented.</i> <i>o Delivery of materials shall observe the hours of operation described above. Truck traffic should avoid residential areas to the extent possible.</i> <ul style="list-style-type: none"> <i>• Require new development to minimize vibration impacts to adjacent uses during demolition and construction. For sensitive historic structures, a vibration limit of 0.08 in/sec PPV (peak particle velocity)</i> 			

Implementation Action		Funding Source	Responsible Party	Timing
	<i>will be used to minimize the potential for cosmetic damage to the building. A vibration limit of 0.30 in/sec PPV will be used to minimize the potential for cosmetic damage at buildings of normal conventional construction.</i>			
Status: In 2023, the City hired a consultant to assist with amendments to the City's Noise Ordinance, General Plan Public Safety Element Section Noise Section, and Lake Forest CEQA Significance Threshold Guide Noise Section. Staff is currently working with the consultant to draft these amendments for review by the City's Planning Commission and City Council in 2024.				
PS-6f	<i>The City shall require new residential projects located adjacent to major freeways, hard rail lines, or light rail lines to follow the FTA vibration screening distance criteria to ensure that residential uses are not exposed to vibrations exceeding 72 VdB for frequent events (more than 70 events per day), 75 VdB for occasional events (30-70 events per day), or 80 VdB for infrequent events (less than 30 events per day).</i>	General Fund	Planning Division	Ongoing
Status: Since the adoption of the 2040 General Plan, the City has not had any new applications for residential projects located adjacent to major freeways or rail lines.				
PS-7a	<i>Provide information and resources to the public and businesses regarding steps the City is taking to address the issue of climate change.</i>	General Fund	Planning Division	Initiated
Status: In 2023, the City started the process of hiring a consultant to assist with the City's Sustainability Implementation Program (SIP). The contract for the consultant will be reviewed by the City Council in early 2024. The SIP includes public outreach via a new sustainability website, educational flyers, and newsletter articles. This implementation action will be addressed in the SIP.				
PS-7b	<i>Study the transition to energy-efficient street lights, such as LEDs, for City-owned light facilities.</i>	General Fund	Public Works Maintenance Division	Ongoing
Status: In 2023, the City continued the Heroes Park Electrical Repairs project, which was approved under the 2021-2023 Capital Improvement Projects. The project repairs aged infrastructure preparing the park for future improved LED lighting upgrades.				
PS-7c	<i>Consider purchasing only electric or alternative-energy vehicles for the City vehicle fleet, as appropriate, based on the intended use of the vehicle.</i>	General Fund	Finance Department/	Ongoing
Status: In 2023, the City started the process of hiring a consultant to assist with the City's Sustainability Implementation Program (SIP). The contract for the consultant will be reviewed by the City Council in early 2024. The SIP includes identification of potential City sustainability programs. This implementation action will be addressed in the SIP.				
PS-7d	<i>Evaluate the feasibility for government-constructed and/or -operated new development to exceed the CalGreen Tier 1, or successor program, standards.</i>	General Fund	Planning Division	Initiated

Implementation Action		Funding Source	Responsible Party	Timing
<p>Status: In 2023, the City started the process of hiring a consultant to assist with the City’s Sustainability Implementation Program (SIP). The contract for the consultant will be reviewed by the City Council in early 2024. The SIP includes a feasibility analysis of new sustainable standards that exceed CalGreen standards. This implementation action will be addressed in the SIP.</p>				
PS-7e	<i>Promote the use of sustainable and carbon-neutral energy sources in new development as directed by the California Green Building Standards Code.</i>	General Fund	Building Division	Initiated
<p>Status: In 2023, the City started the process of hiring a consultant to assist with the City’s Sustainability Implementation Program (SIP). The contract for the consultant will be reviewed by the City Council in early 2024. The SIP includes public outreach via a new sustainability website, educational flyers, and newsletter articles. This implementation action will be addressed in the SIP.</p>				
PS-7f	<i>Explore using renewable energy and clean generation technologies such as solar, wind, biogas, or fuel cells to power City facilities where appropriate.</i>	General Fund	Public Works Department	Initiated
<p>Status: In 2023, the City started the process of hiring a consultant to assist with the City’s Sustainability Implementation Program (SIP). The contract for the consultant will be reviewed by the City Council in early 2024. The SIP includes identification of potential City sustainability programs. This implementation action will be addressed in the SIP.</p>				

Implementation Action Status Table



PUBLIC FACILITIES

LAKE FOREST GENERAL PLAN 2040

	Implementation Action	Funding Source	Responsible Party	Timing
PF-1a	<i>Regularly coordinate with outside service providers and other agencies regarding their public facility plans and provide local input on goals, objectives, and projects.</i>	General Fund	Public Works Department	Ongoing
<p>Status: The City holds quarterly utility coordination meetings with all the City’s utility companies (electric, phone, cable, water). The coordination meetings allow the City and the utilities to coordinate projects and provide input on public facility plans. The City also regularly coordinates with the Orange County Flood Control District on flood control infrastructure and stormwater pollution prevention matters.</p>				
PF-1b	<i>Maintain records regarding the quality and status of public facilities and critical infrastructure and use this information to inform the capital improvement planning process.</i>	General Fund	Public Works Department	Ongoing
<p>Status: The City’s maintenance inspectors inspect and report the quality and status of public facilities and critical infrastructure. This data is maintained in an excel database. This data is referenced during the creation of the CIP projects program, which occurs every two years.</p>				
PF-2a	<i>Coordinate with the Southern California Association of Governments and the Governor’s Office of Planning and Research to stay informed of legislation and documentation of the nexus between land use, house, transportation, and sustainability.</i>	General Fund	Planning Division	Ongoing
<p>Status: City staff regularly attends the Orange County Council of Government (OCCOG) technical advisory committee meetings, which include frequent discussions about regional planning and new legislation. The OCCOG TAC meetings also have frequent presentations from Southern California Association of Governments (SCAG) staff. City staff attends training throughout the year on new legislation related to land use, housing, transportation, and sustainability.</p>				
PF-2b	<i>Continue to evaluate project impacts in accordance with the California Environmental Quality Act.</i>	General Fund	Planning Division	Ongoing
<p>Status: Annually the City updates the “City of Lake Forest Local Guidelines for Implementing the California Environmental Quality Act” (“City’s CEQA Guidelines”). The City’s CEQA Guidelines were last updated in June of 2023. The annual update ensures that the City’s CEQA Guidelines are consistent with all new State CEQA laws.</p>				

	Implementation Action	Funding Source	Responsible Party	Timing
PF-3a	<i>Continue to require, as part of the development review process, project applicants to demonstrate sufficient access to water resources to service the project area.</i>	General Fund	Planning Division	Ongoing
Status: As part of the development process, a developer for new construction on a vacant site, as applicable, is required to provide a will serve commitment letter from the corresponding Water District.				
PF-3b	<i>Continue educational outreach designed to increase public participation in water conservation and water quality awareness through printed material and the City's website and social media accounts.</i>	General Fund	Environmental Compliance Division	Ongoing
Status: The City actively engages in ongoing efforts targeting water conservation as part of its comprehensive pollution prevention and enforcement program. A cornerstone of the City's efforts is chairing the county-wide public education and outreach committee with overarching programmatic efforts directed into the "Overwatering is Out" campaign. More information about these and other efforts can be found at H2OC.org. The City also regularly partners with local water districts to facilitate joint efforts of pollution prevention and water conservation including past grant-funded projects. In addition, the City's website includes an "Environmental Compliance" page (https://www.lakeforestca.gov/en/departments/public-works/environmental-compliance) with more resources and referencing including Best Management Practice (BMP) Fact Sheets that address water conservation and pollution prevention through prohibitions of dry weather discharges. Furthermore, the City uses multiple print and social media platforms to publish outreach and educational materials with the goal to provide substantive information to create positive behavior change through community based social marketing methodologies.				
PF-4a	<i>Develop public education material on wastewater management strategies and assist in distributing the material, along with a reference to the water districts' websites, to Lake Forest community members. The information could be distributed online via the City's website and/or social media accounts as well as in hard-copy at City Hall or other City facilities.</i>	General Fund	Environmental Compliance Division	Ongoing
Status: The City's website includes a "Water Quality" page (https://www.lakeforestca.gov/294/Water-Quality). The webpage includes many resources and references such as Best Management Practices (BMP) Fact Sheets and brochures related to wastewater management and sanitary sewer overflows. The Fact Sheets and brochures describe the requirements and prohibitions for wastewater discharges generated from any activity. The activity-specific BMP requirements are organized into general categories including residential/homeowner's associations, land development, industrial and commercial business , etc. In addition, the brochures are also available at the City's front counter, provided during City inspections, or during public outreach activities. Moreover, the City's website has a "Water and Sewer Services" page with links to the City's 3 water and sewer service providers (https://www.lakeforestca.gov/en/departments/public-works/utility-services)				
PF-5a	<i>Project designs shall minimize drainage concentrations, minimize impervious coverage, utilize pervious paving materials, utilize low impact</i>	Project Applicant Deposit	Engineering Division	Ongoing

	Implementation Action	Funding Source	Responsible Party	Timing
	<i>development (LID) strategies, and utilize Best Management Practices (BMPs) to reduce stormwater runoff.</i>			
Status: The City's development process requires applicable projects to provide a Water Quality Management Plan (WQMP), that is reviewed by the City Engineering staff. A WQMP requires a project design that minimizes drainage concentrations, including mitigation of hydromodification impacts, minimizes impervious coverage, utilizes low impact development (LID) strategies, and utilizes Best Management Practices (BMPs) to reduce or eliminate stormwater runoff.				
PF-5b	<i>Promote the use of LID strategies in new development and redevelopment projects, including but not limited to the use of canopy trees and shrubs, vegetated swales, and permeable paving.</i>	Project Applicant Deposit	Engineering Division	Ongoing
Status: The City's development process requires applicable projects to provide a Water Quality Management Plan (WQMP), that is reviewed by the City Engineering staff. The City requires the use of low impact development (LID) strategies including infiltration, bioretention, harvest and use, biotreatment, etc. in new development and significant redevelopment projects.				
PF-5c	<i>Require new development to mitigate increases in stormwater peak flows and/or volume. Mitigation measures, such as LID strategies, should take into consideration impacts on adjoining lands in the City.</i>	Project Applicant Deposit	Engineering Division	Ongoing
Status: The City's development process requires applicable projects to provide a Water Quality Management Plan (WQMP), that is reviewed by the City Engineering staff. The City requires new development and significant redevelopment projects to account for time of concentration and runoff volumes within drainage management areas in a comprehensive plan for stormwater management. The project applicant must also address hydromodification impacts and account for sediment transport concerns.				
PF-5d	<i>Identify which storm water and drainage facilities are in need of repair and address these needs through the City's Capital Improvement Program.</i>	General Fund	Engineering Division	Ongoing
Status: The City inspects all storm drains once to twice a year. During the inspection, the storm drains are cleaned and any necessary minor repairs are performed. Data collected during the inspections are documented in an excel database. This data is referenced during the creation of the CIP projects program, which occurs every two years.				
PF-5e	<i>Confer with utility providers regarding major development plans and participate in the planning of the extension of utilities.</i>	General Fund	Engineering Division	Ongoing
Status: The City holds quarterly utility coordination meetings with all the City's utility companies (electric, phone, cable, water). The coordination meetings allow the City and the utilities to coordinate major development plans and the extension of utilities.				
PF-6a	<i>Continue to review development projects to ensure that all new public and private development complies with the California Code of Regulations, Title 24 standards as well as the energy efficiency standards established by the General Plan and the Municipal Code.</i>	General Fund	Building Division	Ongoing
Status: The Building Division reviews all plans for conformance with Title 24 standards.				

	Implementation Action	Funding Source	Responsible Party	Timing
PF-6b	<i>Develop a public education program to increase public participation in energy conservation, including information on programs that provide free or low-cost energy efficiency audits and retrofits to existing buildings.</i>	General Fund	Planning Division	Initiated
Status: In 2023, the City started the process of hiring a consultant to assist with the City’s Sustainability Implementation Program (SIP). The contract for the consultant will be reviewed by the City Council in early 2024. The SIP includes public outreach via a new sustainability website, educational flyers, and newsletter articles. This implementation action will be addressed in the SIP.				
PF-6c	<i>Cooperate with other agencies, jurisdictions, and organizations to expand energy conservation programs.</i>	General Fund	Planning Division	Initiated
Status: In 2023, the City started the process of hiring a consultant to assist with the City’s Sustainability Implementation Program (SIP). The contract for the consultant will be reviewed by the City Council in early 2024. The SIP includes public outreach via a new sustainability website, educational flyers, and newsletter articles. This implementation action will be addressed in the SIP.				
PF-6d	<i>Support SCE and other private partners to promote widespread marketing through the City’s newsletter, flyers, and website to encourage conservation and greater energy efficiency in homes and businesses.</i>	General Fund	Planning Division	Initiated
Status: In 2023, the City started the process of hiring a consultant to assist with the City’s Sustainability Implementation Program (SIP). The contract for the consultant will be reviewed by the City Council in early 2024. The SIP includes public outreach via a new sustainability website, educational flyers, and newsletter articles. This implementation action will be addressed in the SIP.				
PF-6e	<i>Promote the CEC Building Energy Benchmarking Program (AB 802) on the City’s website to help benchmark and monitor energy use for participating businesses seeking to increase energy efficiency and realize cost savings.</i>	General Fund	Planning Division	Initiated
Status: In 2023, the City started the process of hiring a consultant to assist with the City’s Sustainability Implementation Program (SIP). The contract for the consultant will be reviewed by the City Council in early 2024. The SIP includes public outreach via a new sustainability website, educational flyers, and newsletter articles. This implementation action will be addressed in the SIP.				
PF-6f	<i>Educate City residents via the City’s newsletter, flyers, website, and at community events about appliance and equipment incentives and rebates offered by utility providers, the CEC, and the South Coast Air Quality Management District.</i>	General Fund	Planning Division	Initiated
Status: In 2023, the City started the process of hiring a consultant to assist with the City’s Sustainability Implementation Program (SIP). The contract for the consultant will be reviewed by the City Council in early 2024. The SIP includes public outreach via a new sustainability website, educational flyers, and newsletter articles. This implementation action will be addressed in the SIP.				
PF-6g	<i>Support SCE by promoting the energy and cost saving benefits of solar hot water heating systems for businesses and residents in the City through the City website, newsletter, and handouts.</i>	General Fund	Planning Division	Initiated

	Implementation Action	Funding Source	Responsible Party	Timing
	Status: In 2023, the City started the process of hiring a consultant to assist with the City’s Sustainability Implementation Program (SIP). The contract for the consultant will be reviewed by the City Council in early 2024. The SIP includes public outreach via a new sustainability website, educational flyers, and newsletter articles. This implementation action will be addressed in the SIP.			
PF-6h	<i>Support SCE by promoting residential retrofit programs through the City’s newsletter, flyers, and website to help homeowners convert to all electrical appliances and HVAC systems, consistent with the goals established in SCE’s Pathway 2045 efforts.</i>	General Fund	Planning Division	Initiated
	Status: In 2023, the City started the process of hiring a consultant to assist with the City’s Sustainability Implementation Program (SIP). The contract for the consultant will be reviewed by the City Council in early 2024. The SIP includes public outreach via a new sustainability website, educational flyers, and newsletter articles. This implementation action will be addressed in the SIP.			
PF-6i	<i>Promote, via the City’s website and materials for residents and businesses, participation in SCE’s Green Rate program, which allows residential and business electricity customers to pay low monthly fees to meet electricity needs from either 50 percent or 100 percent renewable sources.</i>	General Fund	Planning Division	Initiated
	Status: In 2023, the City started the process of hiring a consultant to assist with the City’s Sustainability Implementation Program (SIP). The contract for the consultant will be reviewed by the City Council in early 2024. The SIP includes public outreach via a new sustainability website, educational flyers, and newsletter articles. This implementation action will be addressed in the SIP.			
PF-6j	<i>Provide a related flyer at the public counter and strongly encourage new development projects to install electrified space (HVAC) and water heating systems in lieu of natural gas systems, above and beyond the requirements of Title 24 (2019 version), consistent with the strategies identified in SCE’s Pathway 2045, before and during the building plan check process.</i>	General Fund	Building and Planning Divisions	Initiated
	Status: In 2023, the City started the process of hiring a consultant to assist with the City’s Sustainability Implementation Program (SIP). The contract for the consultant will be reviewed by the City Council in early 2024. The SIP includes public outreach via a new sustainability website, educational flyers, and newsletter articles. This implementation action will be addressed in the SIP.			
PF-6k	<i>Periodically review and revise existing City ordinances regulating the placement, maintenance, and operation of cell facilities; revise as needed to implement the General Plan.</i>	General Fund	Planning Division	Ongoing
	Status: The City periodically reviews and revises the City’s wireless communication facilities ordinance (Zoning Code Chapter 9.162), which was last updated in 2022.			
PF-7a	<i>The Orange County Fire Authority and City Engineer will review proposed development projects and street networks to evaluate the accessibility for fire engines and other emergency response functions.</i>	General Fund	OCFA/ Engineering Division	Ongoing

	Implementation Action	Funding Source	Responsible Party	Timing
	Status: As part of the development process, both the Orange County Fire Authority and the City Engineer review all new construction projects and street networks to ensure compliance with the City's standards and OCFA requirements related to accessibility for fire engines and other emergency response functions.			
PF-8a	<i>Continue to coordinate and promote crime and fire prevention and suppression programs with the community.</i>	General Fund	OCSD/OCFA	Ongoing
	Status: Crime prevention and fire prevention tips are shared on social media platforms. The City has hosted Town Hall meetings for residents on topics such as Homelessness, E-Bikes, and Fire Safety. The Community Emergency Response Team (CERT) Program conducted three sessions and information about emergency preparedness was provided to the Senior Clubhouse and at City sponsored events.			
PF-8b	<i>Participate in regional and sub-regional planning forums that may address matters affecting the quality of life in Lake Forest and the region.</i>	General Fund	Planning Division	Ongoing
	Status: City staff regularly attends the Orange County Council of Governments (OCCOG) technical advisory committee meetings, which include frequent discussions about regional planning and new legislation that may affect the quality of life in the region.			
PF-10a	<i>Regularly coordinate with outside service providers and other agencies regarding their public facility plans and provide local input on goals, objectives, and projects.</i>	General Fund	Engineering Division	Ongoing
	Status: The City holds quarterly utility coordination meetings with all the City's utility companies (electric, phone, cable, water). The coordination meetings allow the City and the utilities to coordinate projects and provide input on public facility plans.			

Implementation Action Status Table



HEALTH AND WELLNESS

LAKE FOREST GENERAL PLAN 2040

Implementation Action		Funding Source	Responsible Party	Timing
HW-1a	<i>Continue to assess the quality of accessible facilities and amenities for seniors and disabled residents at parks and public spaces.</i>	General Fund	Public Works/Community Services	Ongoing
<p>Status: In 2023, the City continued to assess the quality of accessible facilities for seniors and disabled residents, as exemplified by the following City projects:</p> <ul style="list-style-type: none"> • Community Services staff continued to partner with business' who specialize in offering classes and programs to the Special Needs Community and held a Special Needs Resource Fair in March of 2023. The resource fair gave parents and service providers the chance to network, exchange information, and learn about new techniques. • The City allocated CDBG funds to create accessible curb ramps in the City's public right-of-ways. • The City maintains two Universally Accessible Playgrounds in the City (Cherry Park and Pittsford Park). 				
HW-2a	<i>Promote local healthy food sources and regional farmers' markets.</i>	General Fund	Community Services	Ongoing
<p>Status: The City allows a weekly Certified Farmers Market at the City's Sports Park.</p>				
HW-2b	<i>Assess the proximity of public transit to local health facilities and advocate for mobility and transportation improvement where necessary.</i>	General Fund	Public Works/Community Services	Ongoing
<p>Status: The City of Lake Forest offers door-to-door transportation to Lake Forest senior residents via Age Well Senior Services (AWSS) and CA Yellow Cab at reduced costs, including, transportation to non-emergency medical appointments and to the City's Senior Clubhouse. In 2023, the City is working on expanding the transportation program to include transportation to more locations. Also, in 2023 CDBG CV funds were provided to Age Well Senior Services to assist in the purchase of a new van.</p>				
HW-3a	<i>Develop a resource guide for City residents focused on neighborhood upkeep, home maintenance, and community safety.</i>	General Fund	Community Development	Completed
<p>Status: The Community Development Department developed a resource guide for residents that focused on property maintenance, and neighborhood safety. The guide includes helpful contacts to other agencies related to property maintenance. The guide is provided to residents by Code Enforcement officers in the field and is available on the City's website:</p>				

Implementation Action		Funding Source	Responsible Party	Timing
https://www.lakeforestca.gov/en/departments/community-development/code-enforcement .				
HW-3b	<i>Promote and encourage local crime watch programs within City neighborhoods.</i>	General Fund	OCSD	Ongoing
Status: The City coordinates roundtable meetings with Homeowner Associations to address any safety concerns of the residents. Safety meetings were conducted by OCSD to HOA on topics such as e-bikes, homelessness, traffic, crime stats, and emergency preparedness. Information regarding Neighborhood Watch was provided at City events, in City publications and on social media.				
HW-3c	<i>Continue community policing efforts and other relationship-building programs that have been put in place.</i>	General Fund	OCSD	Ongoing
Status: The City continues the following programs to encourage community policing efforts: <ul style="list-style-type: none"> • Hotel Watch is a program to help overnight lodging establishments prevent crime and work with law enforcement to combat illegal activity. • Business Watch is a program to build relationships between local businesses, their neighboring business and law enforcement. Businesses are encouraged to provide emergency contact information so police services can contact responsible parties in the event of an emergency or crime involving the business. The City maintains a voluntary online registration form for businesses to register and update any contact information. • License Plate Reader (LPR) cameras have been installed throughout the City. These LPR cameras provide valuable information to identify stolen vehicles or vehicles engaged in illegal activity. 				
HW-3d	<i>Ensure that low-income and minority populations have equal influence in the land-use decision-making process by utilizing culturally appropriate approaches to public participation and involvement.</i>	General Fund	Management Services/Community Services/Community Development	Ongoing
Status: The City initiated the second Southwest Lake Forest Neighborhood Improvement Needs Assessment for a second neighborhood in the City. The consultant team, including bilingual staff, canvassed the neighborhood by going door-to-door with a survey in both English and Spanish. A report including “Key Recommendations” was completed and the City’s Neighborhood Improvement Task Force has initiated action and addressed many of the issues to date. In addition, the City provided surveys in both English and Spanish for the City’s Hazard Mitigation Plan (LHMP) and Property Maintenance Code. The LHMP survey was provided during the City’s Senior Center lunch, which is well attended by low-income senior citizen residents. Additionally, the Property Maintenance Code survey was handed out door-to-door in some of the City’s low income areas to increase survey results. Lastly this year, the City has also provided translations of City documents into Chinese for a town hall meeting and public hearings related to the Meadows Residential Community. The outreach process for these projects used culturally appropriate approaches to increase public participation and involvement in these project.				

Implementation Action Status Table



2021-2029 Housing Element

	Implementation Action Objective	Funding Source	Responsible Party	Timing
Program 1: Land Use Policy, Entitlements, and Development Capacity (Shortfall Program)	<i>Maintain and monitor the residential sites inventory to ensure sufficient sites remain to accommodate the RHNA allocation throughout the RHNA period. Receive and process development applications for residential projects. Rezone all sites identified in Appendix A consistent with the densities, acreages, and capacity levels identified in Appendix A. Complete all rezoning pursuant to Government Code section 65583.2, subdivisions (h) and (i).</i>	General Fund/ LEAP Grant	Community Development Department	Complete all necessary rezoning by October 15, 2022; complete a Zoning Amendment by May 2023 to rezone sites identified in Appendix A consistent with the requirements of Government Code section 65583.2, subdivisions (h) and (i) and in the interim, fully adhere to the requirements of Government Code section 65583.2, subdivisions (h) and (i); annual monitoring and reporting throughout the planning period..

Status: The City's adopted Housing Element for 2021-2029 includes an inventory of available sites with residential/mixed-use General Plan land use designations which allow a range of residential development opportunities to accommodate the RHNA. The City's 2040 General Plan created new Mixed-Use General Plan Designations in 5 focus areas in the City. All of the residential areas identified in the Housing Element's residential site inventory that require re-zoning are located in these 5 focus areas. On September 9, 2022, the City re-zoned 267 parcels, which included all the parcels in the residential site inventory that required re-zoning, to 5 new mixed-use zoning districts. These five new zoning districts, which are consistent with the mixed-use general plan land use designations, identify development standards such as density, floor area ratio (FAR), building height, landscape requirements, building setbacks, and permitted uses. Additionally, the City monitors all new residential development in the City through monthly census surveys for building permit issuance, bi-yearly Housing Inventory Surveys to Center of Demographic Research, Annual Housing Surveys to Department of Finance, and this Annual Housing Progress Report. In 2023, the City received one application

Implementation Action Objective	Funding Source	Responsible Party	Timing	
(which has not been deemed complete) for 57 new single-family residences within the Meadows Residential Community. This project is not located on one of Housing Inventory sites. No residential projects were approved or denied in 2023. In May of 2023, the Lake Forest City Council adopted Ordinance 362 to ensure compliance with Government Code section 65583.2, subdivisions (h) and (i). The ordinance created Zoning Code Chapter 9.151 Housing Element Sites Inventory Regulations.				
Program 2: Monitor Residential Capacity (No Net Loss)	<i>Maintain adequate capacity to accommodate the City's RHNA obligations at all income levels throughout the planning period. Report as required through the HCD annual report process.</i>	General Fund	Community Development Department	Ongoing implementation, at time of approval of a project on a site listed in the Housing Element, and annual reporting throughout the planning period.
Status: The City has developed an annual monitoring and tracking excel database to ensure that adequate inventory is available to meet the City's RHNA obligations. In 2023, the City did not have any new housing development applications submitted or approved on any of the housing inventory sites.				
Program 3: Public Property Conversion to Housing Program	<i>Collaborate with the development community on an annual basis, including affordable housing developers, to evaluate the viability of developing City-owned land as affordable housing.</i>	General Fund and Federal/State grants	Community Development Department	Annually
Status: The City has one surplus City-owned parcel that is only .16 acres and zoned for residential uses. The City has contacted non-profit affordable housing developers about the property. Based on discussions with developers, the site is not suitable for the development of housing, due to the small size of the site and it's access from El Toro Road, which is a primary arterial street.				
Program 4: Replacement of Affordable Units	<i>For all project applications, identify need for replacement of affordable housing units and ensure replacement, if required.</i>	General Fund/Replacement costs to be borne by developer of site	Community Development Department	Ongoing
Status: In 2023, no sites containing affordable housing (within the preceding 5 years) were redeveloped.				

	Implementation Action Objective	Funding Source	Responsible Party	Timing
Program 5: Facilitate Affordable and Special Needs Housing Construction	<i>Monitor the City's existing affordable housing stock and support affordable housing developers in their efforts to develop new affordable units in Lake Forest. Proactively encourage developers who are interesting in developing in the City to consider sites in areas of high TCAC (California Tax Credit Allocation Committee) opportunity with the goal of developing 565 new units in areas of high TCAC opportunity (35% of the City's quantified objective for new development).</i>	General Fund	Community Development Department	Annual outreach to the development community; provide ongoing assistance to interested affordable housing developers.

Status: In 2023, three affordable housing projects were under construction, as described below:

1. In 2008, the City entered into a Development Agreement (DA) regarding the Portola Center housing development. The agreement included an Affordable Housing Implementation Plan (AHIP). Per the AHIP, a 58-unit affordable senior housing mixed-use project obtained entitlements in 2016. This project is located in the TCAC Highest Resource Opportunity Area and construction was completed in 2023.
2. In 2020, the City entered into an affordable housing and loan agreement in 2020 with National Community Renaissance, which included a \$3.7 million loan from the City's affordable housing developer in-lieu fees. The project is a 71-unit affordable project (very low income), that includes permanent supportive housing. The project is located in the TCAC Low Resource Opportunity Area and received a temporary certificate of occupancy at the end of 2023.
3. In 2020, the City entered into a DA, which included an AHIP for the new Meadows Housing Development. Per the AHIP, in 2021, C&C Development, an affordable housing developer, obtained entitlements for a 65-unit affordable senior apartment project. This project is located in the TCAC High Resource Opportunity Area and is currently under construction.

Per the implementation action, the City has a total of 123 affordable housing units constructed or under construction in the TCAC High/Highest Resource Opportunity Areas. In addition, the City has a dedicated Affordable Housing webpage that includes information about these projects, which include contact information for the developer. Planning staff frequently provides information about these affordable housing projects on the phone and at the public counter.

In addition, in 2023 the City awarded \$1,832,703, from CDBG Grants and the Lake Forest Housing Authority's Low and Moderate Income Housing Asset Fund, to Families Forward, a non-profit organization. Families Forward is proposing to either purchase an at-

Implementation Action	Objective	Funding Source	Responsible Party	Timing
<p>risk affordable property to extend the affordability of the project or convert an existing residential property into an affordable housing project. Currently, Families Forward is looking for a Lake Forest residential property to purchase. Lastly, in 2023, the City released a Notice of Funding Availability (NOFA) for \$3,350,000, from the City's affordable housing in-lieu fees, to develop an affordable housing project in the City. In it anticipated that a developer will be awarded this funding in early 2024.</p>				
<p>Program 6: Monitor and Implement Changes in Federal and State Housing, Planning, and Zoning Laws</p>	<p><i>Comply with new transparency requirements for posting zoning, development standards, and fees on the City's website. Stay updated on changes in federal and state housing, planning, and zoning laws and participate in providing review and comments as appropriate</i></p>	<p>General Fund</p>	<p>Community Development Department</p>	<p>Update the City's website with consolidated zoning, development standards, and fee information by October 15, 2022. Annual monitoring and reporting throughout the planning period through the Housing Element Annual Progress Report (APR).</p>
<p>Status: The City website includes a planning website that includes .pdfs and links to all the City's zoning districts, planned communities, parking code, online zoning map, fees, submittal requirements, ADU resources, the adopted fee schedule for planning and applications. In 2023, the City has added shopping center planned sign programs, a link to the OC Housing Finance Trust Affordable ADU loan program, and new ADU FAQs. In 2023, the City continued to monitor federal and State legislation that could impact housing. This year the City adopted an ordinance with changes to the ADU regulations, consistent with new State housing laws.</p>				
<p>Program 7: Zoning Code Amendments – Housing Constraints</p>	<p><i>Ensure that the City's Zoning Code is consistent with State law and update the Zoning Code as needed to comply with future changes.</i></p>	<p>General Fund</p>	<p>Community Development Department</p>	<p>Ongoing</p>
<p>Status: In 2022, the City approved ordinances related to new mixed-use zoning districts, multi-family residential objective design standards ordinance in accordance with SB 35 and SB 330 and reasonable accommodation in compliance with State and Federal fair housing and disability laws. In June of 2023, the Lake Forest City Council approved Ordinance 363 and Ordinance 364 which amended Lake Forest Municipal Code Titles 5 and 9 to address low barrier navigation centers, transitional and supportive housing, streamlined review for eligible projects, employee housing, emergency shelter parking, and residential care facilities in accordance with this Housing Element policy.</p>				
<p>Program 8: Accessory Dwelling Units</p>	<p><i>Maintain an ADU Ordinance consistent with State Law. Support the development of accessory dwelling</i></p>	<p>General Fund</p>	<p>Community Development Department</p>	<p><i>Update the City's current ADU ordinance by June 30, 2023 to comply with current State Law. Survey ADU owners/builders to determine affordability and update ADU</i></p>

	Implementation Action Objective	Funding Source	Responsible Party	Timing
	units in neighborhoods throughout the City.			<p>application to inquire about affordability level: 2021-2022; identify and evaluate potential incentives to encourage production of affordable ADUs: 2022-2023; and present findings to the City's Planning Commission and/or City Council: 2023; implementation and annual reporting throughout the RHNA period through the Housing Element Annual Progress Report: continuous. Prepare and distribute bilingual ADU factsheet by April of 2023. Invite all HOAs and relevant civic organization to meet annually to discuss the City's ADU ordinance and conduct at least four proactive meetings with an HOA or neighborhood organization in a high or highest TCAC resource area. Encourage a 50% increase over the average annual production of ADUs from 2018-2020 (from 4 to 6 ADUs per year), with at least half being affordable to lower income households and half being located in areas of high or highest opportunity.</p>

Status: In 2023, the Lake Forest City Council approved Ordinance 361, which updates LFMC section 9.146.050 to comply with California Senate Bill 897 related to ADUs. The ordinance also amends section 9.146.050 to both increase clarity and ensure consistency with recently issued guidance from the California Department of Housing and Community Development (HCD) with respect to local implementation of State ADU laws (i.e., Government Code sections 65852.2 and 65852.22); and amends the definition of Accessory Dwelling Unit in section 9.04.030. The proposed amendments render LFMC sec. 9.146.050 consistent with recently enacted State law (SB 897). Additionally, this year, the City continued to provide an optional rental survey to applicants for ADU permits, but did not receive any completed surveys. Furthermore, the City is monitoring ADU production and affordability against the projections identified in the Housing Element. The projections over 8 years assume a total of 32 ADUs (8 very low, 14 low, 9 moderate, and 1 above moderate). This year, 9 low-income ADUs were completed, which is still on tract with the City's projections. Additionally, the City's website has an ADU Resources page with the City's ADU guide and applications. In 2023, the website was

Implementation	Action Objective	Funding Source	Responsible Party	Timing
updated to include a link to the OC Housing Finance Trust Affordable ADU loan program, and new ADU FAQs were added. In 2023, the City continued to monitor federal and State legislation that could impact housing.				
Program 9: Sites for Homeless Shelters/Homeless Prevention and Assistance Services	<i>Support non-profit organizations that shelter the homeless (subject to available funding and on a case-by-case basis).</i>	CDBG Funds and State HEAP funds	Community Development Department	Annual monitoring and reporting throughout the planning period through the Housing Element Annual Progress Report (APR)
Status: In FY 2022-2023, the City continued a contract with Mercy House, a non-profit social service provider specializing in assisting the homeless. Mercy House provided staff to conduct field outreach and case management work five days per week. Mercy House provided outreach and engagement services to chronic homeless with an Orange County Sheriff Homeless Liaison Officer's support - Mercy House was funded with non-HUD resources. In addition, the City provided funding for a Homeless Liaison Officer position through the law enforcement services contract with the Orange County Sheriff's Department (OCSD). Lastly, in 2022, the City applied for HCD's Permanent Local Housing Allocation funds, to help fund the City's contract with Mercy House and the OCSD Homeless Liaison Officer. The City also used the funds to create a new City position of Community Outreach Specialist to assist individuals experiencing homelessness.				
Program 10: Transitional/Supportive and Affordable Housing	<i>Support non-profit organizations that provide affordable and transitional/supportive housing to individuals at risk for homelessness (subject to available funding and on a case-by-case basis). Preserve 202 existing affordable units including transitional/supportive housing.</i>	CDBG	Community Development Department	Continue to evaluate requests on an annual basis for allocation of CDBG Funds to social service agencies to benefit Lake Forest residents
Status: In FY 2022-23, 3 non-profit organizations provided homeless prevention and assistance services using pass-through funding (FY 2020-21 CDBG, FY 2021-22 CDBG, and CDBG-CV) from the City. Families Forward (FF) provided supportive services to homeless families with children residing in interim or long-term affordable housing – 32 individuals were assisted during the reporting period. Family Assistance Ministries (FAM) provided food, rent, and utility assistance to lower-income households at risk of eviction and utility service shut-off. Program participants also benefitted from case management services. FAM assisted a total of 204 people. South County Outreach's (SCO) food bank program allowed lower-income households to focus limited financial resources on maintaining housing, thus preventing homelessness. SCO assisted a total of 202 people.				

	Implementation Action Objective	Funding Source	Responsible Party	Timing
Program 11: Coordination with Social Service Agencies	<i>Annual monitoring and reporting throughout the planning period through the Housing Element Annual Progress Report (APR)</i>	CDBG Funds	Community Development Department	Ongoing
Status: In fiscal year 2022-2023, 9 non-profit social service agencies received pass-through CDBG funding from the City to provide support and assistance to low-moderate-income residents. In addition, one non-profit social service agency received direct funding from the City to support homeless outreach services.				
Program 12: California Accessibility Standards Compliance Program	<i>Assure housing units accommodate residents with disabilities.</i>	General Fund	Community Development Department	Ongoing implementation, updates to the City's website by February 15, 2022
Status: In 2023, the City continued to ensure that all construction projects comply with accessibility standards and provide technical assistance to the public. In addition the City's Building Division webpage includes a link the Division of State Architect's Website. In addition, this year City staff in the Community Development Department was provided with Americans with Disabilities Act (ADA) compliance training from a CASp accessibility specialist.				
Program 13: Density Bonus Implementation Program	<i>Continue to implement density bonuses consistent with State law.</i>	General Fund/ Planning Grants	Community Development Department	Annual monitoring of relevant legislation; annual outreach to the development community; ongoing implementation
Status: City staff and the City Attorney's office regularly monitors changing legislation and perform regular updates to the zoning regulations accordingly. In 2023, the City did not receive any applications for multi-family housing, and therefore did not receive any density bonus requests. However, as part of the City's regular outreach to developers, the City provides information and answers questions about the density bonus provisions.				
Program 14: Rental Assistance	<i>The City will continue to contract the Orange County Housing Authority to administer the Section 8 Rental Assistance Program and provide rental assistance to at least 190 very low-income Lake Forest households. City will support the Orange County Housing Authority's applications for</i>	HUD Housing Choice Vouchers	Community Development Department	Ongoing implementation and annual monitoring throughout the planning period.

	Implementation Action Objective	Funding Source	Responsible Party	Timing
	<p><i>additional Section 8 allocation. The City will promote the Section 8 program to second unit owners by publicizing this program and making the information known to City and County agencies and to housing nonprofits; information will be available in English and Spanish and shared via social media and in hard copy at community gathering spots, such as the library, City Hall, and other civic spaces. The City will educate at least one multifamily apartment manager annually about the Section 8 program; education will be targeted to areas with higher levels of overpayment or TCAC areas of high or higher opportunity.</i></p>			
<p>Status: Residents continue to be assisted by the Housing Choice Voucher program, which is a HUD Sec. 8 program administered by the Orange County Housing Authority. During FY 2022-23, 170 Lake Forest renter households were assisted with a rental assistance voucher or certificate. In addition, the City website has a webpage dedicated to affordable housing, which includes a link to the OC Housing Authority Housing Voucher Program website. Last year, the City implemented the second Southwest Lake Forest neighborhood improvement project. The southwest neighborhoods were constructed in the 1960s-1970s and house a majority of the City's special needs populations. The goal of the project is to enhance the quality of life for all residents by addressing key concerns related to lighting, parking, noise, crime, property maintenance, street sweeping, and more. A door-to-door assessment was conducted and a community pop-up event was held where information was distributed regarding Lake Forest housing programs. Specifically, the handout (in English and Spanish) includes resources for ADUs, Fair Housing Program, Homebuyer Assistance Program, Housing Rehabilitation Loan Program, Lead-Based Paint Reduction Program, Neighborhood Pride Paint Program, and Rental Assistance. The City partners with the Fair Housing Council of Orange County to eliminate discriminatory housing practices in the community and further fair housing. Contact information for the Fair Housing Council of OC was provided on the flyer and is available on the City's website. Further, City staff promoted the resource flyer which includes rental assistance (Section 8/Housing Choice Voucher Program) resources to apartment managers, second unit owners, Homeowner Associations and other community members. This was accomplished in several ways including in-person meetings (Homeowner's Association Roundtable on 12/7/23 - distributed flyer) over the past year through publication of these programs in the flyer and made the information known to City and</p>				

Implementation	Action Objective	Funding Source	Responsible Party	Timing
<p>County agencies and to housing nonprofits. The informational flyer is available in English and Spanish and was shared via social media on the City's Facebook and Instagram pages as well as in hard copy in the Quarterly Leaflet (April 2023 and July 2023) and in the e-Newsletter (October 2023) and is readily available at community gathering spots, such as the library, City Hall, and other civic spaces.</p>				
<p>Program 15: Conservation of Existing Affordable Units</p>	<p><i>Work with property owners, interest groups and the State and federal governments to conserve the City's affordable housing stock.</i></p>	<p>HUD Section 8 Allocation</p>	<p>Community Development Department</p>	<p>Ongoing implementation and annual monitoring and reporting throughout the planning period through the Housing Element Annual Progress Report (APR). Within 60 days of notice of intent to convert at-risk units to market rate rents, the City will work with potential purchasers using HCD's current list of Qualified Entities (http://www.hcd.ca.gov/hpd/hrc/tech/preservation/), and educate tenants of their rights, in collaboration with property owners.</p>
<p>Status: In 2023, a total of 256 units with affordable housing covenants existed in the City. Of these, 8 are designated "at risk." The City actively monitors these units. Should a notice of intent to convert to market rate units be filed, the City will work with potential purchasers to preserve the units, and ensure that tenants were properly notified of their rights under California law. In addition, in 2023 the City awarded \$1,832,703, from CDBG Grants and the Lake Forest Housing Authority's Low and Moderate Income Housing Asset Fund, to Families Forward, a non-profit organization. Families Forward is proposing to either purchase an at-risk affordable property to extend the affordability of the project or convert an existing residential property into an affordable housing project. Currently, Families Forward is looking for a Lake Forest residential property to purchase.</p>				
<p>Program 16: Housing Rehabilitation Loan Program</p>	<p><i>Assist 10 lower-income homeowners annually through the Housing Rehabilitation Loan Program with at least half located in areas of moderate TCAC opportunity (i.e., the Southwest Lake Forest neighborhood).</i></p>	<p>CDBG</p>	<p>Community Development Department</p>	<p>Annual allocation of CDBG funds through the CDBG Action Plan process, and annual monitoring and reporting through the City's (HUD required) Consolidated Annual Performance Evaluation Report (CAPER) process throughout the planning period.</p>
<p>Status: During FY 2022-23, 17 income-qualified homeowners were issued CDBG-funded loans to complete needed repairs and improvements to their home (e.g., roofing, plumbing, electrical, flooring, energy-efficient windows, etc.) via the City's Housing Rehabilitation Loan Program. Total expenditure for this activity was \$744,285. The City's website has a webpage dedicated to the</p>				

Implementation Action Objective	Funding Source	Responsible Party	Timing	
<p>Rehabilitation Loan Program and includes eligibility requirements, the loan application, and contact information. The loan program was featured in the City's Leaflet. Over 75% of the loans were in areas of low or moderate TCAC opportunity.</p>				
<p>Program 17: Code Enforcement and Neighborhood Preservation</p>	<p><i>Continue to seek voluntary compliance for code-related issues and violations. Enforce the California Building Code and target education regarding the City's housing rehabilitation loan and paint programs to areas of the community with higher proportions of low- and moderate-income households which may often have code violations. Review code enforcement trends on a quarterly basis to identify any geographic areas of the community that warrant special support and focus future code compliance education in those areas as needed. Strive to increase the number of proactive code enforcement educational interactions by 5% over the course of the planning period.</i></p>	<p>CDBG/ General Fund</p>	<p>Community Development Department</p>	<p>Ongoing implementation and reporting throughout the planning period through the Housing Element Annual Progress Report (APR).</p>
<p>Status: Last Year: Code Enforcement officers continued to enforce property maintenance provisions of the Municipal Code and to inform property owners of the City's housing rehabilitation loan and paint grant programs. The City's Strategic Business Plan and Budget included two specific programs for community preservation. In response to the 2023 Community Satisfaction Survey, the City's Strategic Business Plan identifies the Property Maintenance Volunteer Program (SP#28, budget \$10,000) and the Community Preservation Program (SP#30, budget \$95,000). These programs are aimed at designing and launching volunteer efforts to provide landscaping and other basic maintenance services to assist low-income and other residents in need who may be unable to address code violations, deteriorated property, or neglected maintenance on their own accord. It is anticipated that this program will be in effect Summer 2024. In FY 2022-23, CDBG grant funding was allocated to Lake Forest homeowners via the Neighborhood Pride Paint Program ("Paint Program"), the Housing Rehabilitation Loan Program and through other CDBG programs. The Paint Program provides grants to qualifying low-moderate-income homeowners with a demonstrated need, for home painting. The program assists the City's efforts to enhance the appearance of homes in the community and preserve property values. Information on the program</p>				

	Implementation Action Objective	Funding Source	Responsible Party	Timing
	is included in the Lake Forest Housing Programs flyer which was distributed at community events, including those in the Southwest Lake Forest area which is comprised of a majority of special needs population. Further publication includes the City's website which includes a webpage dedicated to the Neighborhood Pride Paint program and the Housing Rehabilitation Loan Program. These programs are also regularly featured in the City's Leaflet that is sent to all residents in the City and available on the City's website.			
Program 18: Energy Conservation and Energy Efficiency Opportunities	<i>Improve energy-efficiency in new and existing development and promote available programs and benefits to all City residents, especially lower-income residents.</i>	General Fund	Community Development Department	Ongoing implementation; review the General Plan to determine if updates are appropriate no later than December 1, 2022 and complete updates, if needed, no later than December 1, 2023.
Status: In 2022, City staff reviewed the General Plan and determined that the Public Facility Element included at least 7 implementation actions related to energy conservation and energy efficiency that would apply to both existing and proposed housing. As such, City Staff determined that the General Plan does not need to be amended related to this Housing Program. In 2023, the City started the process of hiring a consultant to assist with the City's Sustainability Implementation Program (SIP). The contract for the consultant will be reviewed by the City Council in early 2024. The SIP includes public outreach via a new sustainability website, educational flyers, and newsletter articles. This implementation action will be addressed in the SIP.				
Program 19: Lead Based Paint Education and Reduction Program	<i>Educate the community on issues regarding lead-based paint hazards. Share two bilingual geotargeted social media posts annually to census tracts/neighborhoods with homes built before 1978 with education and resource information. Include a discussion of the issue and resource information in the City News section of the Leaflet and Recreation Guide (once annually), which is distributed to all Lake Forest residents.</i>	Grant Funding	Community Development Department	Annual monitoring and reporting throughout the planning period through the Housing Element Annual Progress Report (APR).
Status: The City's website (https://www.lakeforestca.gov/en/departments/economic-development/housing) has been updated to include information on lead paint education with links to .pdfs of the EPA's "Protect Your Family From Lead in Your Home" pamphlet in both English and Spanish. The second Neighborhood Improvement Project was implemented in a second southwest neighborhood. These residences were constructed in the 1960s-1970s and house a majority of the City's special needs populations. The goal of the Project is to enhance the quality of life for all residents by addressing key concerns related to lighting, parking, noise, crime, property maintenance, street sweeping, and more. During the door-to-door survey and at a neighborhood pop-up event,				

Implementation Action	Objective	Funding Source	Responsible Party	Timing
<p>information was distributed regarding Lake Forest housing programs in a special flyer (English and Spanish). Specifically, the flyer includes resources for ADUs, Fair Housing Program, Homebuyer Assistance Program, Housing Rehabilitation Loan Program, Lead-Based Paint Reduction Program, Neighborhood Pride Paint Program, and Rental Assistance. The Lead-Based Paint Reduction Program outlines information that many homes built before 1978 have lead-based paint. Lead from paint, chip, and dust can pose serious health hazards. Additional resources and information for the Program was provided on the flyer and is available on the City's website. Further, City staff promoted the resource flyer to apartment managers, second unit owners, Homeowner Associations and other community members. This was accomplished in several ways including in-person meetings (Homeowner's Association Roundtable on 12/7/23 - distributed flyer) over the past year through publication of these programs in the flyer and made the information known to City and County agencies and to housing nonprofits. The informational flyer is available in English and Spanish and was shared via social media on the City's Facebook and Instagram pages as well as in hard copy in the Quarterly Leaflet (April 2023 and July 2023) and in the e-Newsletter (October 2023) and is readily available at community gathering spots, such as the library, City Hall, and other civic spaces.</p>				
<p>Program 20: Homebuyer Assistance Programs</p>	<p><i>Continue to promote the homebuyer assistance programs with a special focus on educating residents in areas of the City with higher proportions of renters and lower-income residents through social media posts and posting hard copy flyers at civic facilities; assist five households annually (as funding is available).</i></p>	<p>Federal Tax Credits/ Mortgage Revenue Bonds</p>	<p>Community Development Department</p>	<p>Ongoing implementation and reporting throughout the planning period through the Housing Element Annual Progress Report (APR).</p>
<p>Status: Homebuyer Assistance Program: The City coordinates with the County of Orange, which offers a homeownership program where participants may be able to use housing assistance subsidies for mortgage payments. The City's Lake Forest Housing Program flyer includes resources for ADUs, Fair Housing Program, Homebuyer Assistance Program, Housing Rehabilitation Loan Program, Lead-Based Paint Reduction Program, Neighborhood Pride Paint Program, and Rental Assistance. Resources provided include the weblink for www.ochousing.org/special-housing-programs or phone number for the California Mortgage Relief Program Help Line at (888) 840-2594. Additional resources and information for the Program was provided on the flyer and is available on the City's website. Further, City staff promoted the resource flyer to apartment managers, second unit owners, Homeowner Associations and other community members. This was accomplished in several ways including in-person meetings (Homeowner's Association Roundtable on 12/7/23 - distributed flyer) over the past year through publication of these programs in the flyer and made the information known to City and County agencies and to housing nonprofits. The informational flyer is available in English and Spanish and was shared via social media on the City's Facebook and Instagram pages as well as in hard copy in the Quarterly Leaflet (April 2023 and July 2023) and in the e-Newsletter (October 2023) and is readily available at community gathering spots, such as the library, City Hall, and other civic spaces.</p>				

	Implementation Action Objective	Funding Source	Responsible Party	Timing
<p>Program 21: Fair Housing Services</p>	<p><i>Support fair housing service providers and efforts to minimize discriminatory housing practices.</i></p>	<p>CDBG</p>	<p>Community Development Department</p>	<p>Annual allocation of funds to fair housing service provider. Annual monitoring and reporting throughout the planning period through the Housing Element Annual Progress Report (APR) and CDBG CAPER.</p>
<p>Status: Fair Housing Program: The City partners with the Fair Housing Council of Orange County to eliminate discriminatory housing practices in the community and further fair housing. Any policy or practice that denies or negatively affects the provision of housing to a person of a protected class (minorities, elderly, and disabled) is an impediment to fair housing. The City’s website provides information about fair housing matters, including contact information for the Fair Housing Council of Orange County (FHCOOC), which provided fair housing services to Lake Forest under contract. In Fiscal Year 2022-23, the City awarded FHCOOC a \$7,430 grant to fund counseling services for tenants and landlords, enforcement, and community education in furtherance of fair housing. In FY 2022-23, FHCOOC assisted 92 Lake Forest households and addressed 269 landlord-tenant issues. The City's Lake Forest Housing Program flyer includes resources for ADUs, Fair Housing Program, Homebuyer Assistance Program, Housing Rehabilitation Loan Program, Lead-Based Paint Reduction Program, Neighborhood Pride Paint Program, and Rental Assistance. Additional resources and information for the Program was provided on the flyer and is available on the City's website. Further, City staff promoted the resource flyer to apartment managers, second unit owners, Homeowner Associations and other community members. This was accomplished in several ways including in-person meetings (Homeowner's Association Roundtable on 12/7/23 - distributed flyer) over the past year through publication of these programs in the flyer and made the information known to City and County agencies and to housing nonprofits. The informational flyer is available in English and Spanish and was shared via social media on the City's Facebook and Instagram pages as well as in hard copy in the Quarterly Leaflet (April 2023 and July 2023) and in the e-Newsletter (October 2023) and is readily available at community gathering spots, such as the library, City Hall, and other civic spaces.</p>				
<p>Program 22: Affirmatively Furthering Fair Housing Program</p>	<p><i>Facilitate equal and fair housing opportunities by implementing actions to affirmatively further fair housing and opportunities for all persons regardless of race, religion, sex, age, marital or familial status, ancestry, national origin, color, disability, or other protected characteristics through provision of information, coordination, and education on fair housing law and practices to residents, landlords, and housing developers.</i></p>	<p>General Fund</p>	<p>Community Development Department</p>	<p>Ongoing outreach and coordination, beginning immediately; annual review of fair housing educational information to ensure that the most recent information provided by the City’s fair housing service provider is being disseminated; annual presentations and media outreach.</p>

	Implementation Action Objective	Funding Source	Responsible Party	Timing
<p>Status: In the past year, the City has implemented the following related to affirmatively furthering fair housing:</p> <ul style="list-style-type: none"> The City maintains a “Fair Housing Matters” section on the City’s “Housing” webpage. The City has added flyers that the City created in partnership with the Fair Housing Council of Orange County. The flyer was also translated into Spanish this year. The flyer provides information about discrimination, tenant rights, and includes contact information for the Fair Housing Council of Orange County. The City awarded the Fair Housing Council of Orange County a \$7,430 grant for counseling services for tenants and landlords, enforcement, and community education in furtherance of fair housing. In Fiscal Year 2022-23, the City awarded FHCOG a \$7,430 grant to fund counseling services for tenants and landlords, enforcement, and community education in furtherance of fair housing. (Program 21) The City enhanced the ADU Resources web page with new ADU FAQs and an added link to the OC Housing Finance Trust Affordable ADU loan program. The City continued the Housing Rehabilitation Loan Program (see Housing Program 16 for more details). The City committed \$50,000 of City budget to implement programs and improvements recommended by the City’s Neighborhood Improvement Task Force (NITF) for a neighborhood in southwest Lake Forest that was analyzed. Last year, the City implemented the second Southwest Lake Forest neighborhood improvement project. The southwest neighborhoods were constructed in the 1960s-1970s and house a majority of the City’s special needs populations. The goal of the project is to enhance the quality of life for all residents by addressing key concerns related to lighting, parking, noise, crime, property maintenance, street sweeping, and more. A door-to-door assessment was conducted and a community pop-up event was held where information was distributed regarding Lake Forest housing programs. Specifically, the handout (in English and Spanish) includes resources for ADUs, Fair Housing Program, Homebuyer Assistance Program, Housing Rehabilitation Loan Program, Lead-Based Paint Reduction Program, Neighborhood Pride Paint Program, and Rental Assistance. A report of “Key Recommendations” was assessed for the southwest neighborhood and the items are regularly addressed and updated by the NITF members. Furthermore, in response to the 2023 Community Satisfaction Survey, the City’s Strategic Business Plan identifies the Property Maintenance Volunteer Program (SP#28, budget \$10,000) and the Community Preservation Program (SP#30, budget \$95,000). These programs are aimed at designing and launching volunteer efforts to provide landscaping and other basic maintenance services to assist low-income and other residents in need who may be unable to address code violations, deteriorated property, or neglected maintenance on their own accord. A combined total of \$105,000 has been allocated to these programs for the 2024-2025 Fiscal Year. 				
<p>Program 23: Economic Displacement Risk Analysis</p>	<p><i>Conduct a Displacement Risk Analysis Study to identify the local conditions that lead to displacement and develop and implement an action program based on the results; the action program will include specific metrics</i></p>	<p>General Fund/ Grant Funding</p>	<p>Community Development Department</p>	<p>Conduct analysis by December 31, 2023 and begin to establish resulting programs (if any) by December 31, 2024. Ongoing implementation and reporting throughout the planning period through the Housing Element Annual Progress Report (APR).</p>

	Implementation Action Objective	Funding Source	Responsible Party	Timing
	<i>relevant to the local community based on the results of the analysis. Identify potential partners to participate in the study that specialize in eviction related topics related to displacement. Annually monitor program effectiveness.</i>			
Status: This housing program has not been initiated.				
Program 24: Neighborhood Improvement Task Force	<i>Improve the Southwest Lake Forest neighborhood through implementation of the recommendations of the Neighborhood Improvement Plan.</i>	General Fund/ Grant Funding	City Manager's Department	Identification of improvements to implement in 2022; implementation of improvements from 2022-2023; assessment of need for future neighborhood project by January 2023.
Status: In July 2021, the City initiated preparation of a Neighborhood Improvement Needs Assessment for a neighborhood in Southwest Lake Forest, the first neighborhood identified to receive the focused attention of the Neighborhood Improvement Task Force (NITF). In 2023, the City implemented the second Southwest Lake Forest neighborhood improvement project. The southwest neighborhoods were constructed in the 1960s-1970s and house a majority of the City's special needs populations. The goal of the project is to enhance the quality of life for all residents by addressing key concerns related to lighting, parking, noise, crime, property maintenance, street sweeping, and more. A door-to-door assessment was conducted and a community pop-up event was held where information was distributed regarding Lake Forest housing programs. As a result of the survey, a Key Assessment report was produced which identified specific issues and areas in need of improvement. In response, the City committed \$50,000 as part of the City's two-year 2022-23 Operating Budget to implement programs and improvements serving this neighborhood. In 2023, the City initiated improvements to Cavanaugh Park (additional park lighting, removing and re-vegetation, initiating budget for park rehabilitation), distributed Code Enforcement Checklist/Promote Enhanced Property Maintenance and Compliance flyers, initiated a Crime Prevention Through Environmental Design (CPTED) assessment, addressed street parking issues on Gowdy, and initiated police services increased patrols at specific locations. Staff also provided information to residents about the permit parking process and bulky item pick-up options for the neighborhood. In response to the 2023 Community Satisfaction Survey, the City's Strategic Business Plan identifies the Property Maintenance Volunteer Program (SP#28, budget \$10,000) and the Community Preservation Program (SP#30, budget \$95,000). These programs are aimed at designing and launching volunteer efforts to provide landscaping and other basic maintenance services to assist low-income and other residents in need who may be unable to address code violations, deteriorated property, or neglected maintenance on their own accord. It is anticipated that this program will be in effect Spring 2024.				