

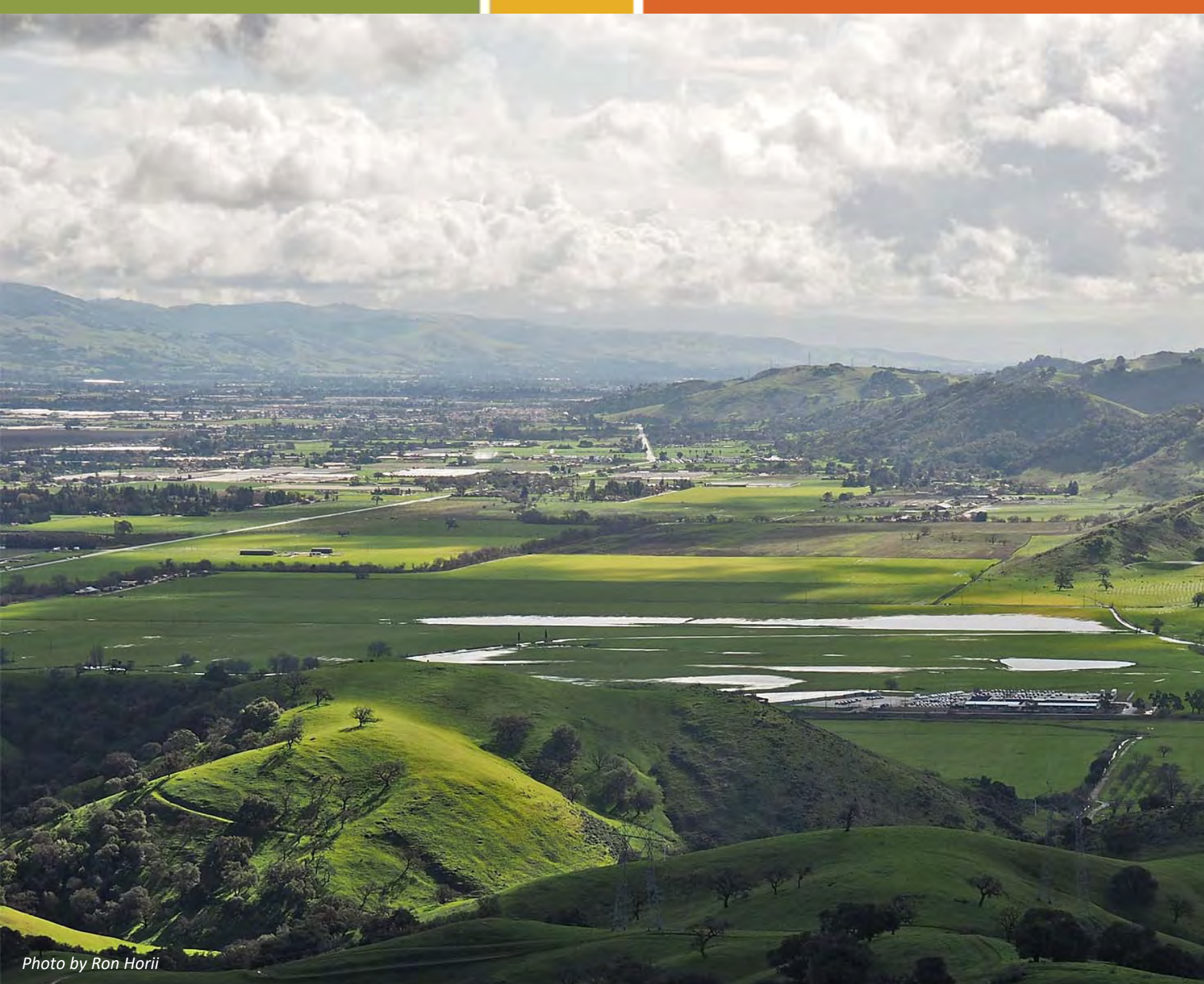


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Coyote Valley Update

SPUR Luchtime Forum
April 27, 2021

Photo by Ron Horii

Coyote Valley: A Last Chance Landscape



SANTA CRUZ MOUNTAINS

ALMADEN VALLEY

Calero County Park

Santa Teresa County Park

Tilton Ranch

Coyote Valley Open Space Preserve

FISHER CREEK

SPRECKLES HILL

FISHER CREEK

LAGUNA SECA

Tulare Hill

Santa Teresa Blvd.

Santa Teresa Blvd.

COYOTE VALLEY

Palm Ave.

Bailey Ave.

Monterey Hwy.

Coyote Creek Parkway

Coyote Creek Parkway

COYOTE CREEK

US101

Coyote Ridge Open Space Preserve

COYOTE CREEK

DIABLO RANGE

Coyote Valley: A Conserved Landscape



SANTA CRUZ MOUNTAINS

ALMADEN VALLEY

Calero County Park

Santa Teresa County Park

Tilton Ranch

Coyote Valley Open Space Preserve

Mid-Coyote Valley Conservation Areas

North Coyote Valley Conservation Area

FISHER CREEK

SPRECKLES HILL

FISHER CREEK

LAGUNA SECA

Tulare Hill

Santa Teresa Blvd.

Santa Teresa Blvd.

Palm Ave.

COYOTE VALLEY

Bailey Ave.

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COYOTE VALLEY

CONSERVATION AREAS MASTER PLAN





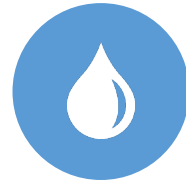
Policy Context: Natural and Working Lands for Climate Resilience

- ❖ AB948 Coyote Valley Conservation Program
- ❖ Gov. Newsom 30x30 Executive Order
- ❖ President Biden 30x30 Executive Order
- ❖ Envision San Jose 2040 General Plan
- ❖ Climate Smart San Jose NWL Element
- ❖ Coyote Valley Climate Overlay
- ❖ Santa Clara Valley Agricultural Plan

Preliminary Master Plan Goals



Enhance Wildlife Habitat
& Ecological Connectivity



Sustainably Manage &
Restore Water Resources



Improve Public Health via
Access to Nature



Foster On-Going and
Inclusive Community
Engagement



Respect, Honor, Preserve, and Interpret
Cultural Heritage & Historic Resources



Adapt to Changing Climate
Conditions



Support Local Agriculture



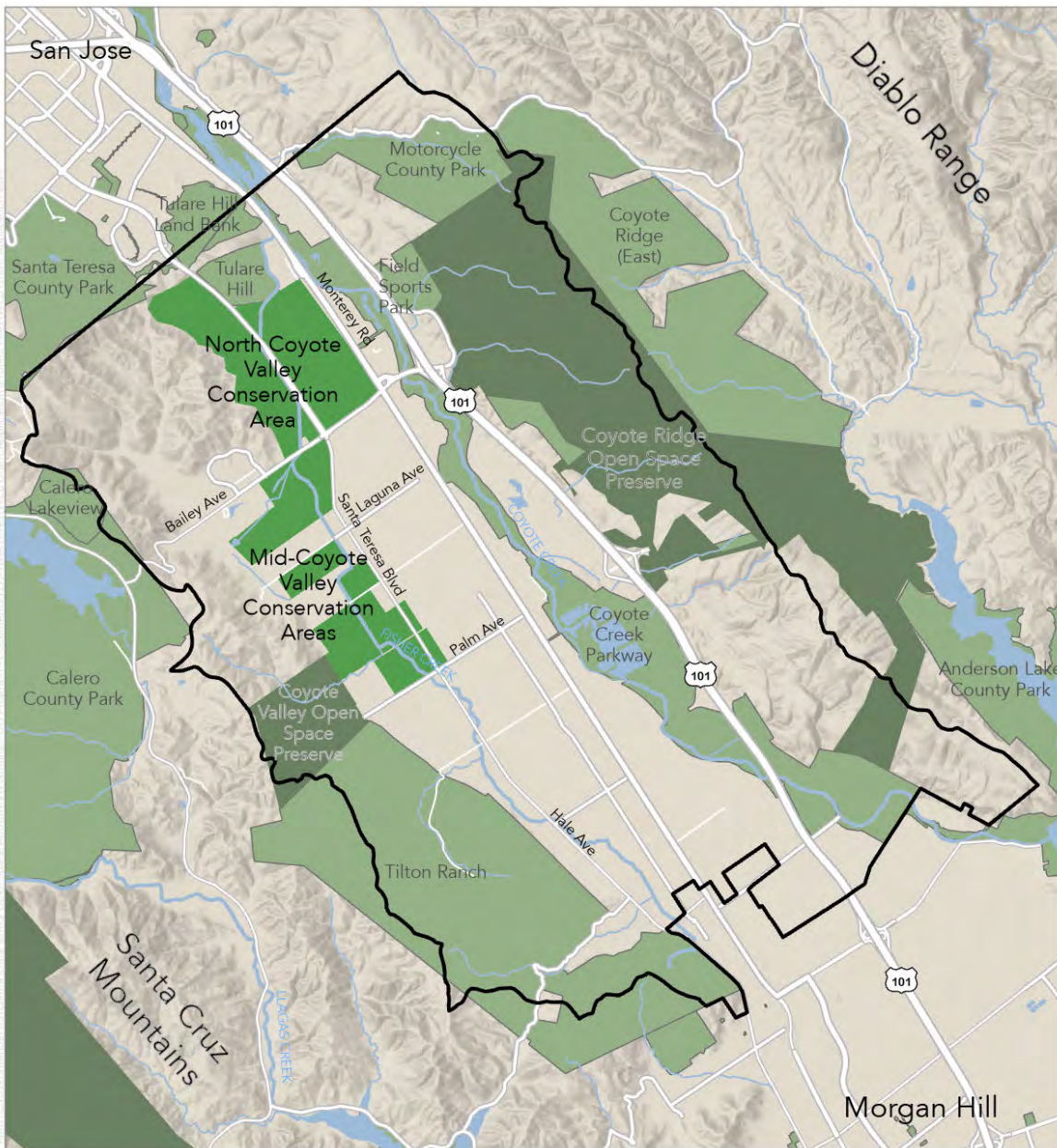
Leverage Unique Landscape Features
to Boost the Local Economy



Promote Equitable and
Sustainable Transportation



Consider a Holistic Vision for
the Entire Coyote Valley



COYOTE VALLEY

CONSERVATION AREAS MASTER PLAN

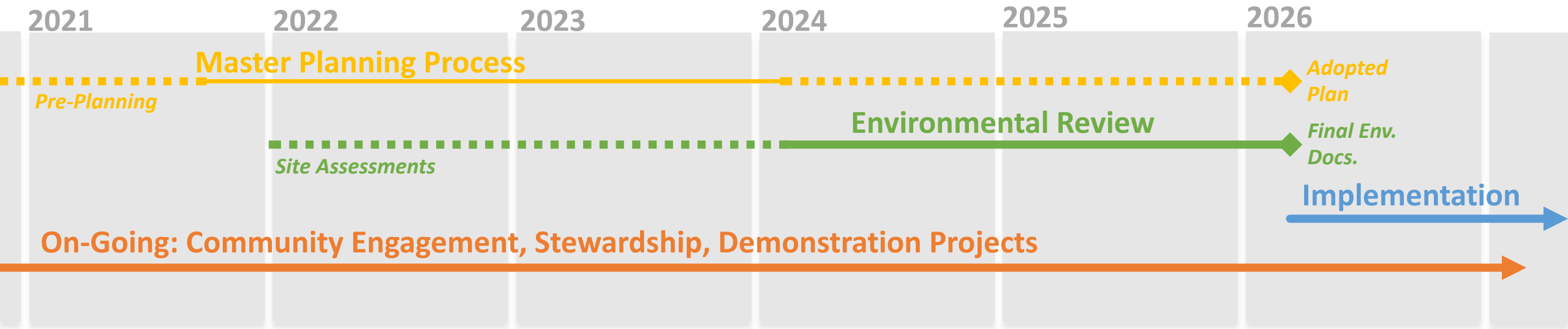
Geographic Tiers:

- ❖ **Tier 1: North Coyote Valley Conservation Area**
 - 953-acres acquired in 2019-20
 - Owned by OSA, POST, & City of San Jose; managed by OSA
 - Heart of planning process; Hydrological restoration + wildlife connectivity focus

- ❖ **Tier 2: Mid-Valley Conservation Areas**
 - 394-acres of recently conserved lands
 - Fisher Creek floodplain focus
 - Regenerative agriculture focus

- ❖ **Tier 3: Coyote Valley Conservation Program Area**
 - AB 948 Boundary – 17,200 acres

Preliminary Project Timeline



- Approx. 2-year community-based planning process, followed by environmental review
- Master plan will ID early implementation projects to be constructed within next 5-10 years
- Larger programmatic vision for 20-to-30-year time horizon

Pre-Planning Work



Communications and Community Engagement

- Justice Equity Diversity Inclusion Accessibility (“JEDIA”) lens



Ecological/Hydrological Restoration

- Conservation/water resources focus



Wildlife Connectivity

- Landscape-scale resilience



Economic Planning

- Economic development opportunities through place-making



Transportation Planning

- Environmentally sustainable and equitable transportation opportunities



Current Planning Work

- ❖ Baseline Data Collection
 - Water Monitoring/Data Collection
 - Road Ecology Study

- ❖ On-Going Fundraising & Grant Seeking

- ❖ Consultant Team Request for Proposals (RFP)
 - Robust team of technical experts
 - RFP released on April 23, for more info. visit:
www.openspaceauthority.org/public-information/public-notices.html

Community Engagement

Justice Equity Diversity Inclusion Accessibility
("JEDIA") Lens

Early Efforts:

- ❖ Partnership planning
- ❖ Local tribe engagement
- ❖ Community questionnaire (400 responses)
- ❖ Communications Plan

Next Steps:

- ❖ Complete initial Community Needs Assessment
- ❖ Develop full Community Engagement Plan with consultant team
- ❖ Public launch webinar series in late Summer 2021

Stay Tuned:

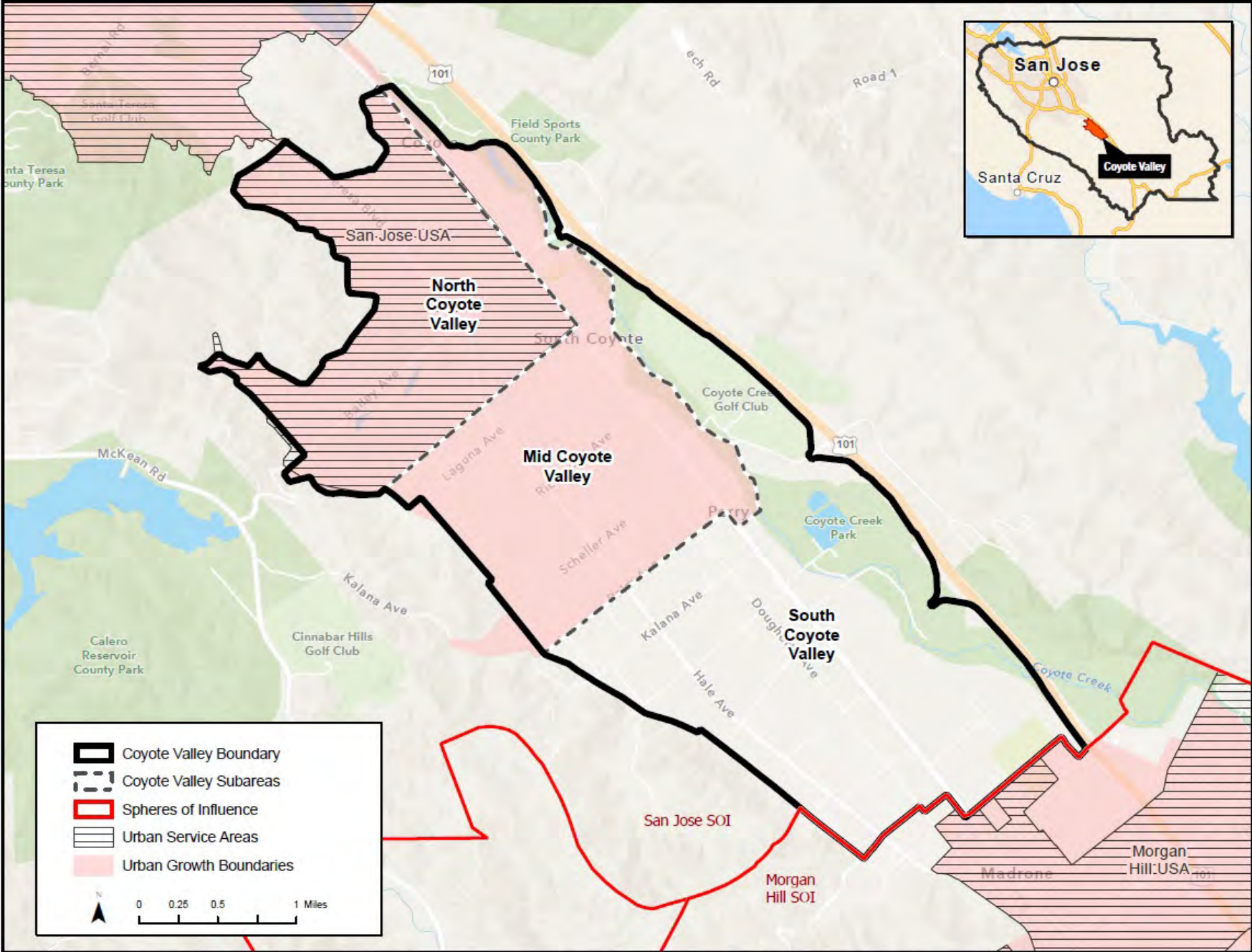
**Public launch webinar series
planned for late summer 2021!**



**COYOTE
VALLEY**
CONSERVATION AREAS
MASTER PLAN

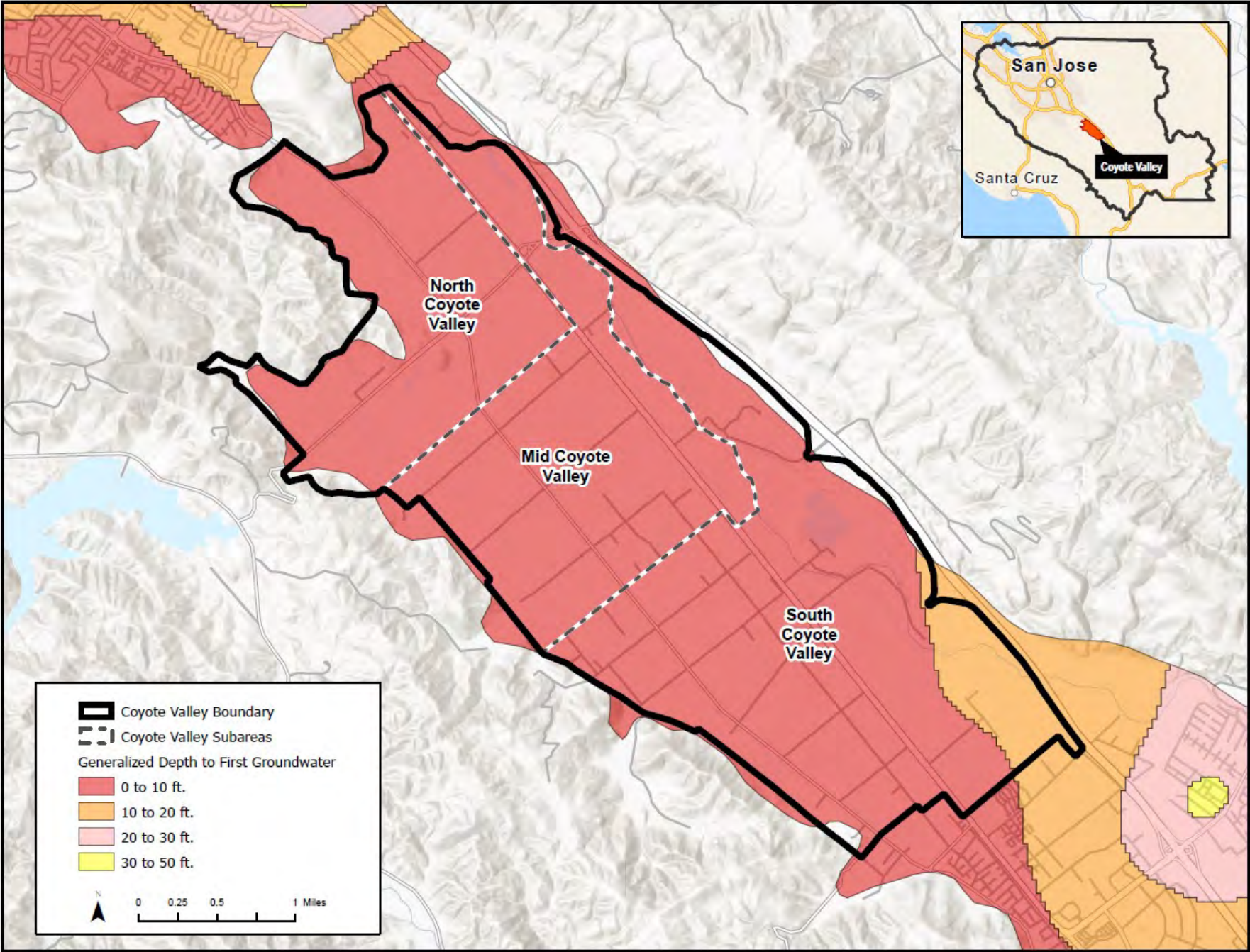
Coyote Valley Study Area

- 1. North Coyote
- 2. Mid-Coyote
- 3. South Coyote



Coyote Valley Study Area

Particularly high groundwater table



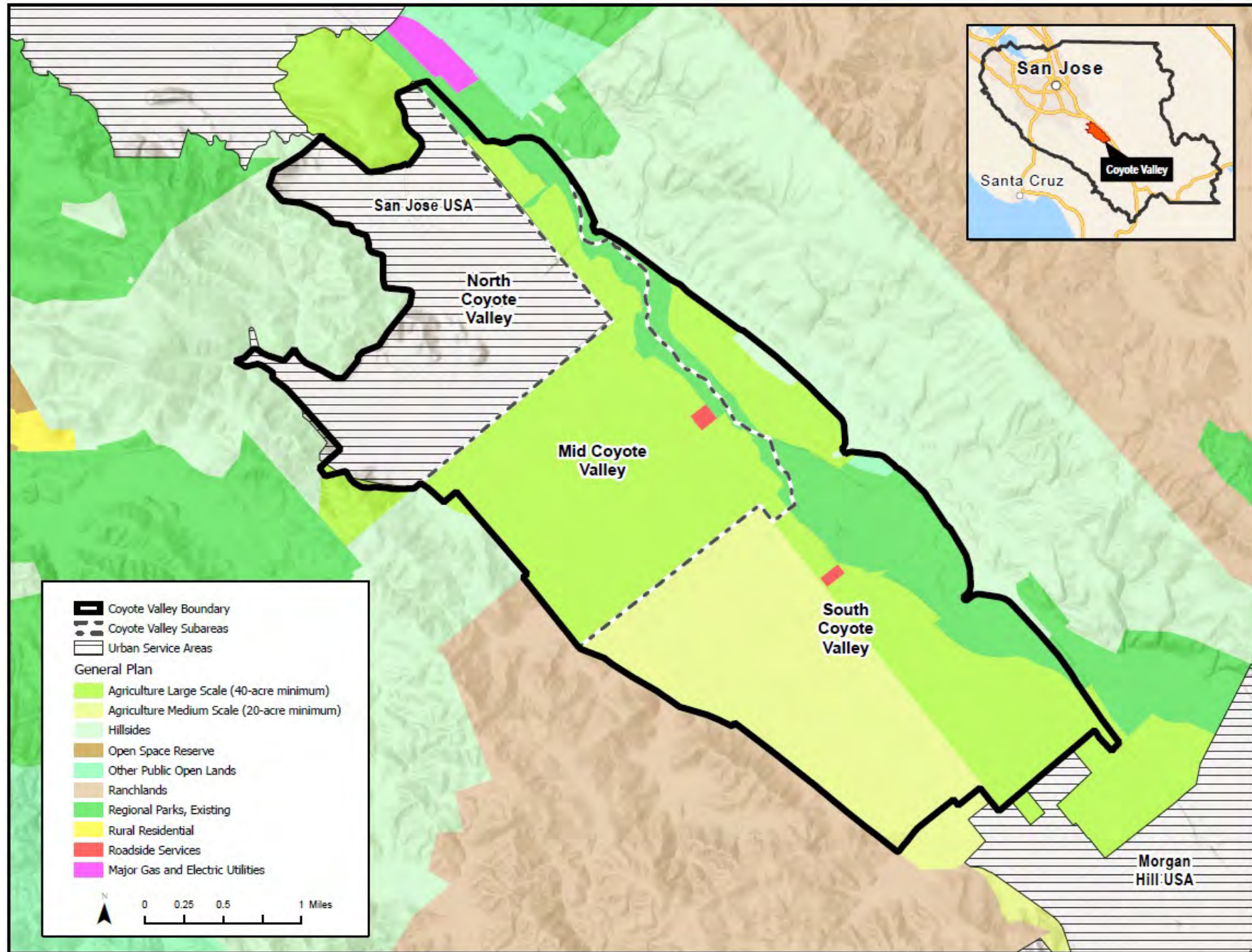
Natural Characteristics of Coyote Valley

- a) Groundwater level and aquifer health
- b) Prime farmland soils and food security
- c) Flood attenuation and recharge
- d) Carbon sequestration via perennial vegetation
- e) Wildlife habitat and landscape linkages
- f) Peri-urban greenbelt

Coyote Valley Study Area

Primarily two
General Plan
designations:

- Ag Large Scale
- Ag Medium Scale



Substandard Parcels

- To contrast with today's allowed minimum lot sizes of 20- and 40-acres, the average lot size is 8 acres in unincorporated Coyote Valley. The median size is between 2 and 3 acres.
- Nonconforming substandard parcels make up over 90% of parcels in unincorporated Coyote Valley.

Climate Action Overlay Zone

Two-tiered approach:

1. Overlay requirements with possible regulatory protections.
2. Overlay incentives, opportunities for investment in ecosystem services and increasing climate resilience.

Climate Action Overlay Zone

Requirements for new development could include:

- A. Enhanced development standards for parcels that are nonconforming in size, limiting development coverage and building footprint.
- B. Special zoning setbacks near riparian and wildlife corridors, with limitations on fencing and lighting in those areas.

Climate Action Overlay Zone

Incentives could offer Coyote Valley property owners:

- A. Tax benefits - e.g., special Farmland Security Zone eligibility, significantly reducing property taxes.
- B. Preservation funding - e.g., conservation easements or compensation for voluntary, term-limited restrictions on development.
- C. Transfer of Development Rights - e.g., credits for urban infill development or mitigation for certain development impact.
- D. Conservation funding - e.g., small grants to restore and enhance ecosystem services.