



## City of Salinas

COMMUNITY DEVELOPMENT DEPARTMENT • 65 W. Alisal St • Salinas, California 93901

(831) 758-7387 (P) • (831) 758-7368 (F) • [cityofsalinas.org](http://cityofsalinas.org)

### **Salinas Zoning Code Update RFP Questions and Answers**

*Note: may omit or combine questions that were repeated or virtually the same.*

Q: Is this RFP open to anyone or just the pre-approved on-call list?

A: This RFP is open and not limited to the on-call list. Firms on that list are encouraged to apply.

Q: What is the overall project budget target? What is the funding source(s)?

A: The estimated budget range \$750,000 and \$1,000,000. The City's General Plan and Zoning Maintenance fee is the primary anticipated funding source.

Q: Could the stakeholder meetings/study sessions be conducted virtually?

A: The Consultant shall plan for in-person attendance for at least one stakeholder meeting and study session (Planning Commission and City Council), with others conducted virtually.

Q: Are objective design standards expected to be developed as part of the code update?

A: Objective design standards are expected to be developed as part of the code update.

Q: Will the City provide an interpreter at public engagement meetings/events?

A: Yes, the City will provide an interpreter.

Q: Does the City have current Zoning at a parcel level in GIS?

A: The City does not have zoning as part of its Parcel attribute table. Zoning is a separate layer with polygons for each zone.

Q: Will the General Plan Place Types be provided in GIS at the parcel level in GIS?

A: The Place Types are a separate polygon layer from Parcels. Throughout the update, staff has attempted to fix unintended split lot designations/zonings. Some parcels do have intended split zoning.

Q: Page 5 of the RFP states “Work products must be provided electronically in Word and pdf formats with changes provided in track changes.” Please clarify which changes are to be shown in track changes. Is it revisions to draft documents?

A: Correct, draft documents should be provided in Word and revisions should be tracked.

Q: The RFP states that through the 2040 General Plan Update, the City is proposing a new approach to land use designations and a land use map, including the incorporation of Place Types. Could you provide a little more detail on the anticipated extent to which this new approach will result in mapping changes to the Zoning Map?

A: It is anticipated that Task 3 would result in Zoning Map changes primarily utilizing existing zoning classifications with modifications to better align with the Place Types. Task 4 would involve creating a Zoning Map using new zones based on the Place Types and Place Type map.

Q: When is the General Plan expected to be adopted?

A: General Plan Update adoption is currently estimated to occur in late 2025.

Q: Is there an anticipated timeline for finalizing and adopting the zoning code update?

A: Different Tasks have different timelines depending on the specific deliverables. There are short-term or minor changes that may be required by the end of 2025 in accordance with Program 6 of the 2023-2031 Housing Element. The Task 3 bridge amendments to establish consistency between the General Plan Update and Zoning Code will be required within six months of General Plan Update adoption. The Consultant should anticipate finalizing Task 4: Complete Zoning Code Update within three years, subject to final scope modifications.

**Addendum Signature:** \_\_\_\_\_, print name/title: \_\_\_\_\_