



League of Women Voters of San Joaquin County

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October 8, 2018

Stockton Planning Commission
Draft Envision Stockton 2040 General Plan.

Re: Adoption of Updated General Plan

Chairman Don Aguillard and Members of the Commission:

The League of Women Voters of San Joaquin County is opposed to housing and industrial development on the 3800 acres north of Eight Mile Road included in the proposed Envision Stockton 2040 General Plan Update.

A substantial amount of development is already approved and pending in North Stockton. According to General Plan Table 3-4, of the 29,300 housing units, 17,300 (59%) are in North Stockton- 12,700 in Northwest Stockton (Hammer to south of 8 Mile Road) and 4,600 in North Central and North East Stockton (Davis to Highway 99, south of 8 Mile Road). Additionally, there are 1,802,000 square feet of commercial space and 1,442,000 square feet of industrial space.

The area north of 8 Mile Road was added later in the planning process after discussion about locating a Stockton state university there. However the websites of several universities demonstrate that a university would consume very little of the 3800 acres:

- Chico, 119 acres
- Stanislaus, Turlock, 228 acres
- Stanislaus, Stockton, 102 acres
- Sacramento, 300 acres
- Fresno, 388 acres

Furthermore, the state's policy regarding enrollment growth is to maximize the capacity at existing campuses before adding new ones. (Legislative Analyst report, "Assessing UC and CSU Enrollment and Capacity", Jan 2017). The 102 acres in University Park is underutilized and, if the state's policy does not change, would be a candidate for future build out. It is interesting to note that the newest CSU-- Channel Islands-- was established on the grounds of the old Camarillo State Hospital. It replaced an off-campus center connected to CSU Northridge.

The League is of the opinion that the proposed 3800 acre addition will jeopardize growth and redevelopment in existing "infill" neighborhoods in other parts of Stockton. We support

reclassifying this to open space/agriculture with the idea of establishing a permanent buffer between Stockton and Lodi.

We appreciate the opportunity to submit our concerns for the updated Stockton General Plan and DEIR.

Sincerely yours



Kathy Casenave, President
League of Women Voters of San Joaquin County

Cc: Stockton City Council
Stockton Planning Department
San Joaquin County Board of Supervisors