

Glossary

INTRODUCTION

The glossary provides a list of key terms used in the San Joaquin County Policy Document. The glossary is organized in alphabetical order.

GLOSSARY OF KEY TERMS

100-year Flood Event. The flood having a 1.0% chance of being equaled or exceeded in any given year. A structure located within a special flood hazard area shown on a National Flood Insurance Program map has a 26% chance of suffering flood damage during the term of a 30 year mortgage.

200-year Floodplain. Under Section 65300.2(a) of the California State Government Code, a 200-year floodplain is an area that has a 1 in 200 chance of flooding in any given year, based on hydrological modeling and other engineering criteria accepted by the Department of Water Resources.

200-year Flood Event. A flood event with a 1 in 200 (0.5%) chance of occurring in any given year.

500-year Floodplain. An area that has a 1 in 500 (0.2%) chance of flooding in any given year.

Acre. A unit of land measure equal to 43,650 square feet.

Acreage. Net. The portion of a site exclusive of existing or planned public or private road rights-of-way.

Adaptive Reuse. A method by which a building is adapted to a different use from its original use, while its general physical form is retained.

Adequate Progress. Under Section 65007(a) of the California State Government Code, adequate progress means all of the following:

- The total project scope, schedule, and cost of the completed flood protection system have been developed to meet the appropriate standard of protection.
- (A) Revenues that are sufficient to fund each year of the project schedule developed in paragraph (1) have been identified and, in any given year and consistent with that schedule, at least 90 percent of the revenues scheduled to have been received by that year have been appropriated and are currently being expended.

(B) Notwithstanding subparagraph (A), for any year in which state funding is not appropriated consistent with an agreement between a state agency and a local flood management agency, the Central Valley Flood Protection Board may find that the local flood management agency is making adequate progress in working toward the completion of the flood protection system.



- Critical features of the flood protection system are under construction, and each critical feature is progressing as indicated by the actual expenditure of the construction budget funds.
- The County has not been responsible for a significant delay in the completion of the system.
- The local flood management agency shall provide the Department of Water Resources and the Central Valley Flood Protection Board with the information specified in this subdivision sufficient to determine substantial completion of the required flood protection. The local flood management agency shall annually report to the Central Valley Flood Protection Board on the efforts in working toward completion of the flood protection system.

Affordable Housing. Under State and federal statutes, housing which costs no more than 30 percent of gross household income. Housing costs include rent or mortgage payments, utilities, taxes, insurance, homeowner association fees, and other related costs.

Aggregate. A resource composed of sand, gravel, and crushed stone used in the construction of buildings, roads, and concrete.

Aircraft Accident. An occurrence in which a person (occupant or nonoccupant) receives fatal or serious injury or an aircraft receives substantial damage.

Aircraft Operation. The airborne movement of an aircraft to or from an airport. There are two types of operations: local and itinerant. An operation is counted for each landing and each departure, such that a touch-and-go flight is counted as two operations.

Airport. An area of land or water that is used, or intended for use, for the landing and takeoff of aircraft. Any appurtenant areas that are used, or intended for use, for airport buildings, other airport facilities, or rights-of-way; and all airport buildings and facilities located on the areas specified in this definition.

Airport Area of Influence. An area defined for each of the six public-use airports covered in the San Joaquin County Airport Land Use Plan (1997). The airport's area of influence encompasses all areas within the boundaries of the 60 dB CNEL aircraft noise contour and the approach and transitional surfaces at altitudes of 500 feet or less above the relevant airport elevations. Each area of influence follows linear geographic features, principally roads, railroads, utility corridors, and rivers. Each area of influence is divided into nine subareas, each with its own set of land use standards.

Airport Hazard. Any structure or object of natural growth located on or in the vicinity of an airport, or any use of land near an airport that obstructs the airspace required for the flight of aircraft landing or taking off at the airport.

Airport Land Use Commission (ALUC). A commission authorized under the provisions of California Public Utilities Code, Section 21670 *et seq.* for the purposes of promoting compatibility between airports and the land uses surrounding them and established, with limited exceptions in each county where a public-use airport is located.

Airport Land Use Compatibility Plan (ALUCP). A plan adopted by an Airport Land Use Commission that sets forth policies for promoting compatibility between airports and the land uses that surround them. Also referred to as an Airport Land Use Plan (ALUP), Comprehensive Land Use Plan (CLUP), or Compatibility Plan.

Ambient Air Quality Standards. These standards measure outdoor air quality. They identify the maximum acceptable average concentrations of air pollutants during a specified period of time. These standards have been adopted at both state and federal levels.

Annex. The process by which land is incorporated into an existing district or municipality, with a resulting change in the boundaries of the annexing jurisdiction.

Aquifer. A geologic formation (rock or sediment) with sufficient pore space permeable enough to store, transmit, and yield significant quantities of groundwater to wells or springs.

Arterial. These facilities, including Major and Minor Arterials, are the principal network for through-traffic within a community and often between communities. Carrying 25,000-45,000 trips per day, arterials provide access routes to shopping areas, places of employment, recreational areas, and other places of assembly. Minor arterials include four lanes and major arterials include 4-6 lanes.

Beneficial use. The use of water either directly by people for their overall benefit, or to support fish, wildlife, and aquatic ecosystems. The State Water Resources Water Board (SWRCB) identifies and defines beneficial uses for each water body and regulates discharges of pollutants or overall pollutant levels to maintain such beneficial uses.

Best Management Practices (BMP). Activities, prohibitions of practices, maintenance procedures, and other management practices to prevent or reduce the discharge of pollutants to waters of the United States. BMPs also include treatment requirements, operating procedures, and practices to control plant site runoff, spillage or leaks, sludge or waste disposal, or drainage from raw material storage.

Bicycle support facilities. Complement bikeways and are designed to accommodate and encourage the use of bicycles by providing parking, intersection aids, and amenities, as detailed below.

- Bicycle parking, which includes two classes of facilities. Short-term parking, typically U-racks or wave racks, are recommended in locations close to building entrances for customers and visitors; and Long-term parking, most likely provided in secure locations with controlled access or surveillance, is recommended for employees, students, and train or transit stations.
- Bicycle intersection aids, such as bicycle detection at actuated traffic signals with pavement markings, bike boxes at signalized intersections, and colored bike lanes at potential motorist-bicyclist conflict points (such as at freeway entrances).
- Bicycle amenities, such as employee locker/ showering facilities, benches, water fountains, maps, and directional signage with mileage indications to key destinations.

Biological resources. Special status plant and animal species and habitats.



Building Codes. State regulation enforced by the most recently updated codes in Title 15 of the Municipal Code, Title 24 of the California Building Code, California Mechanical, Plumbing, Electrical, Fire, and California Energy Code.

Build-out. Development of land to its full potential or theoretical capacity as permitted under current or proposed planning or zoning designations (see "Carrying Capacity").

California Environmental Quality Act (CEQA). A State law requiring state and local agencies to regulate activities with consideration for environmental protection. If a proposed activity has the potential for a significant adverse environmental impact, and environmental impact report (EIR) must be prepared and certified as to its adequacy before taking action on the proposed project.

Canal. A large constructed channel to convey water.

Capital Improvement Program (CIP). A plan developed by a public jurisdiction which identifies the timing and cost of infrastructure and public facilities to be constructed over a certain time period. Funding sources for these improvements may also be described within this document.

Carbon dioxide (CO₂). A naturally occurring gas, also a by-product of fossil fuel combustion, burning biomass, and other industrial processes. CO₂ is the primary GHG that affects the earth's radiative balance, consisting of a single carbon atom and two oxygen atoms.

Central Valley Flood Protection Board (CVFPB). The CVFP Board (formerly The Reclamation Board) was created by the California Legislature in 1911 to carry out a comprehensive flood control plan for the Sacramento and San Joaquin Rivers. The Board has jurisdiction throughout the Sacramento-San Joaquin Valley, which is synonymous with the drainage basins of the Central Valley and includes the Sacramento-San Joaquin Drainage District.

Central Valley Project (CVP). Authorized in 1933. The CVP, operated by the United States Bureau of Reclamation, is the largest water storage and delivery system in California, with facilities in 29 of the State's 58 counties. The project's features include 18 Federal reservoirs and four additional reservoirs jointly owned with the State Water Project.

Central Valley. Valley that dominates the central portion of the California that is home to many of California's most productive agricultural land. The northern half is referred to as the Sacramento Valley, and its southern half as the San Joaquin Valley. The two halves are joined by the shared delta of the Sacramento and San Joaquin Rivers.

CESA. California Endangered Species Act of 1984 (14 CCR 670.5).

- **CE.** A plant or animal species listed as Endangered under CESA.
- **CT.** A plant or animal species listed as Threatened under CESA.

Census. The official United States decennial enumeration of the population conducted by the federal government.

Channel. An elongated open depression in the ground surface through which water may or does flow.

City. An incorporated municipality with local administrative and regulatory authority, usually governed by a mayor and council. When spelled with a capital "C," refers to a government agency or administration body. When spelled with a lower case "c," refers to the geographical area or a generic city.

City Fringe Area. A densely settled transitional area just beyond the corporate limits of a city where the urban population has spilled over into the unincorporated areas outside the city limits.

Class I (Bike Path). A bicycle path intended for the exclusive use of bicycles or shared with pedestrians and physically separated by distance or a barrier from the roadway. Class I paths provide the safest opportunities for bicycle travel.

Class II (Bike Lane). A bicycle lane that shares the right-of-way with the roadway defined by the creation of a separate lane with pavement markings.

Class III (Bike Route). A bicycle route that shares the right-of-way with the roadway, but is not separated by markings or barriers. Instead, Class III bike routes are designated by signage along the roadway. Class III facilities are typically provided along low-volume streets to minimize the potential for conflicts between bicyclists and motorists.

Clear Zones. An area of 100 feet of defensible space around buildings created by clearing flammable material around homes in order to keep direct flames and heat away from the side of the building.

Climate. The accumulation of daily and seasonal weather events over a long period of time.

Climate change. A change in climate (e.g., average temperature) attributed directly or indirectly to human activity that alters the composition of the atmosphere and enhancement of the greenhouse effect. Climate change is distinct from climate variability, which refers to natural phenomena that affect climate.

Cluster. A geographically bounded concentration of similar, related or complementary businesses, with active channels for business transactions, communications and dialogue that share specialized infrastructure, labor markets and services, and that are faced with common opportunities and threats.

Clustered Residential Development. A concept for unincorporated pockets of urban concentrations that clusters the total allowable dwelling units on a tract of land into higher densities on a smaller portion of the tract, leaving the remaining land as open space. For example, in a five-acre minimum lot zoned area, 10 units would be constructed on 50 acres; however, 10 units could also be 'clustered' on 20 acres (allowing minimum two-acre lots), leaving the remaining 30 acres as common open space. This development method will locate units within the best buildable area, reduce development costs, diversify density types, and provide individuals with the opportunity to live in unincorporated areas and yet have their residence within a village atmosphere.

Clustering. The concentration of rural residences to limit their scattered placement and fragmentation of the agricultural landscape.

COG. Council of Governments, a regional agency with representation from city and County governments that is engaged in habitat protection programs and transportation planning.

Collector. These facilities are two-lane roadways that function as the main interior streets within neighborhoods and business areas. They are designed to carry fewer than 10,000 vehicles per day and serve to connect these areas with the higher classification roadways.

Commercial agriculture. Serious farming activity devoted to profit-making commodity production for various markets.



Community Plan. A policy plan that focuses on a particular region or community of the County within the overall general plan area. They refine policies of the general plan as they apply to a smaller geographic area. All principles, goals, objectives, policies, and plan proposals set forth in a community plan must be consistent with the overall general plan.

Community Services Districts. A limited purpose unit of local government created to provide public services to residents of a specific area. Services provided could be limited to one specific activity, such as fire protection, or a combination of activities including, but not limited to, public safety, parks and recreation, libraries, etc.

Compatible. Capable of existing together without conflict or ill effects.

Complete streets. Streets that include facilities and designs that enable safe access for all users (i.e., pedestrians, bicyclists, motorists, and transit riders) of all ages and abilities with characteristics such as balanced design of a diverse and continuous streetscape; safe and accessible pedestrian and biking facilities; aesthetically designed street lights; consistent landscaping of medians and sidewalks; and a comprehensive, integrated, and connected street network.

Confluence. The convergence of two or more bodies of water. It usually refers to the point where a tributary joins a river or creek.

Conservation Easement. A Conservation Easement is a legal agreement between a landowner and another party that permanently limits uses of the land in order to protect its agricultural or biological and other resource values in perpetuity.

Consistent. Free from variation or contradiction. Programs in the General Plan are to be consistent, not contradictory or preferential. State law requires consistency between a general plan and implementation measures such as the zoning ordinance.

County Service Areas (CSA). A special taxing district empowered to provide specific services within a specified boundary. The tax rate is set by vote of the people within the boundaries of the service area. CSAs are administered by the County, with policy being set by the Board of Supervisors.

County. County with a capital "C" generally refers to the government or administration of a county. County with a lower case "c" may mean any county or may refer to the geographical area of a county (e.g., the county road system).

Cultural Resources. Cultural resources consist of tangible or observable evidence of past human activities, including prehistoric and historic archaeological sites, historic buildings and structures, historic districts with multiple buildings or structures, archaeological districts with multiple sites, and traditional cultural properties and landscapes. Cultural resources may include buildings, structures, objects, sites, districts, places, or any physical evidence of human activities over 45 years old.

Dedication, In lieu of. Cash payments that may be required of an owner or developer as a substitute for a dedication of land, usually calculated in dollars per lot, and referred to as in lieu fees or in lieu contributions.

Delta. An expansive inland river delta and estuary formed by the Sacramento and San Joaquin Rivers that includes a large expanse of interconnected canals, streambeds, sloughs, marshes and peat islands.

Delta Primary Zone. The delta land and water area of primary state concern which is situated within the boundaries of the delta, as described in Section 12220 of the Water Code, but that is not within either the urban limit line or sphere of influence line of any local government's general plan or currently existing studies, as of January 1, 1992.

Delta Protection Commission (DPC). State agency created by the Delta Protection Act of 1992. The goal of the Commission is to ensure orderly, balanced conservation and development of Delta land resources and improved flood protection.

Density. The number of permanent residential dwelling units per acre of land. Densities specified in the General Plan may be expressed in units per gross acre or per net developable acre. Density usually is expressed "per acre," e.g., a development with 100 units located on 20 acres has density of 5.0 units per acre.

Department of Water Resources (DWR). The state agency that operates the State Water Project responsible for exports of water from the south Delta and for levee maintenance and improvements. DWR is directly responsible for maintenance of "project levees" in the Delta and provides financial and technical support for "non-project levees".

Develop. As applied to general plan policies, is a directing term for the drafting or preparation of rules, guidelines, policies, or illustrations.

Developable Land. Land that is suitable as a location for structures and that can be developed free of hazards to, and without disruption of, or significant impact on, public safety and health hazards and natural resource areas.

Development Code/Development Title. The group of ordinances adopted by San Joaquin County that contain land use and related regulations.

Development Right. The right granted to a land owner or other authorized party to improve a property. Such right is usually expressed in terms of a use and intensity allowed under existing zoning regulation. For example, a development right may specify the maximum number of residential dwelling units permitted per acre of land.

Development. A human-created change to improve unimproved land, including, subdividing land; construction and alteration of buildings, structures, and roads; utilities; mining; dredging; filling; grading; paving; excavating; and drilling.

Discharge. Flow of surface water in a stream or canal or the outflow of ground water from a flowing artesian well, ditch, or spring. Can also apply to discharge of liquid effluent from a facility.

Ditch. An artificial channel usually distinguished from a canal by its smaller size.

Drainage. It can refer to either: (a) process of removing surplus ground or surface water by artificial means; (b) a system to move water off of or out of a particular area, or (c) a source area (watershed) from which waters are drained by particular channels.

Drainage Basin Area. A portion of land area where runoff from rain drains downhill to a specific common outlet point along a creek or river.

Dwelling Unit. A room or group of rooms (including sleeping, eating, cooking, and sanitation facilities, but not more than one kitchen), that constitutes an independent housekeeping unit, occupied or intended for occupancy by one household on a long-term basis.



Dwelling, Multifamily. A building containing two or more dwelling units for the use of individual households; an apartment or condominium building is an example of this dwelling unit type.

Dwelling, Single Family Attached. A one-family dwelling attached to one or more other one-family dwellings by a common vertical wall. Row houses and town homes are examples of this dwelling unit type.

Dwelling, Single Family Detached. A dwelling, not attached to any other dwelling, which is designed for and occupied by not more than one family and surrounded by open space or yards.

DWR. The California Department of Water Resources (DWR) is a department in the California Resources Agency. DWR manages and regulates water usage in the State while working close with the SWRCB.

Earthquake. Earthquakes result from a sudden slip along a fault or a release of energy from the Earth's crust that creates ground shaking and vibration. Earthquakes typically are measured using the Richter Scale or the Modified Mercalli Scale. The Richter Scale describes the amplitude of an earthquake using a seismograph. Magnitude (M) is calculated as a logarithmic relationship to amplitude, meaning the amplitude of M 6.0 earthquake is ten times greater than an M 5.0 earthquake. This relationship means that the energy released by an M 6.0 quake is 32 times greater than an M 5.0 quake. The Mercalli Intensity Scale is based on observable effects of earthquakes.

Easement. A limited right to make use of a property owned by another; for example, a right of way across the property.

Electricity. A natural phenomenon, either through lightening or the attraction and repulsion of protons and electrons to create friction, that forms an electric current or power.

Element. A division or chapter of the General Plan.

Emergency Preparedness. Organized practice for protecting a jurisdiction from extraordinary emergency situations associated with natural disasters, technological incidents, and nuclear defense operations for areas within the jurisdictional boundaries. Emergency preparedness includes identification of: operational concepts related to various emergency situations, components of local emergency management organization, and possible sources of outside support from other jurisdictions and the private sector.

Emergency Shelter. An emergency shelter is a facility that provides shelter to homeless families and/or homeless individuals on a limited short-term basis.

Employment Base. The current number and distribution of employed people in each industry sector, with a focus on the largest or highest value sectors of employment.

Encourage. To stimulate or foster a particular condition through direct or indirect action by the private sector or government agencies.

Endangered (also abbreviated "E"). A species whose survival and reproduction in the wild is in immediate jeopardy from one or more causes including loss of habitat, change in habitat, over exploitation, predation, competition, disease, or other factors.

Energy Resources. Sources of electricity and natural Gas.

Environmental Impact Report (EIR). A report that assesses all the environmental characteristics of an area and determines what effects or impacts will result if the area is altered or disturbed by a proposed action.

Environmental Protection Agency (EPA). The federal agency charged with responsibility for implementing numerous environmental laws and regulations, including the Clean Water Act.

Essential Public Facilities. Under California Government Code Section 65302, essential public facilities include, but not limited to, hospitals and health care facilities, emergency shelters, fire stations, emergency command centers, and emergency communications facilities.

Evacuation Plan. Under California Water Code Section 9650, an evacuation plan includes a system for adequately warning the general public in the event of a levee failure, and a plan for the evacuation of every affected school, residential care facility for the elderly, and longterm health care facility.

Expansive. Soils that contain water-absorbing minerals. These soils expand as they take in water.

Family. (1) Two or more persons related by birth, marriage, or adoption [U.S. Bureau of the Census]. (2) An individual or a group of persons living together who constitute a bona fide single-family housekeeping unit in a dwelling unit, not including a fraternity, sorority, club, or other group of persons occupying a hotel, lodging house or institution of any kind [California].

FAR. Floor area ratio.

Fault. A fault is a fracture in the Earth's crust resulting in displacement between the two sides of the fracture. An active fault is defined as a fracture that has moved in the last 11 years (Holocene Period). Potentially Active Faults or Quaternary Faults have documented movement from 11,000 up to over 2 million years before present.

Feasible. Under California Water Code Section 8307, feasible is the means capable of being accomplished in a successful manner within a reasonable period of time, taking into account economic, environmental, legal, social, and technological factors.

Federal Aviation Administration (FAA). The U.S. government agency that is responsible for ensuring the safe and efficient use of the nation's airports and airspace.

Federal Emergency Management Agency (FEMA). Federal Emergency Management Agency, which oversees floodplain management and the national flood insurance program.

Federal Flood Standard. The 100-year flood or 1 percent annual chance flood.

Fiscal Year. Annual period of budgeting and accounting. The County's Fiscal Year extends from July 1 through June 30.

Flood. A temporary rise in flow or stage of any watercourse or storm water conveyance system that results in water runoff exceeding its normal flow boundaries and inundating adjacent, normally dry areas.

Flooding. Water covering a land surface, which can occur from various specific causes.

Floodplain. Any relatively level area adjacent to a surface water body (e.g., river, stream, canal) that experiences flooding under natural or human-altered conditions. May include lands that are susceptible to flooding by water from any source (not just an adjacent channel).



Floodplain Management. Policies and actions designed to reduce risks to life, property, and the environment due to flooding, but may include a range of multiple-objective aspects of watershed management and ecosystem benefits.

Flood Control. Measures and/or facilities that are intended to reduce damage caused by floods.

Flood Hazard Zone. Under Section 65007(d) of the California State Government Code, a flood hazard zone is an area subject to flooding that is delineated as either a special hazard area or an area of moderate hazard on an official flood insurance rate map issued by the Federal Emergency Management Agency. The identification of flood hazard zones does not imply that areas outside the flood hazard zones, or uses permitted within flood hazard zones, will be free from flooding or flood damage.

Flood Management. The use of comprehensive methods to manage flood flows, providing multiple benefits in addition to protecting people and property.

Flood Prone Area. Areas subject to inundation by flooding.

Flood Risk. The magnitude and probability of consequences that would occur as a result of flood-induced infrastructure damage under a given scenario.

Floor Area Ratio. The gross floor area permitted on a site divided by the total net area of the site, expressed in decimals to one or two places. For example, on a site with 10,000 net square feet of land area, a floor area ratio of 1.0 will allow a maximum of 10,000 gross square feet of building floor area to be built. On the same site, an FAR of 1.5 would allow 15,000 square feet of floor area; an FAR of 2.0 would allow 20,000 square feet; and an FAR of 0.5 would allow only 5,000 square feet.

Freeway. Operated and maintained by the Department of Transportation (Caltrans), these facilities are designed as high-volume, high-speed facilities for intercity and regional traffic. Access to these facilities is limited.

Frequency. The measure of the rapidity of alterations of a periodic acoustic signal, expressed in cycles per second or Hertz.

General Aviation. Refers to all civil aircraft and operations that are not classified as air carrier, commuter, or regional. The types of aircraft used in general aviation activities cover a wide spectrum from corporate multi-engine jet aircraft piloted by professional crews to amateur-built single-engine piston acrobatic planes, balloons, and dirigibles.

General Plan. The General Plan is a legal document, adopted by the legislative body of a City or County, setting forth policies regarding long-term development. California law requires the preparation of seven elements or chapters in the General Plan. Land Use, Housing, Circulation, Conservation, Open Space, Noise, and Safety. Additional elements are permitted, such as Economic Development, Urban Design and similar local concerns.

General Plan Designation. Planned land uses that identify appropriate uses and standards for development.

Goal. The ultimate purpose of an effort stated in a way that is general in nature and immeasurable.

Green Building. Any building that is sited, designed, constructed, operated, and maintained for the health and well-being of the occupants, while minimizing impact on the environment.

Greenhouse gas (GHG). Gases that absorb and emit infrared radiation emitted from the earth's surface. Naturally occurring GHGs include water vapor, ozone, CO₂, methane (CH₄), and nitrous oxide (N₂O). The primary human-caused GHGs of concern are CO₂, CH₄, and N₂O.

Groundwater. Water that occurs beneath the land surface, specifically within pore spaces of soil, sediment, or rock formations, excluding soil moisture held by capillary action in the upper, unsaturated zones.

Groundwater basin. An aquifer or series of aquifers with defined lateral boundaries and bottom layer. In some cases, the boundaries of successively deeper aquifers may differ and make it difficult to define the limits of the basin.

Groundwater overdraft. The condition of a groundwater basin in which the amount of water withdrawn (by pumping) exceeds the amount of water that recharges the basin.

Groundwater recharge. The natural or intentional infiltration/percolation of surface water into the zone of saturation (i.e., into groundwater).

Hazardous Materials or Waste. A substance that increases or poses a threat to human health and the environment because of the physical or chemical nature, quantity, or concentration of the substance.

Heritage Tourism. Tourism oriented toward experiencing places, artifacts, and activities that authentically represent the stories and people of the past and present.

High/Very High Fire Hazard. A measure of the physical conditions that can lead to fire damage, characterized by high to very high fire behavior and burn probabilities. These areas typically have several or nearby forest areas, high vegetation density, and steep slopes with mixed topography in conjunction with common fire occurrence as influenced by seasonal extreme weather conditions of strong winds and dry fuel moistures and extreme hazard fuels types.

Historic Preservation. The preservation of historically significant structures and neighborhoods in order to facilitate restoration and rehabilitation of the building(s) to a former condition.

Household. All those persons—related or unrelated—who occupy a single housing unit.

Household Hazardous Waste. Items discarded at specially designated facilities and not in solid waste facilities. These items included paints, cleaning chemicals, solvents, fluorescent light bulbs, non-commercial pesticides, insecticides, and motor oil

Impact Fees. A fee, also called a development fee, levied on the developer of a project by a city, county, or other public agency as compensation for otherwise unmitigated impacts the project will produce. Government Code §66000, et seq., specifies that development fees shall not exceed the estimated reasonable cost of providing the service for which the fee is charged. To lawfully impose a development fee, the public agency must verify its method of calculation and document proper restrictions on use of the fund. Impact/development fees may be used to pay for preparing and updating general and specific plans.

Implementation. An action, procedure, program, or technique that carries out general plan policy.

Incompatible Uses. The use of land which is normally incompatible with surrounding or adjacent uses.



Infill Development. Development of vacant land, usually individual lots or left-over properties, within areas that are already largely developed.

Infrastructure. Public services and facilities such as sewage-disposal systems; water-supply systems; electricity, gas, or other utility systems; and roads.

Jobs/Housing Ratio. The availability of housing near employment areas. A jobs/housing ratio divides the number of jobs in an area by the number of employed residents. A ratio of 1.0 indicates a balance. A ratio greater than 1.0 indicates a net in-commute; less than 1.0 indicates a net out-commute.

LAFCo. The county-specific boundary control agency, with city and County representation, responsible for reviewing and approving city and special district annexations, new local government formations and related actions.

Landfill. A disposal facility for solid wastes using a system of trash and garbage disposal in which the waste is buried between layers of earth to build up low-lying land.

Levee. A dike or earthen embankment that confines flood flows to a channel to protect adjacent land from flood waters.

Level of Service (LOS). A standard scale used by government agencies to measure the amount of traffic that a roadway or intersection can accommodate, based on such factors as maneuverability, driver dissatisfaction, and delay.

Level of Service. A standard used by government agencies to measure the quality or effectiveness of a municipal service such as police, fire, or library, or the performance of a facility, such as a street or highway.

Liquefaction. A process whereby soil is temporarily transformed to a fluid form during intense and prolonged ground shaking or because of a sudden shock or strain.

Local Street. A street whose primary function is to provide direct access to adjacent properties and to connect to the collector network. They include residential, commercial, industrial, and rural roads.

Low Impact Development. An approach to land development (or re-development) that works with nature to manage stormwater as close to its source as possible. LID employs principles such as preserving and recreating natural landscape features, minimizing effective imperviousness to create functional and appealing site drainage that treat stormwater as a resource rather than a waste product. There are many practices that have been used to adhere to these principles such as bioretention facilities, rain gardens, vegetated rooftops, rain barrels, and permeable pavements.

Mineral Resources. Land on which known deposits of commercially viable mineral or aggregate deposits exist. This designation is applied to sites determined by the California Geological Survey as being a resource of regional significance and is intended to help maintain the quarrying operations and protect them from encroachment of incompatible land uses.

Mitigate. To ameliorate, alleviate, or avoid.

Mixed-Use Development. Properties on which various uses, such as office, commercial, institutional, and residential, are combined in a single building or on a single site in an integrated development project with significant functional interrelationships and a coherent physical design. A "single site" may include contiguous properties.

Multi-Modal Transportation System. A network of integrated and interconnected corridors, highways, and streets that can be conveniently accessed by multiple modes of transportation, for example automobile, transit, bicycle, or walking.

Municipal Service Review. A Municipal Service Review (MSR) is a study conducted for a city, county, or special district, examining all public service needs for the area and recommending actions to promote the efficient provision of public services. The MSR is a prerequisite to a Sphere of Influence determination or change and may also lead a LAFCO to take other actions under its authority. In adopting the required MSR for each agency's Sphere of Influence (SOI), LAFCO must include a written statement of its determinations with respect to each of the following topics: infrastructure needs or deficiencies; growth and population projections for the affected area; financing constraints and opportunities; cost avoidance opportunities; opportunities for rate restructuring; opportunities for shared facilities; government structure options, including advantages and disadvantages of consolidation or reorganization of service provision; evaluation of management efficiencies; and local accountability and governance.

Mutual Aid. An agreement in which two or more parties agree to furnish resources and services to each and every other party of the agreement to assist in the response to a disaster or emergency. Mutual aid needs not covered by the California Emergency Mutual Aid Plan are often resolved through development of local mutual aid agreements.

National Flood Insurance Program (NFIP). The NFIP is a federal program enabling property owners in participating communities to purchase affordable flood insurance. As part of the NFIP, communities are required to adopt building standards that meet FEMA NFIP criteria.

Natural Gas. A mixture of hydrocarbon gases that occurs with petroleum deposits, principally methane together with varying quantities of ethane, propane, butane, and other gases, that is used as a fuel in a variety of applications from cooking stoves to heaters and industrial processes.

Noise. Any sound that is undesirable because it interferes with speech and hearing, or is intense enough to damage hearing, or is otherwise annoying. Noise, simply, is "unwanted sound."

Noise Impact. A condition that exists when the noise levels that occur in an area exceed a level identified as appropriate for the activities in that area.

Nonurbanized Area. Under Section 65007(f) of the California State Government Code, a nonurbanized area is a developed area or an area outside a developed area in which there are fewer than 10,000 residents that is not an urbanizing area.

NPDES (National Pollutant Discharge Elimination System) Permit. A permit that must be reissued every five years that regulates the wastewater treatment plant to discharge to surface water. The permit defines the requirements for discharge, monitoring, and operations of a treatment plant.



Open Space Land. Open space land is any parcel, area, or waterway that is essentially unimproved and devoted to an open space use. Under Section 65560 of the California State Government Code, open space land is broadly defined as land designated for the preservation of natural resources (i.e., lakeshore and watershed lands); managed production of resources (i.e., lands for agriculture, forestry, recharge of groundwater); outdoor recreation (i.e., parks, scenic highway corridors, and areas with outstanding scenic, historic and cultural values); and public health and safety (i.e., flood plains, unstable soil areas).

Ordinance. A law or regulation set forth and adopted by a governmental authority, usually a city or county.

Organic. Food or other agricultural products produced through methods that integrate cultural, biological, and mechanical practices that foster cycling of resources, promote ecological balance, and conserve biodiversity without the use of antibiotics, synthetic fertilizers and pesticides, sewage sludge, irradiation, growth stimulants, or genetic engineering.

Overdraft. Groundwater that is drawn in excess and causes a lowered water table. Overdraft and the lowering of the water table can cause depressions in the groundwater allowing for saltwater intrusion and subsidence.

Parcel. A lot in single ownership or under single control, usually considered a unit for purposes of development.

Peak Hour. The time period during which the greatest demand occurs on the transportation system in the morning and early afternoon, also known as "rush hour."

Policy. A specific statement of principle or action that guides the management of public affairs. Policies are adopted by a legislative body (such as a city council or county board of supervisors) in order to meet specified goals and objectives before undertaking an action program.

Pollutant. Dredged spoil, solid waste, incinerator residue, filter backwash, sewage, garbage, sewage sludge, munitions, chemical wastes, biological materials, radioactive materials (except those regulated under the Atomic Energy Act of 1954, as amended (42 U.S.C. 2011 et seq.)), heat, wrecked or discarded equipment, rock, sand, cellar dirt, and industrial, municipal, and agricultural waste discharged into water [40 CFR 122.2].

Port. Refers to both the harbor area where ships are docked and for the agency (port authority), which administers use of public wharves and port properties.

Primary Zone. Section of the Legal Delta defined under the Delta Protection Act of 1992, lands within which should be protected from non-agricultural uses (see Figure 15.1-1). These lands are outside of the urban limit line or sphere of influence of any local government general plan. The Delta Protection Commission is responsible for preparing a plan for managing the resources within the primary zone.

Productive Agriculture/Productive Farmland. Farmland that has received water supplies in three of the prior 10 years and is classified as Prime Farmland, Farmland of Statewide Importance, or Unique Farmland on the Statewide Important Farmland map.

Prohibit. A directive to not allow a particular use, activity, or action.

Project. Activities which is being approved and which may be subject to several "discretionary" approvals by government agencies.

Projection. A prediction of future setting based on extrapolation from past observations.

Property Tax. An ad valorem tax on secured and unsecured real property.

Public Facilities. Although often paired with, or included in, public infrastructure categories, this term relates to specific public facilities and buildings, such as wastewater treatment plants, administrative offices, hospitals, community centers, athletic facilities, schools, and parks, among others.

Quarry. An open excavation or pit from which stone is obtained by digging, cutting, or blasting.

Reclamation. The reuse of resources by removing environmental obstacles (e.g., water or marsh).

Recreational Area. Any public or private space set aside or primarily oriented to recreational use. This includes both parks and community centers.

Rehabilitation. The repair, preservation, and/or improvement of substandard housing.

Renewable Energy. Energy that is produced by effectively using naturally-replenished resources such as sunlight, wind, rain, tides and geothermal heat.

Reservoir. Water supply reservoirs store water in periods of surplus for use during dry periods.

Response. The range of actions taken during an emergency to protect the public, limit damage, and minimize threats to public health and the environment.

Retention Basin. A drainage pond with no outlet facilities for terminal drainage, that is capable of storing the required storm water runoff volume and is capable of emptying through percolation and evaporation over a specified time.

Ridership. The number of passengers on a given transportation system measured in number of one-way passenger trips.

Right-of-way. A linear strip of land occupied or intended to be occupied for transportation (streets, bike lanes, sidewalks, on-street parking, transit lanes, railroad tracks) or public facilities (utility lines).

Riparian. Of, on, or pertaining to the bank of a natural course of water. For example, riparian vegetation is composed of plant species normally found near streams, lakes, and other freshwater bodies, such as ponds, and reservoirs.

Runoff. Precipitation (rain or snowmelt) that is not used by plants, evaporated, or infiltrated to soils and is transported across land surfaces to streams or other surface water bodies. A volume of surface water (typically expressed in acre-feet).

Rural. Land, development, or populations located outside a defined urban area.

Sacramento-San Joaquin Drainage (SSJD) District. Comprises more than 1.9 million acres in the Central Valley generally along and adjacent to the Sacramento and San Joaquin rivers. SSJD District functions to allow survey work and the collection of data of the San Joaquin and Sacramento rivers and tributaries to prepare a report to the Central Valley Flood Protection Board to further the Board's plans for controlling the floodwaters of the rivers, improve and preserve navigation, and the reclamation and protection of the lands that are susceptible to overflow from those rivers and their tributaries.



Sacramento-San Joaquin Valley. Under California Government Code Section 65007(g), the Sacramento-San Joaquin Valley includes lands in the bed or along or near the banks of the Sacramento River or San Joaquin River, or their tributaries or connected therewith, or upon any land adjacent thereto, or within the overflow basins thereof, or upon land susceptible to overflow there from. The Sacramento-San Joaquin Valley does not include lands lying within the Tulare Lake basin, including the Kings River.

Sales Tax. The tax imposed on retailers selling tangible personal property.

San Joaquin Valley Air Basin (SJVAB). An air basin is a geographic area that exhibits similar meteorological and geographic conditions. California is divided into 15 air basins to assist the statewide regional management of air quality issues. The SJVAB extends from San Joaquin County (northern boundary) to Kern County (southern boundary).

San Joaquin Valley or Region. Consists of eight counties (Fresno, Kern, Kings, Madera, Merced, San Joaquin, Stanislaus, and Tulare). Synonym with Region.

Scenic Highway. Portions of the state highway system designated to establish the State's responsibility for the protection and enhancement of California's natural scenic beauty. These roadways, together with the adjacent scenic corridors, require special scenic conservation treatment.

Sea level rise. An increase in mean sea level of the ocean and an effect of climate change associated with thermal expansion of the ocean and melting of polar and glacial ice.

Secondary Zone. Section of the Legal Delta outside of the primary zone (see Figure 15.1-1). Lands within the secondary zone are subject to the land use authority of local governments.

Seismic. Terrestrial movement that is caused by or subject to earthquakes or earth vibrations.

Seniors. Persons age 65 and older.

Sensitive Receptors. Populations or uses that are more susceptible to the effects of air pollution than the general population, such as long-term health care facilities, rehabilitation centers, retirement homes, convalescent homes, residences, schools, childcare centers, and playgrounds.

Septic System. A sewage treatment system that includes a settling tank through which liquid sewage flows and in which solid sewage settles and is decomposed by bacteria in the absence of oxygen. Septic systems are often used for individual home waste disposal where an urban sewer system is not available.

Sidewalk. A dedicated paved pedestrian walkway located adjacent to streets and roadways.

SJCOG. San Joaquin Council of Governments

Solid Waste. Non-hazardous solid discarded items from households and light industry. Solid waste includes primarily waste paper and food organic waste. Other common waste items are plastic, cloth, metal cans and yard waste.

Special Flood Hazard Area. A FEMA classification that applies to areas subject to flooding by the 1% annual chance flood (i.e. a 1% chance of being equaled or exceeded in any given year) or more simply stated as the 100-year flood zone based on the current effective FIRM.

Special-Status Species. Rare, threatened, or endangered plant or animal species protected by federal, state, or other agencies in accordance with any of the following:

- ESA.
- CESA.
- State Species of Concern list or Special Animals list (CDFG).
- CDFG Fully Protected Species List [Sections 3511 (birds), 4700 (mammals), 5050 (reptiles and amphibians), and 5515 (fish) of the California Fish and Game Code].
- California Native Plant Protection Act (plants listed as rare, threatened, or endangered by the California Native Plant Society (CNPS)).
- Section 15380 of the CEQA guidelines.
- SWRCB. State Water Resources Control Board. The SWRCB protects water quality by setting statewide policy, coordinating and supporting the Regional Water Board efforts, and reviewing petitions that contest Regional Board actions (see RWQCB above). The State Board is also solely responsible for allocating surface water rights.

Specific Plan. A legal tool authorized by Article 8 of the Government Code (Section 65450 et seq.) for the systematic implementation of the general plan for a defined portion of a community's planning area. A specific plan must specify in detail the land uses, public and private facilities needed to support the land uses, phasing of development, standards for the conservation, development, and use of natural resources, and a program of implementation measures, including financing measures.

Sphere of Influence (SOI). The boundary surrounding cities and special service districts that is intended to represent the ultimate area into which the city or district may expand and extend public services. The probable physical boundaries and service area of a local agency, as determined by the Local Agency Formation Commission of the county.

State Water Project (SWP). Authorized in 1960. SWP facilities include 20 dams, 662 miles of aqueduct, and 26 power and pumping plants. Major facilities include the multi-purpose Oroville Dam and Reservoir on the Feather River, the California Aqueduct, South Bay Aqueduct, North Bay Aqueduct, and a share of the State-Federal San Luis Reservoir.

State Water Resources Control Board (SWRCB). The State agency responsible for managing the water rights system for the State of California, including the granting of new water right permits, and for implementing State and Federal water quality laws and regulations.

Storm Drainage System. A system for collecting surface runoff of stormwater and removing it to appropriate outlets. The system may include inlets, catch basins, storm sewer pipes, channels, detention basins, and pump stations.

Stormwater. Excess water from rainstorms, snow melt runoff, and other surface runoff and drainage from developed lands.

Strip Commercial Development. A linear pattern of commercial land use in which retail businesses are afforded direct access to a major thoroughfare; generally associated with auto-dependence and intensive use of signs to attract passersby.



Subdivision. The division of a tract of land into defined lots, either improved or unimproved, which can be separately conveyed by sale or lease, and which can be altered or developed. "Subdivision" includes a condominium project as defined in §1350 of the California Civil Code and a community apartment project as defined in §11004 of the Business and Professions Code.

Subsidence. The sinking of land, usually occurring over broad areas, which typically results from extraction of groundwater, gas, oil, and geothermal energy, or hydro-compaction, peat oxidation, earthquake, and fault rupture.

Surface Water. Water that is on the Earth's surface, lakes, rivers, canals, and wetlands. Surface water is replenished through precipitation and lost through evaporation and discharge to oceans.

Sustainability. Practice that maintains or enhances equity, economic opportunity, and community well-being while protecting and restoring the natural environment upon which people and economies depend. Sustainable practices meet the needs of the present without compromising the ability of future generations to meet their own needs.

Transit-Dependent. Persons who, due to disability, age, and/or economic status, do not have access to a vehicle and rely on public or private transportation services. According to the 2006 American Community Survey, 10 percent of the county's population is aged 65 years or older, 25 percent are under 16 years of age, 13 percent are disabled, and 14 percent live below poverty level. Seven percent of households have no vehicle available. One percent of commuters use transit for the journey to work while two percent walk.

Transportation Demand Management (TDM). Various strategies that change travel behavior in order to increase transport system efficiency and achieve specific objectives such as reduced traffic congestion, road and parking cost savings, increased safety, improved mobility for non-drivers, energy conservation and pollution emission reductions.

Transportation System Management (TSM). Various low-cost strategies with the goal of shifting emphasis from expanding capacity to making better use of existing transportation systems.

Trend. Changes in demographics over time.

Underutilized Site/Parcel. A developed parcel that is not reaching its full economic potential as currently developed.

Unincorporated Area/Communities. Land located outside the city limits.

United States Army Corps of Engineers. A Federal agency of civilian and military engineers, scientists, and other specialists working in engineering and environmental matters to provide quality, responsive engineering services to the United States including planning, designing, building, and operating water resources and other civil works projects (e.g., navigation, flood control, environmental protection, disaster response); designing and managing the construction of military facilities for the Army and Air Force; and providing design and construction management support for other Defense and Federal agencies (i.e., interagency and international services).

United States Fish and Wildlife Service. A Federal bureau within the Department of the Interior whose mission is to conserve, protect, and enhance fish, wildlife, and plants and their habitats for the continuing benefit of the American people.

Urban. The term urban is used to describe land uses common to a city or unincorporated community. Urban land uses include residential, commercial, industrial, and institutional uses. Urban uses are usually considered more intensive in scenic character than rural land uses.

Urban Area. Under Section 65007(l) of the California State Government Code, an urban area is a developed area in which there are 10,000 residents or more.

Urbanizing Area. Under Section 65007(m) of the California State Government Code, an urbanizing area is a developed area or an area outside a developed area that is planned or anticipated to have 10,000 residents or more within the next 10 years.

Urban Level of Flood Protection. Under California Government Code Section 65007(k) and Water Code Section 9602(i), an urban level of flood protection is a level of protection that is necessary to withstand flooding that has a 1-in-200 chance of occurring in any given year using criteria consistent with, or developed by, the Department of Water Resources.

Urban Sprawl. Haphazard growth or outward extension of a city resulting from uncontrolled or poorly managed development.

Utilities. Infrastructure such as water, sewer, stormwater drainage, solid waste, electricity, gas, and telecommunications systems.

Vacant. Lands or buildings that are not actively used.

Waste Diversion. Prevention and reduction of generated waste, reducing the burden on landfills, through source reduction, recycling, reuse, or composting.

Waste Water Treatment Plant. A municipal or public service district which provides treatment of collected waste water.

Waste-to-Energy Technology. Technology that creates energy in the form of electricity or heat from the incineration of waste source. One well-known example is the use of municipal landfill gas (methane) as a source of energy for generating electricity.

Wastewater. Also defined as sewage. Wastewater flows from domestic residences, commercial, industrial, and agricultural sources.

Watershed. The land surface area from which water drains into a common downstream point.

Watt. An electrical unit of power equal to the rate of energy transfer produced in a circuit by one volt acting through a resistance of 1 ohm, a unit of measurement of resistance.

Wetlands. Areas that are inundated or saturated by surface or groundwater to support a prevalence of vegetation typically adapted for life in saturated soil conditions. This definition of wetlands requires three wetland identification parameters to be present: wetland hydrology, hydric soils, and hydrophytic vegetation. Wetlands can be areas that are consistently inundated or seasonally inundated.

Wildfire. A fire occurring on wildland that does not meet management objectives and thus requires a suppression response.

Wildlife Corridors. A strip of habitat connecting wildlife populations separated by human activities (e.g., roads, development, or logging); allows an exchange of individual wildlife populations; and facilitates reestablishment of wildlife populations in isolated areas.



Zoning District. An individual zoning division of a local municipality (city or county) that identifies the location of applicable zoning.

Zoning. The division of a local municipality (city or county) into districts and the application of different regulations in each district. Zoning regulations are generally divided into two classes. (1) those that regulate the height or bulk of physical structures within certain designated districts; and (2) those that prescribe the use to which buildings within certain designated districts may be put.