

# **Public Facilities and Services**

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## ***ELEMENT G***

# **PUBLIC FACILITIES AND SERVICES**

***GOAL: Provide a full range of necessary public facilities and services that are convenient to users, economical, reinforce City and community identity, and reflect the participation of citizens.***

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### **Description of Public Facilities and Services**

Public facilities are defined as institutional responses to basic human needs, such as health, education, safety, recreation, and worship. Examples of typical public facilities include churches, hospitals, and police stations. Public facilities contribute to the quality of life for both individuals and groups in the community. They provide convenient and efficient services, a sense of identity, and define the visual character of the City. This element provides policies and criteria for the development of various types of community facilities, their relationship to one another, and their location to serve the needs and desires of the community.

Public facilities and services are provided by every level of government, and other public and quasi-public organizations. Public services and facilities are often provided jointly by more than one of these agencies to reduce costs. The City of Irvine is just one local public agency of many that serve the residents of Irvine. Certain types of public facilities and services have been determined to be of an essential nature to a community and are provided by the private sector as a requirement of residential development in the city. Public facilities and services required for new residential development are based on population generated by the new development, and include park land and facilities, police services, fire services, school facilities and libraries. Other public services and facilities are desired to address the needs of specific populations or strong public demand, such as senior centers, child care centers, and golf courses. Tables G-1 and G-2 at the end of this chapter outline the City's standards and guidelines for certain public facilities and services.

The need for public facilities or services is based on an analysis of user need and demand, the characteristics of the user population, the location of services, and the cost to develop, operate and maintain the services. Consideration is also given to reducing the duplication of services between

agencies, and providing services within the financial means of the potential user groups. For public services and facilities which are provided solely or jointly by the City of Irvine, this analysis is considered as part of the Strategic Business Plan, the annual Operations Budget and the Capital Improvement Program. For public facilities and services of a recreational nature, please refer to the Parks and Recreation Element, and for those related to public safety, please see the Safety Element.

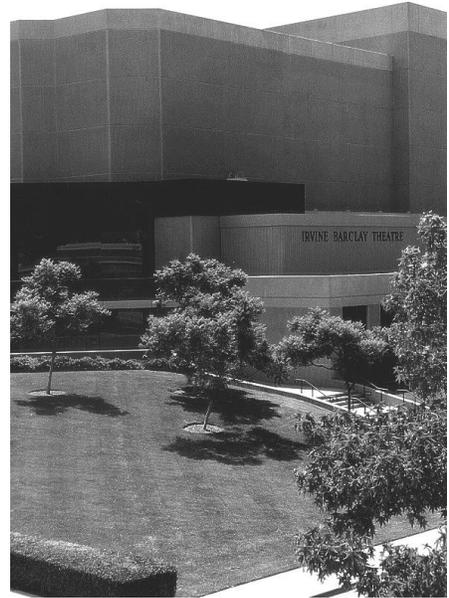
## Existing Conditions

City facilities and services include neighborhood parks, community parks and programs, the Civic Center, the Aquatics Center, and police services. The City jointly provides other facilities with other public agencies including a community theater, child care centers, athletic complexes, an adult day care center, transportation services and fire stations. These facilities are provided through joint development, joint use or through joint powers authorities.



**Heritage Park - Aquatics**

Community facilities and services provided by others include libraries, churches, schools, a hospital, child care centers, an amphitheater, museums, private neighborhood parks, colleges and universities, and a range of social service programs. One community facility that has yet to be developed in the City is a cemetery.



**Irvine Barclay Theatre**

A Citywide study, the Community Facilities and Services Element Needs Assessment, was completed in 1991. The study, which analyzed service programs (not facilities and infrastructure), concluded that the "majority" of Irvine residents and workers enjoy access to most of the services they need and that, for the most part, they are satisfied with the availability of those services. However, the study identified some "service gaps" (shortage of certain services) and "barriers" to some Irvine residents who need to access or obtain specific services which are not available. Services which are not available for City of Irvine residents were identified as

residential psychiatric treatment facilities, emergency financial assistance, low cost health services and family planning, low cost counseling, child abuse services and substance abuse services. Transportation service was also needed by the elderly, persons with disabilities, those too young to drive, and persons without automobiles for destinations within the City and for certain services only available outside the city



Figure G-1 shows existing educational facilities in the City. Location of other types of facilities can be found in the Parks and Recreation Element and in the Safety Element.

## Trends

Since Irvine is near the geographical center of the County, regional facilities may become more prevalent as the area's population continues to grow. As local resources decrease and service levels are reduced, the community may seek non-traditional services from the City, especially from residents with limited ability to pay for services.

The City continues to experience some "service gaps" in certain program areas as identified under Existing Conditions. Service providers in these service gap areas have identified the perceived lack of affordable space and land designated for institutional use as the primary reason for not locating to and operating such services in the City. If more sites were available, more services could be provided, reducing the barriers of providing affordable services to Irvine residents.

Finally, as the community ages, more emphasis will be placed on public facility maintenance and rehabilitation programs as opposed to new construction. This change in direction from facility development to facility maintenance and rehabilitation will require a change in the focus of the overall community facilities and services programs.

It will also require continual review and assessment of options to fund needed maintenance and rehabilitation programs. At the City, this assessment is incorporated into the annual review of the Capital Improvement Program and the Strategic Business Plan.

### Identification of Issues

1. **How can the City facilitate the coordination of the various agencies and institutions involved in the provision of public facilities and services?**
2. **How can the City determine priorities for funding of construction and rehabilitation of public facilities?**
3. **How can citizens be encouraged to participate in the development of the City's public facilities and institutions?**

## Response to Issues

The following objectives and policies have been formulated as responses to guide the development of public facilities.

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### ***OBJECTIVE G-1: PUBLIC FACILITIES DEVELOPMENT***

***Coordinate planning and development of Irvine's public facilities and services with the private sector, University of California, Irvine, the Irvine and Tustin Unified School Districts, Orange County and other public agencies.***

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*The following policies support Objective G-1:*

***Policy (a)*** Coordinate public/private capital improvements through an interrelated 7-year public/private capital improvements program and the City's Business Plan that provides for the relating of public facilities to economical extensions of the master utility systems.

***Policy (b)*** Use the capital improvements program and the Strategic Business Plan as the vehicle for determining what City funded facilities and improvements are necessary over time in relation to the City's financial resources.

***Policy (c)*** Develop joint-use/joint-power approaches to facilities with the Irvine and Tustin Unified School Districts, Irvine Valley College, University of California, Irvine and other special districts or agencies. Facilities with greatest potential for joint-use/power agreements include athletic facilities, museums, libraries, theater, conference centers, extended learning facilities, and related support facilities such as parking.

***Policy (d)*** Pursue landscape maintenance agreements with Irvine and Tustin Unified School Districts and other educational entities as a way to increase the availability of recreation fields to the community.

***Policy (e)*** Evaluate periodically the City's public facility standards to refine levels of service and definitions of convenience to users and reinforcement of community identity.

***Policy (f)*** Use the adopted Child and Youth Policy in developing and designing programs, services and facilities for children, youth and families.

***Policy (g)*** Use the adopted Community Parks Master Plan for future siting and development of community parks.



**University Park**

**Policy (h)** Use the Local Park Code (Chapter 10 of the Subdivision Ordinance) to evaluate the design of public and private neighborhood parks.

**Policy (i)** Achieve desired levels of service from service providers, such as the Orange County Fire Authority and local school and college districts, through coordinated land use and facility planning.

**Policy (j)** Coordinate with state and county agencies for the planning, funding and development of state and regional programs, services and facilities within the City and its sphere of influence.

**Policy (k)** Evaluate the use of development incentives as a means to encourage the private sector to provide facilities for nonprofit service providers.

**Policy (l)** Continue to include school districts in the review of new developments that, by location and function, could impact any school facility.

**Policy (m)** Encourage the development of health care facilities in the City which are adequate to serve the needs of the residents.

**Policy (n)** Encourage the grouping of public facilities into district centers.

**Policy (o)** Provide library space consistent with county library master plan service levels while continuing to explore future options. Future options may consist of a City library system or utilizing cable TV or Internet potentials for tie-ins to the various libraries of the University of California system.

**Policy (p)** Use the Land Use intensity tables for the purpose of assisting in the sizing of utility systems.

**Policy (q)** Provide for the orderly provision of public facilities in relationship to residential, commercial, and industrial development in accordance with the comprehensive phasing plan in the Growth Management Element.

**Policy (r)** Provide community facilities for seniors and encourage their involvement in the community to meet the needs of the increasing senior population.



**Lakeview Senior Center**

Supplement No. 7 March 2009

**Policy (s)** The City will include appropriate agencies in review of tentative tract maps to ensure adequate facilities and services are provided.

**Policy (t)** Locate public programs, services and facilities on sites which have convenient user access to on-street transit services and off-street trails.



**Irvine Corporate Yard**

**Policy (u)** Assist IUSD and TUSD through the general plan conformity and CEQA process to use the following criteria:

- Schools should be located on streets having parallel bicycle lanes or paths as shown on the City's adopted Master Plan of bikeways.
- Discourage the development of elementary school facilities in close proximity to commercial sites.
- Use foot paths and inter-planning area walkways should act as organizing spines and bike paths to connect primary schools.
- Prohibit development of future school facilities in noise sensitive areas which

are encompassed by the 65 CNEL aircraft noise contour.

- Centralize elementary and intermediate school facilities within residential areas when feasible.
- Locate elementary facilities on local streets and/or local collectors so as not to require the crossing of highly traveled streets.
- Locate proposed public school facility developments in hillside areas on sites which minimize the need for grading.
- Maximize pedestrian and bicycle access to school sites from their attendance areas.
- Locate schools and public parks adjacent to each other when feasible.
- Encourage school access which does not conflict with existing residential communities.

**Policy (v)** Coordinate with the community to evaluate the need and location of additional library services. If a new library is determined to be appropriate, the site should be reflected on the General Plan Land Use map and the appropriate Zoning Ordinance Planning Area exhibits

**Policy (w)** Coordinate with community members, landowners, and industry representatives to facilitate the development of one or more cemetery and/or mortuary facilities in the City. The site should be reflected on the General Plan Land Use map and the appropriate Zoning Ordinance Planning Area exhibits.

**Policy (x)** Encourage public education providers to seek input on proposed school facility projects from adjacent property owners and residents. Where possible, concerns shall be incorporated into the project design.

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***OBJECTIVE G-2:  
CITY SERVICES***

***Develop an appropriate balance between City provided and contracted services.***

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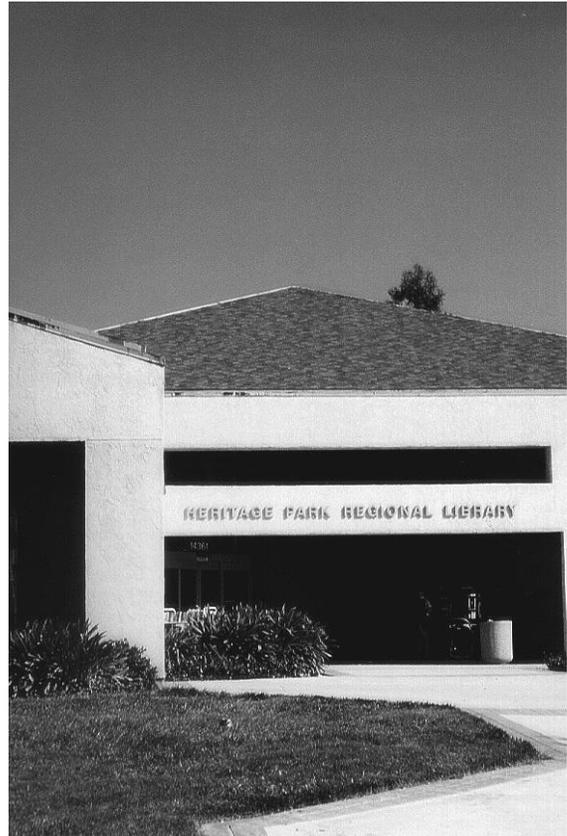
*The following policies support Objective G-2:*

Policy (a) Contract with the County, joint powers authorities and the private sector for services for as long as service received is adequate, sufficient community identity for Irvine is maintained, and it is not practical for the City to operate its own programs.

Policy (b) Contract for library services as long as the service received responds to the City's needs.

Policy (c) Fund public programs, services and facilities through a variety of methods, such as maintenance and assessment districts, community facilities districts, joint development, user fees and other available public and private financing sources.

Policy (d) Encourage the development of multi-use centers as a method to maximize available resources to all segments of the community.



**Heritage Park Library**

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**OBJECTIVE G-3:  
PUBLIC PARTICIPATION**

***Encourage citizen participation in developing quality public facilities and institutions.***

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*The following policies support Objective G-3:*

**Policy (a)** Foster awareness of science and technology in the City's cultural life and environmental quality.

**Policy (b)** Assist in organizing the resources of public schools, UCI, private industry, and other sources without being directly involved in or financing of this area of community life.

**Policy (c)** Encourage creativity in all the visual and performing arts.

**Policy (d)** Encourage the design and development of low-cost spaces and publicly visible spaces for art sales and/or cultural festivals.

**Policy (e)** Evaluate existing programs, services and facilities on a periodic basis to determine community needs, desired levels of service and ability to provide.

**Policy (f)** Continue outreach programs within the community to provide information on available programs, services and facilities and to determine needs.

**Policy (g)** Encourage public schools, UCI, private industry and other sources to provide

the community with information regarding their available public resources.

**Policy (h)** Develop out-reach programs and assessments to ascertain the needs of special population groups within the City.

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**OBJECTIVE G-4:  
MAINTENANCE AND  
REHABILITATION**

***Ensure that public facilities are maintained and rehabilitated in a manner that provides an acceptable level of service, is cost-effective and consistent with the community's ability to pay.***

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*The following policies support Objective G-4:*

**Policy (a)** Maintain and rehabilitate the City's public facilities consistent with the Strategic Business Plan and the availability of Capital Improvement Funds.

**Policy (b)** Pursue state, federal and other available funding sources to improve and enhance public facilities.



**Irvine City Hall**

**Policy (c)** Require that all City owned public facilities be maintained and rehabilitated by the City to ensure their continued availability and use.

**Policy (d)** Pursue all possible methods to generate revenue for the maintenance and rehabilitation of public facilities, such as community facilities districts, maintenance and assessment districts, joint development, leasing, user fees and other available public and private financing sources.

**Policy (e)** Rehabilitate public facilities using technologies, methods and materials which result in energy and water savings, and cost effective long term maintenance programs.

**Policy (f)** Cluster and/or group public facilities together, whenever possible, to reduce maintenance and rehabilitation costs.

### **RELATED OBJECTIVE NUMBERS**

The following objectives are related to the Public Facilities and Services Element:

Land Use Element - A-1, A-3, A-4, A-5

Circulation Element - B-2 through B-5, B-8

Housing Element - C-2

Seismic Element - D-2

Cultural Resources Element - E-1, E-2

Noise Element - F-1, F-2

Integrated Waste Management Element - H-1, H-2

Energy Element – I-3

Safety Element – J-1, J-2

Parks & Recreation Element - K-1, K-2, K-3, K-4

Conservation and Open Space Element – L-1, L-9

Growth Management Element – M-3, M-6, M-7

## *Table G-1*

### *Public Facilities and Services Standards*

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#### **POLICE SERVICES:**

Police services are provided by the City of Irvine Public Safety Department. The staffing goal for police department in the Year 2000 is 1.14 officers per 1,000 population. Staffing goals are adjusted annually as addressed in the City's Strategic Business Plan to ensure that, at a minimum, the following emergency response standards are met (Residential Night-time Population Standard):

- Responding to Priority E (Emergency) events within 6 minutes 85% of the time.
- Responding to Priority I (Crimes in Progress) events within 10 minutes 85% of the time.
- Responding to Priority II (Less Serious Crimes Now Occurring) events within 20 minutes 90% of the time.

#### **FIRE SERVICES:**

The Orange County Fire Authority was formed in 1995 as a joint powers authority and is governed by a 21 member Board comprised of representatives of the 19 cities and the unincorporated area it protects. As a partner agency, Irvine receives regional fire protection and emergency services from one of the largest regional fire service organizations in California, currently with over 61 fire stations. Within the City, OCFA operates 6 fire stations with additional stations planned for the Irvine Spectrum and the general area east of Northwood Point. OCFA is a full service emergency response agency which is able to take advantage of the versatility, skills, and availability of resources and management that can be shared and deployed without regard for jurisdictional boundaries OCFA provides fire suppression, emergency medical, rescue, and fire prevention services. The Authority also handles hazardous materials coordination and wildland management.



The policy of the OCFA for fire protection and emergency services in Irvine is as follows:

## ***Table G-1 (Con't)***

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- For fire and basic life safety incidents in urban areas, a first due unit on scene within a five (5) minute response time for 80% of the time.
- For advanced life support incidents, units shall be located and staff available within eight (8) minutes response time, 80% of the time.

Irvine's fire services are provided from two types of facilities, Battalion stations and Fire stations. Equipment included at each station is determined by the OCFA. The OCFA Fire Station Design Guide provides useful information and guidelines necessary to design and construct an essential fire station facility. Stations consist of either a large battalion station headquarters station or a standard small station which can house at least two apparatus. A station site would require a minimum one acre, flat buildable site, typically with good circulation and access to arterial highways.

### **SCHOOL FACILITIES:**

The Irvine Unified School District (IUSD) serves the majority of the City's residential neighborhoods. Other school districts which serve Irvine residents includes the Santa Ana Unified School District and the Tustin Unified School District.

Each school district's student generation rate changes over time. The rates are based upon factors such as the density and type of new development, and new or existing residential units. In the IUSD, the typical school sizes are as follows:

- Elementary School (K-6): Permanent core building to house 600 students, with provisions for relocatable buildings to house a maximum of 720 students on an average site of 10 acres.
- Middle School (7-8): Permanent facilities for 700 students with provision for relocatable buildings and short term overload of facilities to house a maximum of 900 students on an average site of 20 acres.
- High School (9-12): Permanent facilities for 1,800 students with provisions for relocatable buildings and short term overload of facilities to house a maximum of 2,400 students on an average site of 40 acres.

### **LIBRARY SERVICES:**

Ratio: 0.50 square feet per person and 2.5 volumes per capita  
Average size: one acre

## *Table G-2*

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### ***PUBLIC FACILITIES AND SERVICES GUIDELINES***

#### **CHILD CARE CENTERS:**

Child care sites for Infants/Toddlers/Preschoolers to be allocated according to the following:

- 33% of the sites should be provided by schools and City.
- 33% of the sites should be provided by churches.
- 33% of the sites should be provided by the private sector.

Child care sites for school-age children to be allocated according to the following:

- 50% of the sites should be provided by schools.
- 25% of the sites should be provided by the City.
- 25% of the sites should be provided by the private sector.

Facility Standards:

Site Size: 1.3 acres for 150-200 children, including infants and toddlers.

All child care centers shall meet the minimum requirements as defined in the California Code Title 22, division 12, Chapters 1 and 2.

#### **SENIOR CENTER:**

1 Center/50,000 Population.

Facility Standards:

Site Size: 2 acres

Building Size: 5,000 square feet

Source: City of Irvine Community Parks Master Plan

## ***Table G-2 (Con't)***

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### **COMMUNITY CENTER/YOUTH CENTER:**

1 Center/20,000 Population.

Facility Standards:

Site Size: 3 acres

Building size: 10,000 square feet

Source: City of Irvine Community Parks Master Plan

### **SWIMMING POOLS**

50 meter (Olympic) Pool:

1 Pool/100,000 Population

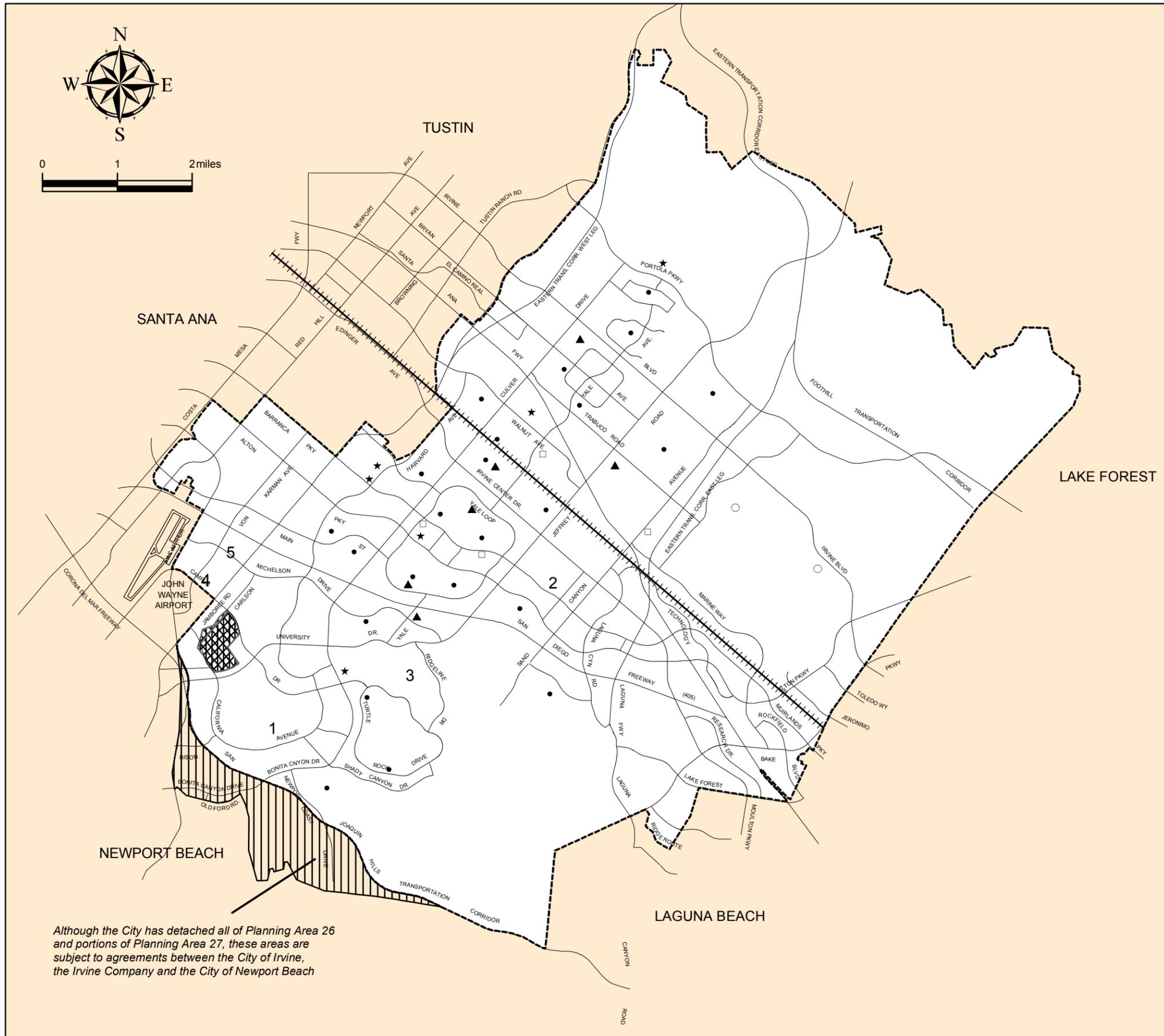
Site Size: 2 acres

25 meter (Teaching/Junior) Pool:

1 Pool/20,000 Population

Site Size: 1 acre

Source: City of Irvine Community Parks Master Plan



**City of Irvine  
General Plan**



Figure G-1

**EDUCATIONAL  
FACILITIES**

**LEGEND**

----- City Sphere of Influence

**Irvine & Tustin  
Unified School Districts \***

- |                 |                 |
|-----------------|-----------------|
| <b>EXISTING</b> | <b>PROPOSED</b> |
| • Elem. School  | ⊕ High School   |
| ▲ Middle School | ⊖ Middle School |
| ★ High School   | ○ Elem. School  |
| □ IUSD Facility |                 |

**College and University Campuses**

- ◆ 1 University of California, Irvine
- ◆ 2 Irvine Valley College
- ◆ 3 Concordia University
- ◆ 4 University of Southern California Extension
- ◆ 5 Webster University
- ▨ UCI Natural Reserve

\* NOTE: Portions of the City of Irvine are within the Tustin, Santa Ana, and Saddleback Valley School districts.