

Community Workshop #3



Salton Sea Conference
May 9, 2025

Chapters

1. Introduction
and Intent

2. Vision and
Guiding
Principles

3. Land Use

4. Development
and Design
Standards

5. Circulation and
Transportation

6. Infrastructure

7. Community
Health and
Prosperity

8. Implementation

Land Use

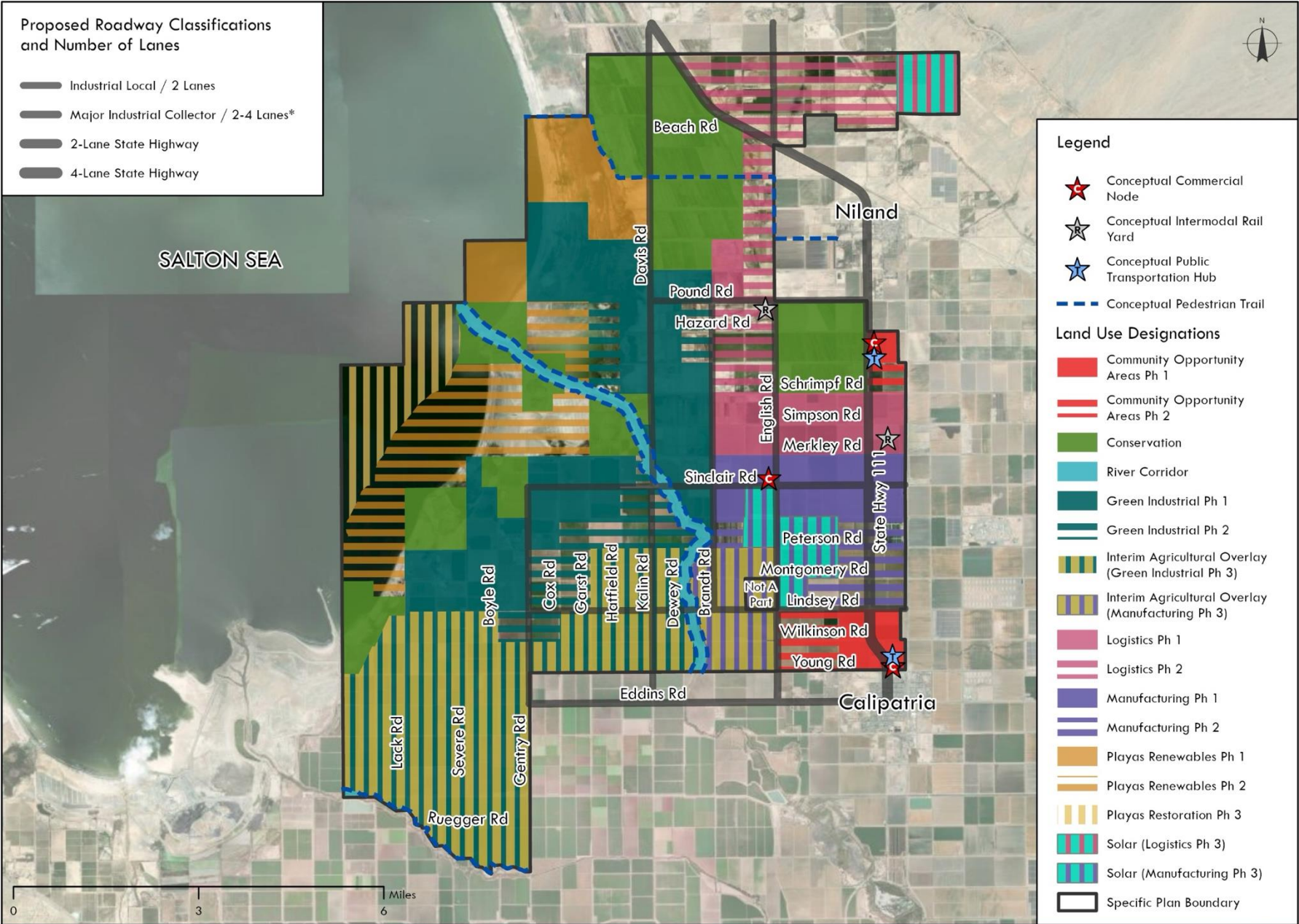


Figure 3-1, Land Use Map



Design and Development Standards

Purpose: Ensure the physical development is consistent in form, quality, and aesthetic.

Table 4-1 General Development Standards

	Green Industrial	Playas Renewables	Manufacturing	Logistics	Community Opportunity Areas	Solar	Playas Restoration	Conservation	Floodway
Minimum Lot Size	2 acres	2 acres	1 acre	1 acre	8,000 SF	-	-	-	-
Minimum Building Setback from Roadway	50'	50'	50'	50'	10'	-	-	-	-
Minimum Distance Between Buildings	30'	30'	30'	40'	-	-	-	-	-
Maximum Building Height	80'	80'	80'	80'	40'	20'	-	-	-
Maximum Utility Structure Height	110'	110'	110'	110'	-	20'	-	-	-
Maximum Building Lot Coverage	70%	50%	75%	80%	80%	10%	10%	-	-
Minimum Area for Landscaping and Dust Suppression	15%	20%	10%	10%	10%	-	30%	-	-



Circulation & Transportation

Purpose: Define a transportation network for vehicles, trucks, rail, and non-motorized travel.

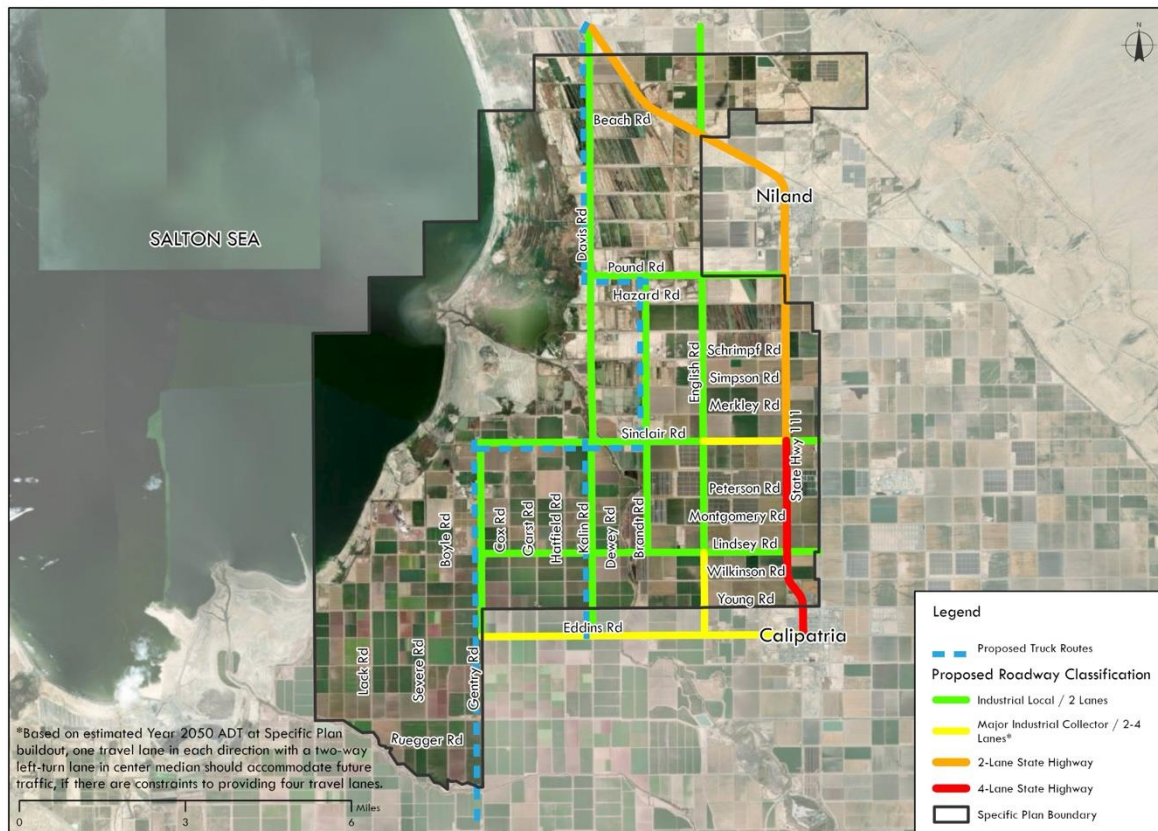


Figure 5-6, Truck Routes



Figure 5-9, Rail Network Alternatives Map



Infrastructure

Purpose: Make recommendations to establish critical infrastructure needs, including water, wastewater, energy, and telecommunications, to support development.

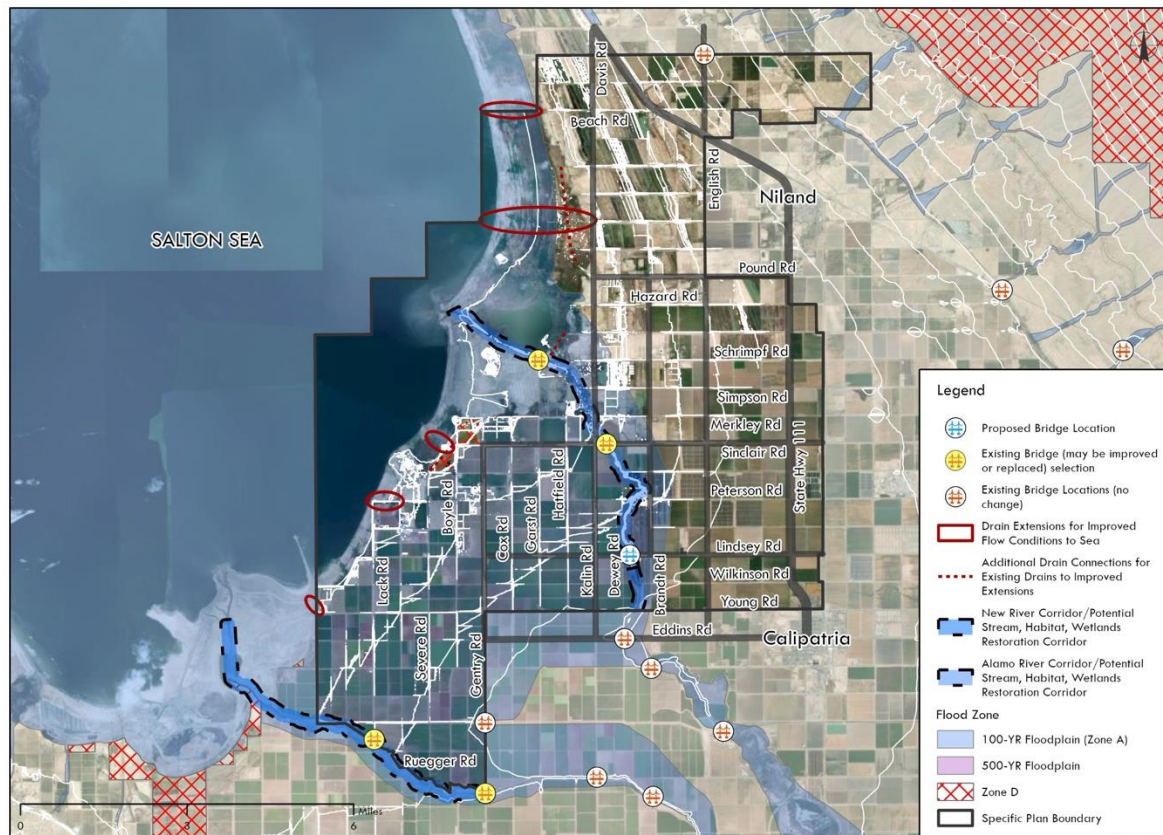


Figure 6-4, Drainage Infrastructure Opportunities

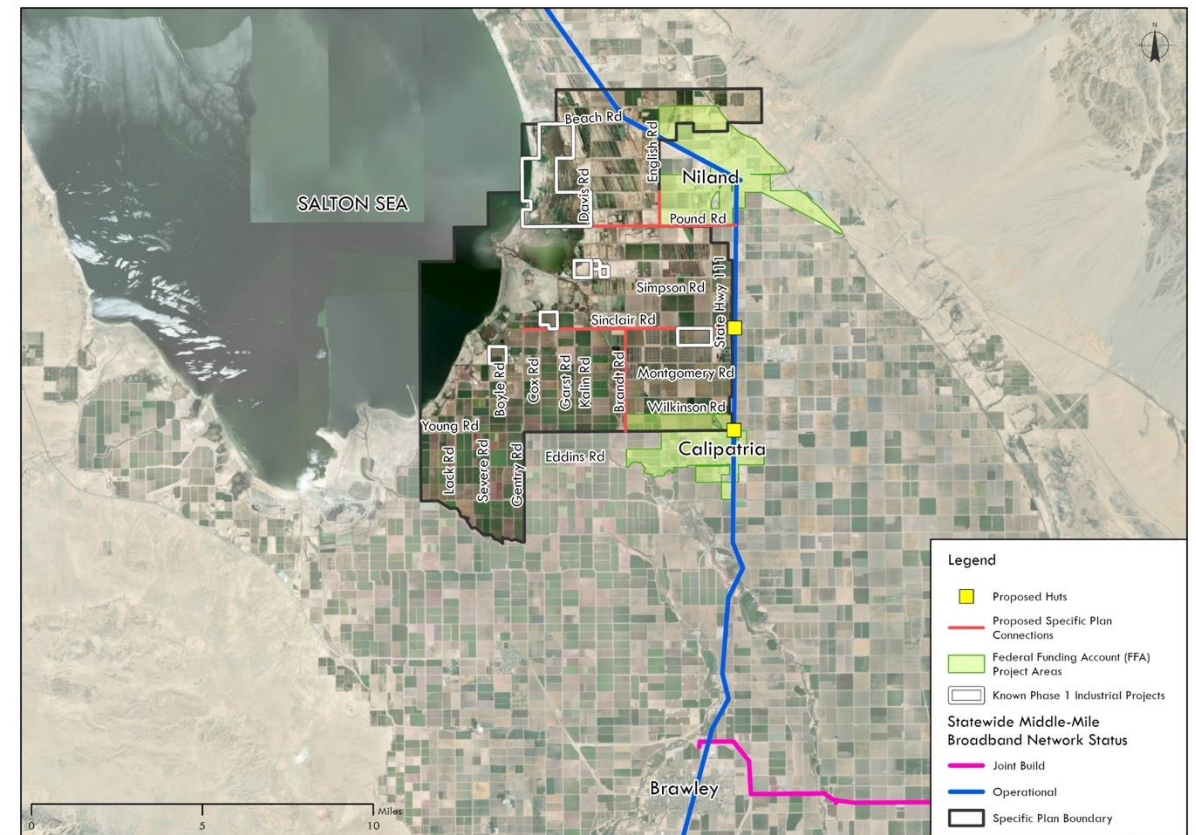
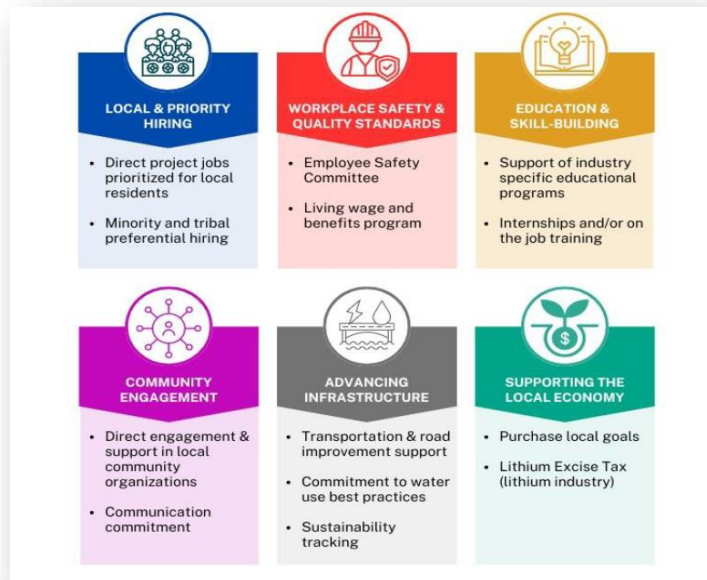


Figure 6-6, Recommended Broadband Network



Community Health & Prosperity

Purpose: Promote economic opportunity, public health, and workforce development through existing and new programs.



Good Neighbor Community Benefit Agreement Program



Southern Border Region Plan

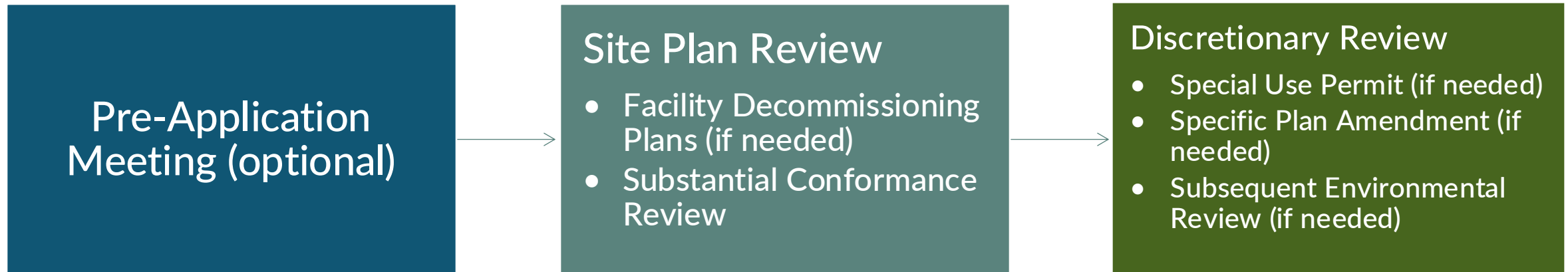


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Implementation

Purpose: Define the process for project approvals, maintenance responsibilities, and financing mechanisms.



Lithium Valley Specific Plan Website

February 2025
Draft Specific Plan

Workshop
Recordings



Executive Summary
in English

Executive Summary
in Spanish