

Summary of Community Workshops for Patterson Ranch

In the fall of 2004, the family owners of Patterson Ranch instructed their development team to begin a discussion with the community about the development of the Patterson Ranch site. Over the next year, the design team and community members held four workshops. In addition, the project established a website (pattersonranch.net) that provided community members access to project information. The website also listed the dates and locations of various meetings and workshops and provided a way for community members to add their names to the project's mailing list. A summary of the community meetings follows:

First Workshop (February 23,2005):

Over 100 people attended the first workshop. The agenda for the meeting covered an overview of the planning process and principles; introduction of the planning team; and a review of the history of the land including its opportunities and constraints. Community members were encouraged to ask questions and give input during an extensive public comment period.

Second Workshop (April 28,2005):

Approximately 50 community members participated in the second workshop. The second workshop covered the land plan approach and site issues in more depth. The community members participated in another extensive public comment period.

Third Workshop (June 8,2005):

Approximately 75 people participated in the third workshop. Community members gathered at tables to review and comment on the land use concept variations in small break out groups. In addition, time was spent reviewing answers to frequently asked questions.

Fourth Workshop (October 26,2005):

Over 125 people attended the fourth workshop. The meeting moderator discussed the community review process to date, including a summary of what had been learned from the community and how that learning was integrated into the plans for the Patterson Ranch property.

The “Patterson Ranch Development and Environmental Preservation and Enhancement Plan for the property was presented. The plan reflected the valuable community input gained in the prior three community workshops.

Approximately forty five percent of the community members attending the meeting indicated that they supported the development as presented that evening; approximately ten to fifteen percent indicated they could support the development with some changes and the remaining forty five percent indicated they would never support development of the Patterson Ranch property, no matter what the plan.

Subsequent to the fourth workshop, the “plan” was discussed with selected environmental groups and public agencies. The plan was further revised to reflect that input and filed with the City of Fremont in June,2006.