

5

ECONOMIC DEVELOPMENT

ED-3.12 Regional Commercial Centers

The City shall provide for larger scale regional retail development in the downtown and at appropriate infill locations, and shall discourage any more “power retail centers” at the fringe of the city that would accelerate suburban sprawl and unnecessarily compete with downtown retail activity.

~~The City shall designate sites in the following locations:~~

- ~~a. Sites in the vicinity of I 5 and intersecting major arterials for a 200+ acre regional mall of 2 million square feet or greater to effectively compete within the regional market.~~
- ~~b. Sites for a discount center (power center) in the Southwest area of the city in the vicinity of I 5 and French Camp Road to address the shopping needs of the southern and western parts of the city and to draw from the adjacent areas.~~
- ~~c. Sites for a discount center (power center) in the northeast area of the city in the vicinity of SR 99 and Eight Mile Road to address the shopping needs of the northern and eastern parts of the city and to draw from the adjacent areas.~~

ED-3.X Legislative Tax Reform [New Policy]

Advocate and support State legislation to swap property taxes for sales tax, to break local governments' unhealthy reliance on sales tax revenues from retail development.