

Truckee Railyard Mixed-Use Development Master Plan and EIR

Town of Truckee and Holliday Development



Urban Planning Partners is currently leading the update of the Truckee Railyard Mixed-Use Development Master Plan. While at RRM Design Group, Lynette Dias assisted in preparing the Master Plan and was the lead in preparing the EIR for the Master Plan, which were unanimously approved and certified by Town Council in June 2009. The purpose of the Master Plan is to capture and describe the Town's vision for the Railyard and guide its future development.

Consistent with the Town's General Plan, the Master Plan envisions a mixed-use development that complements and supports historic Downtown Truckee through a diversity of uses and intensity of activities. Three distinct Districts would guide and shape redevelopment of the 75-acre Master Plan area: the Downtown Extension, Industrial Heritage and Trout Creek districts. The Master Plan established Maximum Allowable Development (MAD) for each of the three Districts. The EIR analyzed potential environmental impacts that would result from implementation of the MAD.

The 2015 update of the Master Plan accommodates a new site layout for the Master Plan area while maintaining the integrity of the three development districts and embracing key policies and concepts from the 2009 Master Plan. Lynette Dias serves as Project Manager, Hayley Cox as Assistant Project Manager, and Brianna Ceglia Bohonok as Project Planner.

"The Town of Truckee selected Lynette to work on Truckee's Railyard Master Plan and EIR due to her expertise and strategic approach. Where others were looking solely to put their name on a finished plan, Lynette offered to work cooperatively with the Town through a communicative process. This approach has proved to be invaluable and has led to significant trust by the Town Council, Planning Commission, and community-at-large. Urban Planning Partners showed commitment to good design and planning, worked well with deadlines, and exceeded the Town's expectations."

*—Denyelle Nishimori,
Town of Truckee*