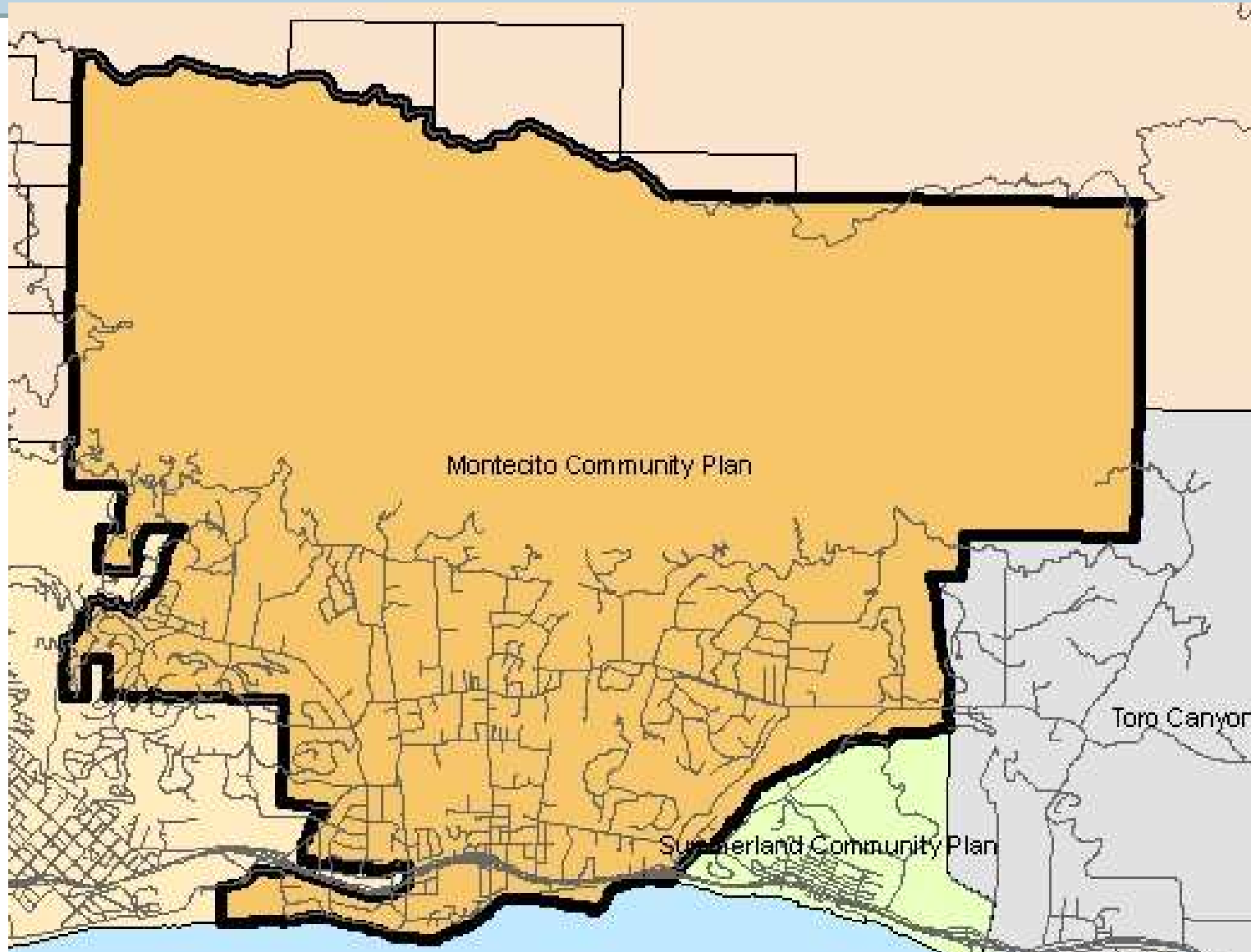




**Montecito  
Growth Management  
Ordinance (MGMO) Renewal,  
Amendments, and Extension**

Board of Supervisors  
October 5, 2010

# Montecito Community Plan Area



# MGMO and Montecito Plan Area

The intent of the MGMO is to pace the construction of new units with service and resource capacity



# Existing MGMO

- Limits new residential dwellings to 19 units per year (1/2% growth rate)
- Allocations awarded on a competitive basis
- Includes exemption and hardship categories
- Expires December 31, 2010, or when the BOS finds expiration criteria is met
- Requires yearly BOS status reports



# The Proposed Ordinance

- Extends the same base allocation of 19 units per year, exemptions, allocation system, procedures, and deadlines
- Sets up a new expiration date of 2030 (Sec. 35B.11)
- Changes and updates the point assignment categories (Sec. 35B.7)
- Clarifies technical and procedural information



# Supplemental EIR

- Supplements the MCP EIR (92-EIR-03)
- Identifies where changed circumstances result in new impacts or increases in severity
- Evaluates the *pacing* of the build-out under the 20 year life of the MGMO
- Changes to impacts:
  - Class I: Fire, Transportation, Wastewater
  - Class II: Transportation, Greenhouse Gas Emissions, Water Supply



# Impact Summary

Resource Area	Changed Circumstance	Increased Severity	Impact	Impact MCP EIR
<b><i>Class I- Significant and Unavoidable</i></b>				
Fire		X	Response Time/Wildfire Danger	Class I
Traffic	X		Impacted Roadways/Intersection	Class I
Wastewater Disposal	X		Infrastructure upgrades needed to serve MCP build-out	Class I (Septic)
<b><i>Class II- Significant but Mitigable</i></b>				
Multimodal Transit		X	Pedestrian and bicyclist safety impacts.	Class III
Greenhouse Gas (GHG)	X		Cumulatively significant	N/A
Water Supply	X		Unreliable State Water allocations	Class II

# Staff Recommendation

- Make the appropriate findings
- Certify the Final Supplemental EIR
- Approve the amendments revising and extending the MGMO
- Adopt a resolution forwarding the project to the California Coastal Commission for certification





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# Archeological/Historic Resources

- SB 18 not required
- MCP Policies:

**Policy CR-M-2.1:** Significant cultural, archaeological, and historic resources in the Montecito area shall be protected and preserved to the extent feasible.

**Development Standard CR-M-2.1.1:** Prior to the issuance of a Land Use or Coastal Development Permit, RMD shall determine whether the project site is located either in a known archaeological site or in an area with potential archaeological resources.



# Allocations by Year

Allocation Period	Allocations Issued
1991	19
1992	19
1993	16
1994	24
1995	9
1996	24
1997	23
1998	18
1999	19

Allocation Period	Allocations Issued
2000	18
2001	19
2002	16
2003	19
2004	15
2005	9
2006	12
2007	15
2008	6
2009	6
2010	4

