



BOARD OF SUPERVISORS
AGENDA LETTER

Agenda Number:

Clerk of the Board of Supervisors
105 E. Anapamu Street, Suite 407
Santa Barbara, CA 93101
(805) 568-2240

Department Name: Planning & Development
Department No.: 053
For Agenda Of: 7/27/10
Placement: Set Hearing
Estimated Time: 30 min. on 8/10/10
Continued Item: No
If Yes, date from: N/A
Vote Required: Majority

TO: Board of Supervisors

FROM: Department Glenn Russell, PhD Director, Planning & Development, 568-2085
Director(s)
Contact Info: Nathan Eady, Planner, Office of Long Range Planning, 568-2019

SUBJECT: Update to the Seismic Safety and Safety Element, Land Use Element, and Conservation Element of the Comprehensive General Plan

County Counsel Concurrence

As to form: N/A

Auditor-Controller Concurrence

As to form: N/A

Other Concurrence:

As to form: N/A

Recommended Actions:

That the Board of Supervisors:

Set a hearing for August 10, 2010 to consider Case Number 10GPA-00000-00001 for approval of General Plan Amendments to the Seismic Safety and Safety Element, Land Use Element, and Conservation Element of the Comprehensive General Plan to establish regulatory compliance with State law (Assembly Bill 162).

Should take the following actions at their August 10, 2010 hearing:

- a) Adopt the required findings for the project specified in Attachment A of this Board Letter;
- b) Adopt the Final Negative Declaration (10NGD-00000-00010) (included as Attachment B);
- c) Adopt a Resolution (included as Attachment C) approving specific amendments to the Seismic Safety and Safety Element (included as Exhibit A of Attachment C), the Land Use Element (included as Exhibit B of Attachment C), and the Conservation Element (included as Exhibit C of Attachment C) of the Santa Barbara County Comprehensive General Plan;
- d) Adopt a Resolution (included as Attachment D) confirming that the Board has considered the recommendations made by the State Board of Forestry and Fire Protection in its

correspondence dated March 3, 2010 (included for reference as Attachment E) and implemented the recommendations where appropriate. Following the Board action, the County will submit its written response to the State Board of Forestry and Fire Protection (included as Exhibit A of Attachment D).

Background:

The project includes an update to the County's Comprehensive General Plan 1) Seismic Safety and Safety Element (Safety Element), 2) Conservation Element, and 3) Land Use Element. The primary purpose of the update is to comply with new State law, including Assembly Bill 162 (AB 162), and to provide updated information needed to protect Santa Barbara County residents and property from various natural hazards.

Assembly Bill 162 requires the Safety Element to be updated with new flood hazard information and policies. Furthermore, it requires that a map identifying areas of groundwater recharge be inserted into the Conservation Element. In the course of these updates, staff deemed it necessary to update a portion of the Land Use Element to maintain internal consistency with the Comprehensive General Plan. Likewise, in order to keep the Safety Element internally consistent, sections of the Geologic and Fire Hazard chapters were revised to better comport with the new policies added to the Flood chapter.

Environmental Review

The project revises the Safety, Land Use, and Conservation Elements to include new background information and restate existing County policy and ordinance requirements to comply with State law. The Negative Declaration does not identify any significant direct, indirect or cumulative environmental impacts of the project.

Planning Commission Deliberations:

At its June 30, 2010 hearing, the Planning Commission voted 5-0 to pass a motion recommending that the Board of Supervisors approve the project in conformance with staff's recommendation. Please refer to the Planning Commission staff report for more information regarding this recommendation and detailed project background. During this hearing, no members of the public commented on the project.

Fiscal and Facilities Impacts:

Budgeted: Yes

Processing of the proposed General Plan Amendment project was in the Planning and Development Fiscal Year 2010-11 adopted budget in the Long Range Planning Division on page D-328.

Staffing Impacts:

None

Special Instructions:

The Clerk of the Board shall complete noticing for the project in a newspaper of general circulation in the County of Santa Barbara ten (10) days prior to the hearing (mailing labels are attached).

The Clerk of the Board shall forward a copy of the Minute Order to Planning & Development, Attention: David Villalobos, Hearing Support.

Update to Seismic Safety and Safety Element, Land Use Element, and Conservation Element
July 27, 2010

Planning & Development will prepare all final action letters and notify all interested parties of the Board of Supervisors final action.

Attachments:

Attachment A: Findings

Attachment B: Final Negative Declaration

Attachment C: General Plan Amendment Resolution

Exhibit A – Seismic Safety and Safety Element

Exhibit B – Land Use Element

Exhibit C – Conservation Element

Attachment D: Response to Board of Forestry and Fire Protection Recommendations Resolution

Exhibit A – Santa Barbara County's Written Response to Recommendations

Attachment E: Board of Forestry and Fire Protection Recommendation Letter, dated March 3, 2010

Attachment F: Planning Commission Staff Report, dated June 11, 2010

Attachment G: Planning Commission Action Letter, dated June 30, 2010

Authored by:

Nathan Eady, Planner III, (805) 568-2019

Office of Long Range Planning, Planning and Development Department