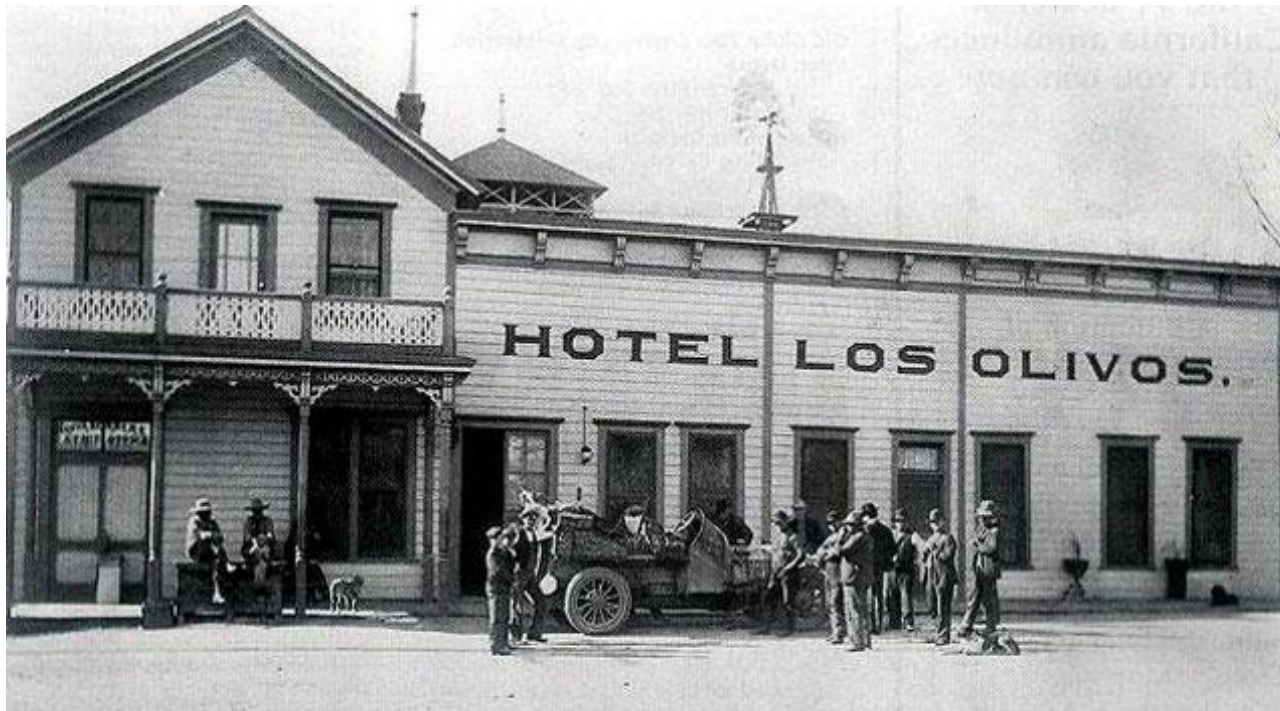




**County Board of Supervisors Hearing** **May 3, 2016**  
**2016 General Package Ordinance Amendments**  
**County & Montecito Land Use and Development Codes**  
**Article II Coastal Zoning Ordinance**





## Purpose of Hearing

- Review the draft amendments proposed by staff
- Adopt findings and ordinances amending the:
  - County Land Use and Development Code
  - Montecito Land Use and Development Code
  - Article II Coastal Zoning Ordinance



## Summary

- The proposed amendments:
  - Add new development standards and restrictions regarding specific land uses
  - Clarify existing procedures and requirements
  - Correct errors and omissions
  - Implement revisions in State law
  - Delete standards and references from the LUDCs that only apply within the Coastal Zone



- **Agricultural employees** - standardize requirements regarding submitting proof of employment
- **Cabañas (pool houses)** - add new definitions and use requirements
- **Community Care Facilities** - revise existing regulations to allow adult day care and to comply with State law
- **Conditional Use Permits** - require design review for applications unless for minor development



- **Growth Management Overlay** - delete overlay from areas where growth management ordinance no longer applies
- **Hazardous materials** - include the Public Health Department in the review of projects located in airport clear zones that involve hazardous materials
- **Lot line adjustments** - add new requirement regarding compliance with lot width requirements
- **Medical marijuana** - add reference to regulations regarding medical marijuana cultivation adopted on January 19, 2016



- **Permit exemptions** - add additional types of projects that are exempt from planning permits
- **Public Safety Facilities** - add Public Safety Facility (e.g., fire stations) as a use allowed in the Coastal Zone with a Conditional Use Permit
- **Use Determinations** - add procedures in the Coastal Zone
- **Wastewater disposal** - implement new standards consistent with County onsite wastewater treatment systems regulations adopted January 2015



## Recommendations

- Make the findings for approval
- Determine that the ordinance amendments are categorically exempt from CEQA pursuant to Section 15061(b)(3) and Section 15265
- Adopt the ordinances amending the County zoning ordinances



## Next Steps

- Submit amendments to the Article II Coastal Zoning Ordinance to the Coastal Commission for certification