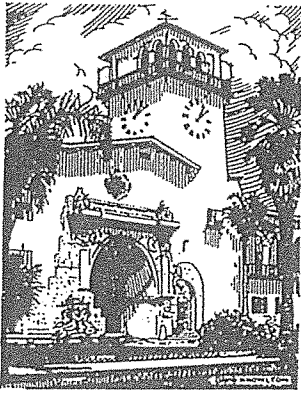


**ATTACHMENT 1 - County Planning Commission Action Letter and  
Staff Report for the Hearing of February 26, 2020**



**COUNTY OF SANTA BARBARA  
CALIFORNIA**

**PLANNING COMMISSION**

COUNTY ENGINEERING BUILDING  
123 E. ANAPAMU ST.  
SANTA BARBARA, CALIF. 93101-2058  
PHONE: (805) 568-2000  
FAX: (805) 568-2030

TO THE HONORABLE BOARD OF SUPERVISORS  
COUNTY OF SANTA BARBARA, CALIFORNIA

PLANNING COMMISSION  
HEARING OF FEBRUARY 26, 2020

***RE: Long Range Planning Division Fiscal Year 2020-2021 Work Program***

Hearing on the request of the Planning and Development Department Long Range Planning Division staff for the County Planning Commission to receive a report on the Long Range Planning Division's Fiscal Year 2020-2021 Work Program, and direct staff to forward any comments to the Board of Supervisors.

---

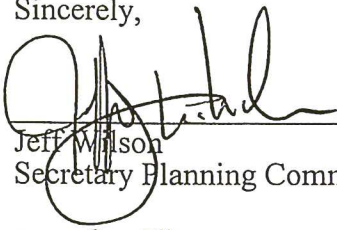
Dear Honorable Members of the Board of Supervisors:

At the Planning Commission hearing of February 26, 2020, Commissioner Cooney moved, seconded by Commissioner Ferini and carried by a vote of 5 to 0 to:

1. Receive a report on the FY 2020-2023 Work Program; and
2. Direct staff to forward a recommendation to the Board of Supervisors to:
  - (a) Determine that the Board of Supervisors' action is not a "project" that is subject to environmental review pursuant to the State California Environmental Quality Act (CEQA) Guidelines [§ 15378(b)(5)]; and
  - (b) Allocate the funding and staff resources to continue to provide required services, conduct operations, and work on (1) projects with remaining work from the FY 2019-2020 Work Program, and (2) recommended, new projects, as the projects with remaining work from FY 2019-2020 are completed.

Planning Commission hearing of February 26, 2020  
Long Range Planning Division Fiscal Year 2020-2021 Work Program  
Page 2

Sincerely,



---

Jeff Wilson  
Secretary Planning Commission

cc: Case File  
Planning Commission File  
Jeff Wilson, Assistant Director  
Brian Pettit, Deputy County Counsel  
✓ Dan Klemann, Deputy Director

JW/dmv

**SANTA BARBARA COUNTY PLANNING COMMISSION**  
**Staff Report for the Planning and Development Department**  
**Long Range Planning Division Fiscal Year (FY) 2020-2023**  
**Work Program**

Hearing Date: February 26, 2020  
Staff Report Date: February 19, 2020  
Environmental Document: CEQA Exemption [State CEQA Guidelines § 15378(b)(5)]

Deputy Director: Dan Klemann  
Staff Phone #: (805) 568-2072



## 1.0 REQUEST

Hearing on the request of the Planning and Development Department Long Range Planning Division staff to have the County Planning Commission (1) receive and file a report regarding the Long Range Planning Division's FY 2020-2023 Work Program, and (2) direct staff to forward any recommendations to the Board of Supervisors.

## 2.0 RECOMMENDATION AND PROCEDURES

Staff recommends that the County Planning Commission:

1. Receive a report on the FY 2020-2023 Work Program; and
2. Direct staff to forward a recommendation to the Board of Supervisors to:
  - (a) Determine that the Board of Supervisors' action is not a "project" that is subject to environmental review pursuant to the State California Environmental Quality Act (CEQA) Guidelines [§ 15378(b)(5)]; and
  - (b) Allocate the funding and staff resources to continue to provide required services, conduct operations, and work on (1) projects with remaining work from the FY 2019-2020 Work Program, and (2) recommended, new projects, as the projects with remaining work from FY 2019-2020 are completed.

## 3.0 ISSUE SUMMARY

This report sets forth staff's recommended FY 2020-2023 Work Program for the Long Range Planning Division. Previous, recent work programs focused primarily on tasks and projects to be completed within the next, immediate fiscal year. However, this work program includes the recommended tasks and projects for the next three fiscal years, given that a majority of the future work is going to involve multiyear, countywide projects, some of which are interrelated and should be considered together when developing the work plans for them. This report and the corresponding hearing regarding the FY 2020-2023 Work Program afford the County Planning Commission an opportunity to: receive public input; review current ongoing and new potential

projects; and make a recommendation to the Board of Supervisors regarding which projects to adopt as part of the FY 2020-2023 Work Program that warrant general fund allocation and staff resources in future fiscal years. The Work Program affords the Board of Supervisors the opportunity to consider, prioritize, and select among the many requested projects, the projects on which the Long Range Planning Division will work during future fiscal years.

Table 2 and Section 4.6 of this staff report, and Attachment A to this staff report, set forth a description of the services, operations, and projects that constitute the staff-recommended FY 2020-2023 Work Program. The following considerations guided the development of the recommended FY 2020-2023 Work Program:

- Some of the projects are multi-year projects that staff initiated at the Board of Supervisors' direction as part of past Long Range Planning Division Work Programs, and require a continued commitment of resources to complete;
- Existing State and Federal mandates, as well as changes in State and Federal law that affect local land use policies and regulations;
- Projects that advance the goals and programs set forth in the Santa Barbara County Comprehensive Plan;
- Continued Planning and Development Department support for County-sponsored projects which have specific deadlines that must be met or funding requirements that must be satisfied; and
- Staff availability and budget constraints, given the fiscal priorities of Santa Barbara County and available funding sources (e.g., general fund contributions and grant opportunities).

With regard to the last item, staff developed the FY 2020-2023 Work Program knowing that it is dependent on the adoption of the Planning and Development Department's final budget for each fiscal year. As discussed further in Sections 4.4 and 4.5 of this report, projected remaining work for projects that are included in the current FY 2019-2020 Work Program will exceed current staffing resources in the Long Range Planning Division. In an effort to address this resource shortfall, the Department will be requesting two additional full time employees. While these projects/programs are a high priority for the Board of Supervisors, it cannot be assumed that the Board of Supervisors will grant an expansion request given other budgetary priorities. Therefore, staff prepared the FY 2020-2023 Work Program assuming that there will not be an expansion in staffing levels. If an expansion cannot be accommodated the Board of Supervisors will need to prioritize the work and decide which work in the current work program will be delayed until future fiscal years. As part of its recommendation to the Board of Supervisors, the Planning Commission should identify the projects which it believes should be prioritized, in the event that the Board of Supervisors does not grant the expansion request.

## 4.0 PROJECT INFORMATION

### 4.1 Santa Barbara County Comprehensive Plan

The Santa Barbara County Comprehensive Plan sets forth the goals, policies, programs, and regulations that govern land use within the unincorporated area of Santa Barbara County. The existing structure of the Santa Barbara County Comprehensive Plan is based upon the requirements of State law and the direction of the Board of Supervisors. State law sets forth the minimum requirements for the eight mandated general plan elements, Coastal Land Use Plan, and implementing ordinances.

The current Comprehensive Plan (Figures 1 and 2, below) consists of:

- 13 elements (i.e., seven of the State-mandated elements,<sup>1</sup> the Coastal Land Use Plan, and five optional elements);
- Five supplemental elements; and
- Nine community plans.

In addition, there are a number of ordinances that must be consistent with, and provide specific regulations to further implement, the elements, community plans, and area plans of the Comprehensive Plan. The most commonly used ordinances<sup>2</sup> are the:

- Santa Barbara County Land Use and Development Code (LUDC) (Santa Barbara County Code of Ordinances, Chapter 35, § 35-1);
- Article II Coastal Zoning Ordinance (Ibid, Chapter 35, Article II);
- Montecito Land Use and Development Code (MLUDC) (Ibid, Chapter 35, § 35-2); and
- Subdivision Regulations of Santa Barbara County (Ibid, Chapter 21).

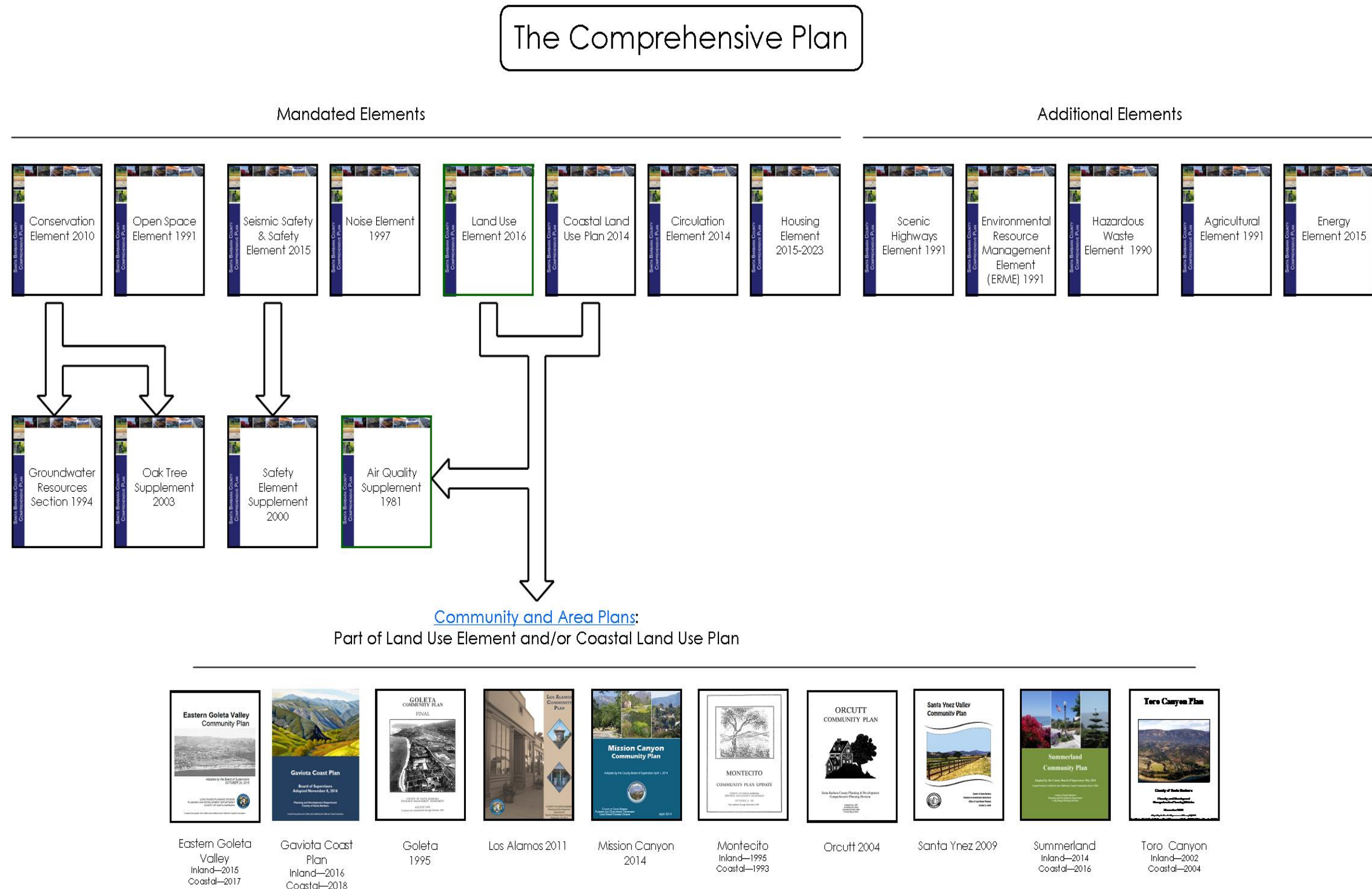
There also are a number of adopted plans (e.g., the Energy and Climate Action Plan and transportation improvement plans) and guidelines (e.g., architectural design guidelines) which

---

<sup>1</sup> The Santa Barbara County Comprehensive Plan includes a land use element, circulation element, housing element, conservation element, open space element, noise element, and safety element. However, the Comprehensive Plan does not include an environmental justice element, which the state added to the list of mandated elements.

<sup>2</sup> For all of the Santa Barbara County ordinances involving land use regulations, see: <https://www.countyofsb.org/plndev/codes-all.sbc>; and [https://library.municode.com/ca/santa\\_barbara\\_county/codes/code\\_of\\_ordinances](https://library.municode.com/ca/santa_barbara_county/codes/code_of_ordinances).

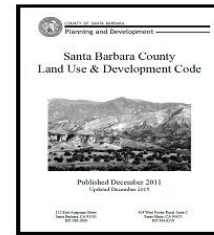
**Figure 1: Comprehensive Plan Components\***



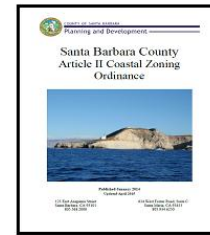
\* The most recent publication date is provided for each item of the Comprehensive Plan shown in this figure. Many of the items have been subject to recent, narrowly-focused amendments or republication, but have not been the subject of a comprehensive update for a number of years.

**Figure 2: Implementing Ordinances, Plans, and Guidelines**

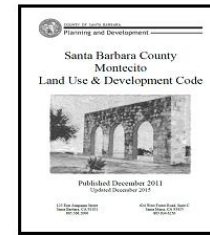
Implementing Zoning Ordinance Documents



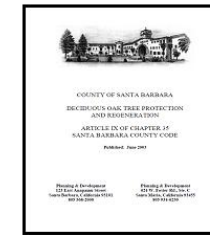
Santa Barbara County  
 LUDC Land Use  
 Development Code  
 (Inland Areas, Except  
 Montecito)



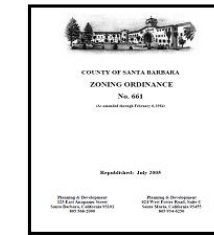
Article II Coastal  
 Zoning Ordinance



Montecito LUDC  
 Land Use  
 Development Code



Article IX—Oak  
 Tree Protection &  
 Regeneration

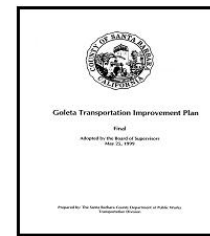


Ordinance 661

Implementing Plans and Guidance Documents



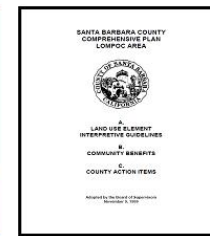
Orcutt  
 Transportation  
 Improvement Plan  
 1998



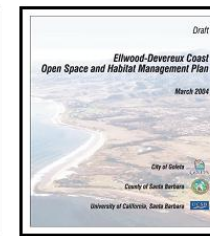
Goleta  
 Transportation  
 Improvement Plan  
 1999



Bicycle Master Plan  
 2005  
 Update In Progress



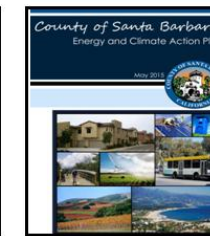
Lompoc Guidelines  
 and Interpretive  
 Action Items  
 1999



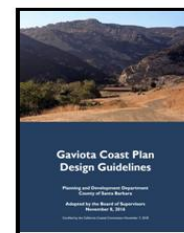
Elwood—Devereux  
 Open Space and  
 Habitat Management  
 Plan  
 2004



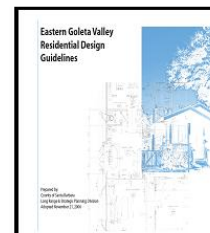
Montecito Growth  
 Management  
 Ordinance  
 2010



Energy and  
 Climate  
 Action Plan  
 2015



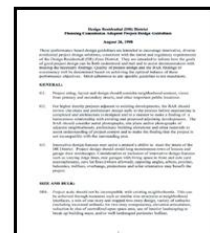
Gaviota Coast  
 Plan  
 Design Guidelines  
 2016



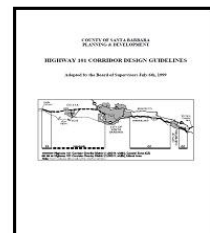
Eastern Goleta Valley  
 Residential Design  
 Guidelines  
 2006



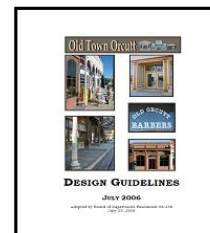
Montecito  
 Architectural Guide-  
 lines & Development  
 Standards  
 1995  
 Limited Update In Progress



Design Residential  
 Design Guidelines  
 1998



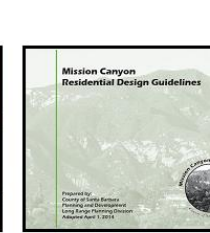
101 Design Guidelines  
 1998



Old Town Orcutt  
 Commercial Design  
 Guidelines  
 2006



Los Alamos Bell Street  
 Design Guidelines  
 2011



Mission Canyon  
 Residential Design  
 Guidelines  
 2014



Summerland  
 Residential And  
 Commercial Design  
 Guidelines  
 2014

further implement the policies and programs set forth in the elements, community plans, and area plans of the Comprehensive Plan.

#### **4.2 Long Range Planning Division Current Staffing Levels and Organization**

The Long Range Planning Division is one of five divisions within the Planning and Development Department. As part of recently-adopted budgets, the Board of Supervisors has allocated funding for 11 full time equivalent positions (FTEs) in the Long Range Planning Division, consisting of one deputy director, two supervising planners, and eight professional planners.<sup>3</sup> Each supervising planner is assigned four planners to supervise. (See Attachment C to this staff report, which shows the organization of, and current FY 2019-2020 work assignments for, the Long Range Planning Division staff.)

As discussed further in Sections 4.4 and 4.5 of this staff report (below), 11 FTEs are estimated to complete approximately 85% of the recommended annual workload for the Long Range Planning Division FY 2020-2023 Work Program. Although the Board of Supervisors granted one-time funding for consultant services to assist with certain projects (e.g., Farmstays Ordinance Amendments) in the Long Range Planning Division Work Program in FY 2019-2020, additional projects and tasks (e.g., additional cannabis zoning ordinance amendments and a countywide buildout analysis to inform a study of the County's Transportation Impact Mitigation Fee Program) have been added to the Work Program which have warranted additional staff resources. Therefore, the Planning and Development Department has sought additional consultant services to assist with the workload within this fiscal year, and will be requesting additional staffing and consultant services to complete remaining work from the current work program during the next fiscal year. Consultants would: (1) provide assistance by completing specific, focused tasks for a project (e.g., completion of a technical study, environmental document, or public outreach for a project); and/or (2) take on most of the tasks associated with a project, under the direction of Long Range Planning Division staff. In the latter case, although the consultants would be responsible for most of the tasks associated with a project, additional staff labor would be required to manage the contract with the consultant, review the consultant's draft work products, assist the consultant with controversial matters involving the project, attend public meetings and hearings, etc.

#### **4.3 Components of the Work Program**

The Long Range Planning Division works with residents, organizations, agencies, other departments, committees, the planning commissions, and the Board of Supervisors to address land use issues from a broad, programmatic perspective, as compared to a specific development proposal basis. As described in detail below, the Long Range Planning Division is responsible specifically for: (1) providing required services and operations; (2) amending the elements, community plans, and area plans of the Comprehensive Plan; (3) amending the zoning ordinances; and (4) implementing special projects.

---

<sup>3</sup> One of these positions (i.e., a Planner II) is currently vacant; P&D is working with the Human Resources Department on a recruitment to fill this position.



#### ***4.3.1 Required Services and Operations***

A portion of the Long Range Planning Division's resources are allocated to core services that involve staff technical assistance. The Long Range Planning Division: participates in regional and inter-agency coordination activities related to planning matters; provides technical support to other divisions, departments, committees, commissions, and the Board of Supervisors; serves as technical/advisory staff to the Board of Supervisors regarding the Local Agency Formation Commission (LAFCO) and Santa Barbara County Association of Governments (SBCAG); analyzes legislation; coordinates countywide review of, and commentary on, regional environmental and planning documents (e.g., CEQA documents involving projects that will have an effect on the county); reviews County projects for Comprehensive Plan consistency; prepares the annual report to the state Office of Planning and Research (OPR); and reviews the Capital Improvement Program for Comprehensive Plan conformity. Operations include general administration, management review of projects, preparation of the Long Range Planning Division Work Program, budget development, preparing grant applications, conducting staff meetings, training and evaluation of staff, recruitment of staff, website updates, and public outreach.

#### ***4.3.2 Comprehensive Plan Amendments***

The Long Range Planning Division processes amendments to the Comprehensive Plan and Coastal Land Use Plan. One category of amendments involves mandates set forth in State law, which often warrant updates to the Comprehensive Plan in order to achieve consistency with State law. For example, the Government Code [§ 65302(b)(2)(A)] states that upon the next substantive revision of the circulation element, the Board must modify the circulation element to plan for a balanced, multimodal transportation network that meets the needs of all users of streets, roads, and highways. Another example involves the housing element—the most updated and reviewed element of the state-mandated elements—which must be updated every eight years [Government Code § 65588(e)(3)(C)]. Finally, State law requires zoning ordinances to be consistent with the Comprehensive Plan [Ibid § 65860(a)]. Therefore, zoning ordinance amendments often require a corresponding amendment to the Comprehensive Plan, in order to ensure that the zoning regulations and Comprehensive Plan policies are consistent with one-another.

As stated in past reports on the Long Range Planning Division Work Program, many of the general plan amendments (e.g., Circulation Element and Open Space Element) were adopted about 40 years ago and have not been updated (at least, substantively) since. One of the goals of the Long Range Planning Division Work Program is to complete the projects that are in the current Work Program, and transition to updating these countywide documents.

#### ***4.3.3 Community Plans***

Community plans are considered a part of the Comprehensive Plan, although they focus on issues pertaining to a defined sub-area of the county. Community plans provide decision-makers an opportunity to address differing values, planning concerns, and conditions of neighborhoods and communities in the county, and set forth goals, policies, and programs to guide new development

in a direction that achieves the vision and forward-looking goals of each community plan. Long Range Planning Division staff: (1) interacts extensively with Board of Supervisors-appointed advisory committees when developing community plans; and (2) provides ongoing support for public and private development projects that implement the community plans through coordination with Development Review Division staff. The Gaviota Coast Plan and Eastern Goleta Valley Community Plan are examples of recently-adopted community plans. Community plan work has constituted much of the Long Range Planning Division Work Program over the last two decades, and more recently has involved implementing specific projects identified in the community plans (e.g., the Santa Claus Lane streetscape and beach access improvements project that was identified in the Toro Canyon Community Plan).

#### ***4.3.4 Zoning Ordinances***

The Long Range Planning Division is responsible for processing zoning ordinance amendments which are unassociated with a specific development project. As discussed in Section 4.3.2 of this staff report (above), many zoning ordinance amendments are required in order to maintain consistency with the components of the Comprehensive Plan when, for example, the County processes amendments to the community plans and/or other components of the Comprehensive Plan. In addition, staff fairly regularly receives requests from Development Review Division staff, land use consultants, applicants, interest groups, planning commissioners, and others, to consider processing zoning ordinance amendments in order to clarify the requirements of certain zoning ordinance regulations or remove inconsistencies. Finally, changes in State law can render certain regulations in the zoning ordinances obsolete. In some situations, State law will mandate local jurisdictions to amend local zoning ordinances to be consistent with State law, whereas in other situations it is optional but worthwhile to do so in order to provide clear direction to applicants, staff, and others regarding the requirements that apply to new development proposals.

Amendments to the zoning ordinances can be placed in one of two general categories—amendments that are processed individually as part of special projects (described further below) or amendments that are “bundled” with other amendments and processed concurrently as one set of amendments. Staff’s goal is to process at least one set of ordinance amendments (in addition to the ordinance amendments for special projects), annually, yet in recent history has not been able to do so given staffing resources and the prioritization of certain other tasks in past work programs. Staff has compiled a list of potential amendments that have been requested for consideration as part of past work programs, which could be included in the current or future work programs; there are enough amendment requests to accommodate at least one-FTE-worth of labor for the next three fiscal years, depending on budgetary and project priorities. Recent ordinance amendments have focused on simplifying the zoning ordinances (e.g., by removing approved, yet uncertified, Coastal regulations from the Land Use and Development Code), and working with the Clerk of the Board of Supervisors to include the zoning ordinances with the County Code that is published on-line using Municode.

### ***4.3.5 Special Projects***

Special projects involve focused work to: comply with State mandates; implement programs and other action items set forth in the Comprehensive Plan; and develop regulations to improve the quality of land use development within the county. Special projects may include the adoption of a new ordinance, addressing a land use issue of concern to the Board of Supervisors, producing conceptual construction and design plans, preparing community design guidelines, or implementing an action item set forth in an adopted community plan. Recent examples of special project work include the: development of the Hollister Avenue – State Street Streetscape Plan; implementation of the Santa Claus Lane Project; Orcutt Community Plan Amendment (“Rodeo Drive”/Union Valley Parkway Roadway Extension), and preparation of a buildout analysis to inform the Public Works Department’s and County Executive Office’s study of potential changes to development impact mitigation fees. As stated in this staff report (above), some special projects will involve the concurrent processing of an amendment to the Comprehensive Plan, in order to achieve consistency with the Comprehensive Plan and compliance with state law.

### **4.4 Long Range Planning Division FY 2019-2020 Work Program Projects**

The Board of Supervisors initially included 16 projects in the Long Range Planning Division FY 2019-2020 Work Program, and added two projects during the fiscal year, for a total of 18 projects. Long Range Planning Division staff will be providing the annual report to the County Planning Commission on February 19, 2020, which will include an in-depth discussion of the statuses of each of these projects. Projects from the FY 2019-2020 Work Program that have been completed as of the date of this staff report are listed in Table 1 (below). Projects from the FY 2019-2020 Work Program that have remaining tasks to be completed in future fiscal years are included in the recommended Long Range Planning Division FY 2020-2023 Work Program (Table 2, below), summarized in Attachment A to this staff report, and included in the timelines shown in Attachment C to this staff report.<sup>4</sup>

In general, the Long Range Planning Division completed some important projects and will make substantial progress on others in FY 2019-2020. Certain projects have required more work than originally anticipated due to unforeseeable events that occurred during the processing of the projects. Also, new projects were added mid-fiscal year. The Long Range Planning Division Deputy Director also spent much of the first half of the fiscal year assisting the Development Review Division with cannabis permitting tasks, while the Planning and Development Department recruited a new deputy director to manage the Development Review Division. Finally, there was a vacancy that occurred in January 2020 that the Long Range Planning Division and County Human Resources Department currently are working to fill.

As discussed in Section 4.2 of this staff report (above), the Long Range Planning Division will be using consultant services to assist with tasks during the remainder of FY 2019-2020; however,

---

<sup>4</sup> Also, see the *County of Santa Barbara 2019 Comprehensive Plan Annual Progress Report* that will be presented to the Planning Commission on February 19, 2020, for a more detailed progress report on the items included in the FY 2019-2020 Work Program.

there will be a substantial amount of work remaining for the FY 2020-2021 Work Program, as discussed in the next section of this staff report.

**Table 1 – Long Range Planning Division FY 2019-2020 Work Program – Completed Projects/Tasks**

Project	Description
2019 General Package of Ordinance Amendments	The 2019 General Package of Ordinance Amendments consisted of three minor amendments to the County’s zoning ordinances: (1) repeal of all regulations in the LUDC and MLUDC that apply solely within the Coastal Zone and were never certified by the California Coastal Commission; (2) addition of regulations to the LUDC, MLUDC, and Article II Coastal Zoning Ordinance, to allow recordation of Notices to Property Owners when required by permit conditions of approval for matters related to real property where not already required by zoning ordinances; and (3) amendments to the telecommunications regulations in the LUDC, MLUDC, and Article II Coastal Zoning Ordinance, to comply with Federal rules that took effect in January 2019. On December 10, 2019, the Board of Supervisors approved the amendments and authorized the Planning and Development Department to submit the Article II Coastal Zoning Ordinance amendments to the California Coastal Commission for certification. The California Coastal Commission certification process for the Article II Coastal Zoning Ordinance amendments commenced in winter 2020. However, the amendments to the LUDC and MLUDC are complete and currently in effect.
Cannabis Land Use Ordinance Amendments	On January 29, 2019, the Board directed staff to process amendments to the LUDC to ban commercial cannabis activities in the Agriculture I (AG-I) zone that could affect residential uses and to expand noticing of all properties in Existing Developed Rural Neighborhoods (EDRNs) in the Inland and Coastal Areas. In response to this request, on July 9, 2019, County staff presented, and the Board of Supervisors approved, cannabis ordinance amendments that prohibit commercial cannabis activities in the AG-I zone on all lots that are less than or equal to 20 acres in size, and amendments that require a conditional use permit for these same activities on AG-I lots greater than 20 acres in size. The Board of Supervisors also adopted amendments to the LUDC and Article II Coastal Zoning Ordinance that require noticing for projects that occur within or adjacent to an EDRN or Rural Neighborhood.
Hoop Structures Ordinance Amendment Project	The Hoop Structures Ordinance Amendment project amended the LUDC to address the permit requirements for hoop structures and shade structures on agriculturally zoned lands in the Inland Area. The

**Table 1 – Long Range Planning Division FY 2019-2020 Work Program – Completed Projects/Tasks**

Project	Description
	amendment created a permit exemption for hoop structures and shade structures that are located in agricultural zones and less than 20 feet in height and established land use permit and development plan requirements for hoop structures and shade structures taller than 20 feet. On April 9, 2019, the Board of Supervisors approved the ordinance amendments, and the ordinance amendments are now in effect.
Transportation Improvement Plan (TIP) Fee Buildout Analysis	In spring 2019, staff began preparing a countywide buildout analysis to estimate the location and amount (e.g., square footage or number of units) of existing and future commercial, non-commercial, and residential development in the unincorporated county through 2040. The Public Works Department will use the buildout analysis to update the Transportation Improvement Plan and associated Transportation Development Impact Mitigation Fees. Staff completed the analysis and presented the results to the Public Works Department in January, 2020.

**4.5 Year One (FY 2020-2021) of the Three Year Long Range Planning Division Work Program: Required Services, Operations, and On-Going Projects**

Table 2 summarizes the required services, operations, and projects with remaining work from the FY 2019-2020 Work Program, to be included in year one (FY 2020-2021) of the FY 2020-2023 Work Program. These services, operations, and projects include grant funded projects, state-mandated projects funded by general fund contributions, and on-going projects funded by general fund contributions. Table 2 also provides the estimated staffing levels (in FTEs) required to implement the services, operations, and projects during FY 2020-2021. Attachment A sets forth a brief description of each on-going project listed in Table 2, and Attachment B provides a general timeline for the estimated completion of each on-going project listed in Table 2.

As shown in Table 2, the estimated workload for FY 2020-2021 will require approximately 13 FTEs-worth of labor, which exceeds the current staffing level of 11 FTEs by approximately two FTEs. As such, the Board of Supervisors will have three options for FY 2020-2021:

- delay work on certain projects to a later fiscal year;
- authorize, and grant the budgetary resources for, the use of consultant services to conduct some of the work; and/or
- authorize, and grant the budgetary resources for, an expansion in staff resources.

**Table 2 –FY 2020-2021 Required Services, Operations, and On-Going Projects**

<b>Services and Operations</b>	
<b>Required Services</b>	<b>FTEs</b>
Grant Research and Applications	
Agricultural Preserve Processing and Agricultural Preserve Advisory Committee Support	
Regional and Inter-Agency Coordination	
Technical Support to Other Departments	
Legislative Review	
General Plan Consistency Review	
Responsible Agency Review	
Capital Improvement Projects Conformity Review	
General Plan Annual Report	
Local Agency Formation Commission/Santa Barbara County Association of Governments Review	
<b>Required Services Subtotal =</b>	<b>1.5</b>
<b>Operations</b>	<b>FTEs</b>
Budget Development and Implementation	
Public Information, Referrals, Website, and Outreach	
Staff Meetings and Training	
Evaluation and Performance Reviews	
Division Administration	
<b>Operations Subtotal =</b>	<b>3.0</b>
<b>On-Going Projects</b>	
<b>Comprehensive Plan Projects</b>	<b>FTEs</b>
Circulation Element Update (Mandated)	0.7
Coastal Resiliency Local Coastal Program Amendments	0.2
ECAP Amendments and GHGs Thresholds Amendments (Partially Grant Funded)	0.5
Hollister Avenue – State Street Streetscape Project	0.1
Orcutt Community Plan Amendment (“Rodeo Drive”/Union Valley Parkway Road Extension)	0.2
Safety Element Update (Mandated and Partially Grant Funded)	0.9
Santa Claus Lane Streetscape, Beach Access, and Parking	0.6
Senate Bill (SB) 743 Vehicle Miles Traveled (VMT) CEQA Thresholds (Mandated)	0.3
<b>Comprehensive Plan and Community Plan Projects Subtotal =</b>	<b>3.5</b>
<b>Ordinance Amendments</b>	<b>FTEs</b>
Accessory Dwelling Unit Ordinance Amendments (Grant Funded)	0.2
Advanced Meter (SoCal Gas) Ordinance Amendments	0.1
Agricultural Tiered Permitting Ordinance Amendments	0.5
Cannabis Land Use Ordinance Amendments	0.7
Farmstays Ordinance Amendments	0.3
Short-Term Rentals Coastal Zoning Ordinance Amendments	0.5
State Housing Bills Implementation	1.5
Utility Grade Solar Ordinance and Policy Amendments	0.8
Zoning Ordinance Amendments (Minor and Administrative Amendments)	0.4
<b>Ordinance Amendments Subtotal =</b>	<b>5.0</b>
<b>Required Services, Operations, and On-Going Projects Total =</b>	<b>13.0</b>

The Planning and Development Department’s proposed budget for FY 2020-2021 will include an expansion request to the Board of Supervisors. More specifically, staff is proposing a two pronged approach to move programs along more quickly—by adding two staff positions and use of consultants. The additional staff will supplement the existing teams and will provide more

resources to manage on-call consultant contracts. As discussed below, this will allow staff to begin work on updating certain elements of the County's general plan which are out-of-date. However, assuming that the Board of Supervisors does not grant these requests, does not authorize the use of consultant services to complete the estimated work, and, consequently, chooses to delay the completion of certain projects, staff will recommend that the Board of Supervisors avoid selecting projects that:

- are at least partially grant funded, to avoid compromising the grant funding;
- are required to satisfy a State or other legal mandate; and/or
- will be mostly complete by the end of the current fiscal year, and will require only minimal work (e.g., 0.1- to 0.2-FTEs worth of labor) within the next fiscal year to fully complete.

#### **4.6 Potential Projects for Fiscal Years Two and Three (FY 2021-2022 and 2022-2023) of the FY 2020-2023 Work Program and Future Work Programs**

For future work programs, it is recommended that a priority be placed on (1) mandated projects and (2) updating the countywide general plan amendments and components of the zoning ordinances that are inconsistent with current standards. The Comprehensive Plan should be updated given fairly recent changes in the State standards that apply to the elements. More specifically, in 2017 the Governor's Office of Planning and Research (OPR) published the *State of California 2017 General Plan Guidelines*, which was the first comprehensive update to the OPR's General Plan Guidelines since 2003. The updated guidelines identify a number of new State requirements that apply to the mandatory elements of the Comprehensive Plan and zoning ordinances, which did not exist when the elements and ordinances were adopted or the last time they were substantially amended. In order to bring the components of the Comprehensive Plan and zoning ordinances in-line with State requirements, staff is recommending that: (1) future work programs prioritize the completion of existing projects involving individual community priorities and other targeted interests; and (2) as these existing projects are completed, refocus staff time and resources on updating Comprehensive Plan Elements and other projects that will have countywide benefits.

As stated above, staff is requesting an expansion of two staff positions and additional consultant services for the FY 2020-2023 Work Program, in order to complete the remaining work from FY 2019-2020 and to begin work on updating certain elements of the County's general plan. Updates to the Circulation Element and Safety Element are already included in the work program, and the County will be embarking on an update to the Housing Element which must be completed by 2023. These updates are likely going to warrant concurrent processing of corresponding amendments to the Land Use Element, in order to achieve some of the goals and objectives identified in the updates to the Circulation Element and Housing Element. Similarly, the updates to the Energy and Climate Action Plan and Circulation Element are likely going to require updates to the Energy Element's goals, policies and action items related to energy conservation/reduction and reduction of vehicle miles traveled. Also, pursuant to Government Code § 65302(h)(2), if two elements are updated concurrently, the County must adopt an environmental justice element, which would be an entirely new element of the Comprehensive Plan. Therefore, given that the

Circulation Element update is likely going to warrant concurrent amendments to the Land Use Element and Energy Element, and the Housing Element update is likely going to warrant concurrent amendments to the Land Use Element, staff recommends that the work program include the development of an environmental justice element starting in fiscal year 2021-2022. This recommended new work is shown in the project timelines for the FY 2020-2023 Work Program included as Attachment B to this staff report.

Other general plan elements that should be updated as part of future work programs, given the date the element was adopted or the last time the element was substantially amended (as applicable), include:

- Open Space Element (1991)
- Environmental Resources Management Element (1991)
- Agricultural Element (1991)
- Noise Element (1997)
- Conservation Element (2010)

Although a precise scope of work and schedule have not been developed for each of these projects, updates to general plan elements are typically multi-year projects that require a team of planners (e.g., supervising planner, project manager, and one or two additional planners), plus consultant services to prepare technical reports and environmental documents. Consultant services also could be used for at least certain other tasks associated with these projects.

Finally, as part of these updates or, possibly as a separate project, staff will consider and provide recommendations regarding how to consolidate and simplify the components of the Comprehensive Plan which are redundant or involve unnecessary distinctions in policy or regulatory requirements between similarly-situated development projects that are located in different geographical areas within the county. The project timelines (Attachment B) include this additional work effort in FY 2022-2023; however, depending on the actual completion dates of the general plan elements updates, some of this consolidation work might occur as part of the general plan elements updates in earlier fiscal years.

## **5.0 UPCOMING EVENTS**

The Board of Supervisors will consider the FY 2020-2023 Work Program on March 24, 2020, and as part of the budget workshops that are scheduled to occur during the week of April 13, 2020. The Montecito Planning Commission will consider, and have the opportunity to provide commentary on, the FY 2020-2023 Work Program on March 18, 2020. In addition, the Agricultural Advisory Committee (AAC) will have the opportunity to consider and decide upon recommendations to make to the Board of Supervisors regarding the FY 2020-2023 Work Program, at the Agricultural Advisory Committee's meeting that is scheduled for March 5, 2020. Staff will present the planning commissions' and AAC's recommendations regarding project priorities for FY 2020-2021 to the Board of Supervisors for consideration during the Board of Supervisors' review of the FY 2020-2023 Work Program.



**Attachments:**

A – Project Descriptions

B – Project Timelines

C – Long Range Planning Division 2019-2020 Work Program Assignments

## **Attachment A -- Long Range Planning Division Fiscal Year (FY) 2019-2020 Work Program Projects with Remaining Work in FY 2020-2021**

Section 4.5, Table 2, of the staff report for the County Planning Commission hearing on February 26, 2020, lists the on-going Long Range Planning Division projects from the FY 2019-2020 work program that staff is recommending to be included in the FY 2020-2023 work program. The following provides a brief description of each on-going project.

### **I. Comprehensive Plan Projects**

#### ***Circulation Element Update and Senate Bill (SB) 743 Vehicle Miles Traveled (VMT) California Environmental Quality Act (CEQA) Thresholds (Mandated)***

SB 743 changes how public agencies measure transportation impacts under CEQA from using level of service (LOS) to using VMT. Lead agencies have until July 1, 2020, to develop VMT-based metrics and environmental thresholds for evaluating projects under CEQA. To implement SB 743, the County is preparing appropriate VMT methodologies, thresholds, and feasible mitigation measures.

In 2019, P&D staff prepared a request-for-proposals (RFP) and, in consultation with the County Public Works Department (Public Works) and SBCAG, selected Fehr & Peers to help update the County's transportation thresholds. P&D staff also formed an Advisory Group to oversee the project, established baseline VMT in the unincorporated county, and analyzed threshold options. In 2020, staff and Fehr & Peers will complete the draft thresholds, local traffic analysis guidelines, and present the project to the CPC and Board for adoption by the state mandated deadline of July 1, 2020.

Staff, in consultation with Public Works, applied to the Caltrans Sustainable Communities Grant Program for a countywide Active Transportation Plan (ATP). If successful, staff will begin working on the ATP in fall 2020. The ATP will integrate and update existing plans, including the Circulation Element, Bicycle Master Plan, and community plans, to serve as a master plan and policy document to guide the development and maintenance of active transportation infrastructure.

#### ***Coastal Resiliency Local Coastal Program (LCP) Amendments***

The Coastal Resiliency Project evaluates the impacts of sea level rise and related coastal hazards along the county's 110-mile long coastline. Staff prepared amendments to the LCP to help prepare for, mitigate, and respond to threats resulting from current and reasonably foreseeable future sea level rise and coastal hazards. In part, the amendments include development standards to protect coastal resources and proposed residential, commercial, and other development. In December, 2018, the Board adopted the LCP amendment and submitted it to the California Coastal Commission (CCC) for certification. Staff received the CCC staff's comments on the LCP amendment in early February 2020, and is currently reviewing them. The CCC may consider the LCP amendment in spring 2020.

***Energy and Climate Action Plan (ECAP) Amendments and Greenhouse Gases (GHGs) Thresholds Amendments (Partially Grant Funded)***

In December, 2018, the Board of Supervisors directed the Long Range Planning Division (LRP) and the Community Services Department Sustainability Division (Sustainability Division) to update the ECAP. At that hearing, the Board directed staff to: (1) update the ECAP to achieve a new GHG reduction target of 50 percent below 1990 baseline emission levels by the year 2030, (2) employ a regional approach to addressing climate change as part of the update, and (3) include both GHG emission mitigation and climate adaptation into the ECAP update.

In 2019, staff from both divisions drafted a request-for-proposals (RFP) for a consultant to help with the update. Staff also worked together to submit a grant application (approximately \$154,000) to the California Department of Conservation (DOC). In mid-September, 2019, DOC awarded the Sustainability Division \$90,000 to use TerraCount, a land use modeling program, to study potential GHG implications of different land use and management scenarios for the natural and working (i.e., agricultural) lands sectors. DOC may award the Sustainability Division additional funds (i.e., up to \$64,000) depending on available funding after the next round of grant awards in winter 2019/2020. Staff expects to release the ECAP update RFP in winter 2020 and to begin the TerraCount modeling in winter/spring 2020. Additionally, LRP staff published an RFP and selected a consultant to prepare interim GHG emissions environmental thresholds. P&D planners will use the thresholds to assess potential significance of development projects under CEQA until the ECAP is updated. Staff expects to present the interim thresholds to the Board for adoption in early summer 2020.

***Hollister Avenue-State Street Streetscape Project***

LRP and Public Works Department staff are working together to improve the roadway and streetscape on Hollister Avenue – State Street, a “gateway” corridor between the city of Santa Barbara and the Eastern Goleta Valley. Action TC-EGV-1E of the Eastern Goleta Valley Community Plan directs the County to enhance circulation of this corridor through multimodal improvements and streetscape planning. The project also includes “complete streets design,” which, in part, aims to encourage a mix of commercial and residential uses, including multiple-family units, live/work units, and studios. The Public Works Department is designing roadway and circulation improvements, and LRP is planning streetscape improvements.

In July 2019, LRP completed the Conceptual Streetscape Improvements Plan and Design Guidelines. The streetscape components include landscaping, transit structures, bike lanes, sidewalks, and other streetscape improvements. In 2020, Public Works expects to release a Draft Environmental Impact Report (EIR)/Environmental Assessment for the project. LRP staff will monitor the environmental review for the proposed project and continue work with the Public Works Department as roadway plans are further developed.

***Orcutt Community Plan Amendment (“Rodeo Drive”/Union Valley Parkway Road Extension)***

The Board directed staff to amend the Orcutt Community Plan to show a new connection between the Union Valley Parkway/U.S. Highway 101 interchange and the adjoining frontage road on the east side of U.S. Highway 101. A primary purpose of the connection is to address traffic circulation problems and related public safety issues that occur during events at the Elks Unocal Event Center. In mid-2019, staff released an RFP and selected Rincon Consultants, Inc. (Rincon) to prepare conceptual roadway drawings, a traffic study, and an environmental document. The County, Caltrans, and SBCAG met with stakeholders and visited the project site in mid-2019. Staff, in coordination with Rincon and Caltrans, continued work on the environmental document and traffic study in mid to late 2019. Staff expects to release a draft mitigated negative declaration (MND) in spring 2020 and present the amendment to the CPC and Board for adoption in spring and summer 2020, respectively.

***Seismic Safety and Safety Element (collectively, “Safety Element”) Update (Mandated and Partially Grant Funded)***

In 2018, the Board directed staff to update the Safety Element of the Comprehensive Plan. Planned updates are driven, in part, by State legislation (e.g., SB 379, SB 1035), updates to Government Code Section 65302(g), and comments and recommendations received previously from the State Board of Forestry on the County’s Safety Element.

In 2018, staff developed a work program and began researching update requirements, data needs, and legislative requirements. Staff also began to develop a scope for a Climate Change Vulnerability Assessment (CCVA) and Adaptation Plan (AP). The CCVA will set forth the effects that climate change will have on hazards such as flooding, wildfire, debris flows, coastal erosion, and sea level rise. Staff will evaluate these projected changes in hazards with respect to the County’s existing and projected changes in its natural resources and built environment. The CCVA will inform revisions to the County’s hazard maps and inform policy updates and implementation actions within the Safety Element.

The County has assembled a stakeholder group consisting of County Departments to advise the project. An RFP has been distributed for consultant services to assist with the development of the CCVA and AP. Staff anticipates retaining a consultant and initiating work on the CCVA in winter/spring 2020. Work on the CCVA including stakeholder and community outreach will be completed by the end of 2020. Staff expects to complete the AP by 2021.

***Santa Claus Lane Streetscape, Beach Access, and Parking***

This multi-year project is planning beach access and streetscape improvements for an approximately one-half mile segment of frontage road and beach located between Summerland and Carpinteria (Santa Claus Lane). The project implements Actions PRT-TC-2.4 and CIRC-TC-0.2 of the Toro Canyon Plan, which direct the County to pursue formal coastal access and improve circulation on Santa Claus Lane, respectively. The beach access improvements include a pedestrian at-grade rail crossing to provide safe and legal access to Padaro Beach. The streetscape improvements will provide additional parking, restrooms, bike lanes, crosswalks, sidewalks, and

landscaping. They also include a roundabout at the intersection of Santa Claus Lane and Sand Point Road.

In 2019, staff hosted a public workshop with property owners, presented a conceptual landscape plan to the South Board of Architectural Review (SBAR), prepared a MND, and presented the project to the County Planning Commission (CPC). In September, 2019, the CPC approved the project and MND. In 2020, staff will return to the South Board of Architectural Review for final design approval. Staff will also work with the Public Works Department to complete 100 percent construction plans and implement required conditions of approval, such as developing a wetland mitigation plan.

## **II. Ordinance Amendments**

### ***Accessory Dwelling Unit (ADU) Ordinance Amendments (Grant Funded)***

On October 9, 2019, Governor Newsom approved Assembly Bill (AB) 68, AB 881, and Senate Bill (SB) 13. These bills collectively amended State ADU law (Government Code Section 65852.2) to remove regulatory barriers and streamline the permit process for ADUs. The bills went into effect on January 1, 2020, at which time the County's ADU zoning ordinances became null and void and the County began processing ADU permit applications pursuant to State law.

In late 2019 and early 2020, staff developed ADU permit processing documents to help County planners implement State law. In early 2020, staff also began drafting ADU zoning ordinance amendments to comply with State law. Staff will present the amendments to the Montecito and County Planning Commissions in spring 2020, followed by the Board of Supervisors in summer 2020. Lastly, staff will submit the Coastal Zoning Ordinance (CZO) amendment to the Coastal Commission for certification in fall 2020. The certification process may take a year or more and, therefore, staff anticipates that the project will be completed in fall 2021.

### ***Advanced Meter (SoCal Gas) Ordinance Amendments***

The LUDC and MLUDC consider advanced meter facilities for natural gas providers to be telecommunication facilities and, therefore, subject to discretionary review and permitting requirements. The Southern California Gas Company (SoCal Gas) is proposing new facilities to support its Advanced Meter and Pipeline Safety Enhancement Programs. The advanced metering facilities include data collection unit components as well as associated utility poles, antennas, and photovoltaic panels. SoCal Gas is also proposing Land Use and Development Code (LUDC) and Montecito Land Use and Development Code (MLUDC) amendments that would allow new advanced metering facilities throughout the Inland Area without a Land Use Permit or other planning permit if they meet specific development standards. The County hired a consultant to assist County and SoCal Gas staff with the proposed ordinance amendments. Staff expects the CPC and Montecito Planning Commission (MPC) and the Board to consider the proposed amendments in spring 2020 and summer 2020, respectively.

### ***Agricultural Tiered Permitting Ordinance Amendments***

The Agricultural Tiered Permitting project would amend the LUDC and Coastal Zoning Ordinance (CZO) to eliminate or streamline the permit requirements for compatible, small-scale uses that support local agricultural operations. With the exception of farmstays, the project will evaluate permit procedures that were developed and approved as a part of the Gaviota Coast Plan and determine whether those permit procedures would be appropriate for rural agricultural lands throughout the county. In June 2019, the Board approved funding for P&D to proceed with a farmstay ordinance amendment separate from the Agricultural Tiered Permitting project. (See Farmstay Ordinance Amendment below.)

The project will also incorporate streamlined permit procedures for general larger-scale development (i.e., increasing the thresholds to determine when buildings and structures would require a Development Plan permit on agricultural-zoned lands) in the Coastal Zone. The County has already incorporated these amendments into the LUDC countywide and into the CZO for the Gaviota Coast Plan area. Staff expects to complete draft amendments and commence public outreach in spring 2020, and begin the environmental review process in summer 2020.

### ***Cannabis Land Use Ordinance Amendments***

On July 16, 2019, the Board directed staff to work with the CPC and return with additional ordinance amendments that mitigate odor and other impacts of cannabis operations along urban-rural boundaries and conflicts with existing agricultural operations.

On January 22, 2020, January 29, 2020, and February 5, 2020, the CPC received a staff report, took public testimony, and provided preliminary direction on potential zoning ordinance amendments. The CPC continued the hearing until March 4, 2020, and requested that County Executive Office staff provide an update on cannabis business licensing procedures. Staff will prepare the draft amendments and other supporting materials for decision-makers' consideration of the ordinance amendments, upon receiving the CPC's final direction on the ordinance amendments. The exact scope-of-work and type of environmental document which will be required for the amendments are unknown at this time; however, provided that the CPC finalizes its direction during spring 2020, staff will begin drafting the amendments during spring/summer 2020.

### ***Farmstays Ordinance Amendments***

The Farmstay Ordinance Amendment project will consider the Board-adopted farmstay permit requirements of the Gaviota Coast Plan, as LUDC and CZO amendments to allow farmstays countywide on Agriculture II zoned lands. Farmstays are a type of working farm or ranch operation that is partially oriented towards visitors or tourism by providing guest accommodations. Such an operation may include interactive activities where guests participate in basic farm or ranch operations or a work exchange agreement where the guest works a set number of hours in exchange for free or reduced rate accommodation. Currently, farmstays are only allowed in the Gaviota Coast Plan area.

LRP staff is currently working on completing professional services agreements with select consultants who will be taking the amendments forward. Consultant selection and project kickoff are expected to occur in winter/spring 2020. Consultant tasks will include preparing the environmental document, assisting staff with public outreach, processing the ordinance amendments, and presenting the amendments to decision-makers at public hearings.

### ***Short-Term Rentals (STRs) Coastal Zoning Ordinance Amendments***

In October 2017, the Board approved zoning ordinance amendments to (1) allow STRs in certain commercial zones and a new, STRs Coastal Zone Historic Overlay Zone, (2) prohibit STRs in residential, agricultural, mixed use, resource protection, industrial, and certain special purpose zones, and (3) allow homestays in residential and certain agricultural zones. These amendments went into effect in the Inland Area in November 2017. Staff submitted the CZO amendment to the CCC in December 2017, and the CCC denied the proposed LCP amendment at a hearing in May 2018 due to findings that the proposed amendment limited coastal access.

In August 2018, the Board directed staff to develop revised CZO amendments for STRs. Work on the proposed amendment has been on hold to accommodate work added to the Work Program mid-fiscal year, but will resume in spring/summer 2020. Staff will prepare and present options to the Board to get policy direction and schedule planning commission briefings in summer 2020 to receive guidance from the planning commissions regarding specific items that the Board requested. Based (in part) on this guidance, staff will develop ordinance amendments and commence with planning commission hearings during summer 2020 and Board hearings in fall 2020, followed by submittal of the amendments to the CCC during winter 2020/2021.

### ***State Housing Bills Implementation Project***

From 2017 to 2019, the State passed several bills to reduce regulatory barriers to housing development. These bills amended sections of the Government Code related to planning and land use, which now supersede the County's outdated zoning ordinances. In mid-2019, staff began analyzing the bills and drafting zoning ordinance amendments for the Housing Bill Implementation Project. This project includes zoning ordinance amendments to comply with the Housing Accountability Act (HAA) (protects housing development projects and emergency shelters from denial/density reduction), State Density Bonus Law (SDBL) (density bonuses for affordable housing), Senate Bill (SB) 35 (streamlined multifamily housing approvals), Assembly Bill (AB) 2162 (streamlined supportive housing approvals), and AB 101 (streamlined low barrier navigation center approvals).

The State Housing Bills Implementation Project will be completed in two phases. In the first phase (spring through fall 2020), staff will finish drafting the HAA, SDBL, and AB 101 amendments and present them to decision-makers. Staff plans to submit the CZO amendments to the Coastal Commission for certification in fall 2020. In the second phase (winter 2020/2021 through winter 2021/2022), staff will develop AB 2162 amendments, objective multifamily design and planning standards, and ministerial housing permit requirements and procedures. Staff will conduct public outreach in spring 2022 and present the zoning ordinance amendments to decision-makers in summer and fall 2022. Lastly, staff will submit the CZO amendments to the Coastal Commission

for certification in late 2022. Staff anticipates the Coastal Commission will certify the CZO amendments by 2023, thus completing the project.

### ***Utility Grade Solar Ordinance Amendments***

In 2018, the Board commissioned the development of a Strategic Energy Plan (SEP) to help stimulate renewable energy development, meet aggressive state and local GHG emissions reduction goals, and improve the resiliency of the local electric grid. The Board adopted the SEP in August, 2019. The SEP contains several recommendations for P&D, such as amending the LUDC and potentially the MLUDC and LCP to allow and promote utility-scale solar within unincorporated areas of the county. LRP staff initiated these amendments in fall 2019. Staff will prepare zoning ordinance amendments in winter/spring 2020, and commence environmental review in summer/fall 2020. This project may require an environmental impact report (EIR) and, if so, Planning Commission and Board hearings will likely commence in summer 2021 and fall 2021, respectively. CCC certification would begin in fall 2021, if the County amends the LCP. If staff prepares a negative declaration rather than an EIR, the County could complete environmental review and decision-maker hearings approximately three to six months earlier than estimated above.

### ***Zoning Ordinance Amendments (Minor and Administrative Amendments)***

This on-going project involves the concurrent processing of multiple, relatively minor amendments to the zoning ordinances, which are bundled together and processed as one set of amendments. Recent ordinance amendments have focused on simplifying the zoning ordinances (e.g., by removing approved, yet uncertified, coastal regulations from the LUDC), and working with the Clerk of the Board of Supervisors to include the zoning ordinances in their entirety with the County Code that is published on-line using Municode. Staff will continue working with the Clerk of the Board of Supervisors regarding the publication of the zoning ordinances with the County Code during the current fiscal year and the next. In addition, during the next fiscal year staff will identify and start drafting another bundle of zoning ordinance amendments (e.g., amendments to move the sign regulations of the Article I zoning ordinance to Article II, and amendments involving the uniform application of community plan lighting standards to other areas of the county).



ATTACHMENT B -- Project Timelines

PROJECT OR PROGRAM	% COMPLETE	ESTIMATED TIMELINE OF REMAINING WORK												
		FY 2019-2020	FY 2020-2021				FY 2021-2022				FY 2022-2023			
		SPRING	SUMMER	FALL	WINTER	SPRING	SUMMER	FALL	WINTER	SPRING	SUMMER	FALL	WINTER	SPRING
<b>PROJECTS FROM FY 2019-2020</b>														
Accessory Dwelling Unit Ordinance Amendments	5%	█	████████████████████				██████████							
Advanced Meter SoCal Gas Ordinance Amendments	80%	██████████	██████████											
Agricultural Tiered Permitting Ordinance Amendments	5%		████████████████████				████████████████████					██████████		
Cannabis Ordinance Amendments	0%	██████████	████████████████████				████████████████████							
Circulation Element Update	5%	█	████████████████████				████████████████████					████████████████████		
Coastal Resiliency Local Coastal Program Amendments	95%	██████████	██████████											
ECAP Amendments	1%	█	████████████████████				████████████████████					████████████████████		
Farmstays Ordinance Amendments	5%	██████████	████████████████████				████████████████████							
Hollister Avenue - State Street Streetscape Project	95%	██████████	████████████████████											
OCP Circulation Plan Amendment (Rodeo Road Extension)	75%	██████████	██████████											
Safety Element Update	10%	█	████████████████████				████████████████████					████████████████████		
Santa Claus Lane Streetscape, Beach Access, and Parking	85%	██████████	████████████████████				████████████████████							
SB 743 VMT Thresholds	65%	██████████	████████████████████											
Short-Term Rentals Coastal Zoning Ordinance Amendments	0%		████████████████████				████████████████████					████████████████████		
State Housing and Density Bonus Law Amendments	7%	█	████████████████████				████████████████████					██████████		
Utility Grade Solar Ordinance Amendments	2%	█	████████████████████				████████████████████					██████████		
Zoning Ordinance Amendments	0%*	█	████████████████████				████████████████████					████████████████████		
<b>NEW PROJECTS</b>														
Consolidation of Comprehensive Plan Components	0%											████████████████████		
Energy Element Update	0%											████████████████████		
Environmental Justice Element	0%											████████████████████		
Housing Element Update	0%		████████████████████				████████████████████					████████████████████		
Land Use Element Update	0%											████████████████████		

\*Excludes work completed to date on FY 2019-2020 ordinance amendments (which still require Coastal Commission certification).

**ATTACHMENT C – Long Range Planning Division FY 2019-2020 Work Program Assignments**

**Dan Klemann, Deputy Director**

- Cannabis Ordinance Amendments
- UCSB LRDP Agreements
- LRP Budget & Work Program

**David Lackie, Supervising Planner**

- APAC
- New Case Review
- 2020 Census

**Allen Bell, Supervising Planner**

- Homelessness Inter-Agency Policy Council
- New Case Review

**Whitney Wilkinson, Planner III**

- Safety Element Update
- Short-Term Rentals Ordinance Amendments
- Responsible Agency Reviews
- Cannabis Ordinance Amendments

**Julie Harris, Planner III**

- Agricultural Tiered Permitting
- Environmental Thresholds & Procedural Amendments - Administrative
- Safety Element Update
- Zoning Ordinance Amendments
- Hoops Structures Creaks/Streams Guidance Document
- Dangermond Preserve

**Steven Counts Imara, Planner II**

- Farmstays Ordinance Amendments
- Environmental Thresholds Amendments – QOL and Administrative
- Safety Element Update
- 2020 Census
- Website Management
- Comprehensive Plan Digital Library

**Corina Venegas, Planner II**

- ECAP Update
- Safety Element Update
- Short-Term Rentals Ordinance Amendments
- Utility Grade Solar Ordinance Amendments
- Countywide Buildout Study
- Capital Improvements Program Review
- Comprehensive Plan Annual Progress Report
- Cannabis Ordinance Amendments
- Environmental Thresholds Amendments - GHGs

**Selena Evilsizor, Planner III**

- Utility Grade Solar Ordinance Amendments
- SoCal Gas Advanced Meter Ordinance Amendments
- Airport Land Use Compatibility Plan Amendments
- Coastal Resiliency LCPA
- ECAP Update
- Environmental Thresholds Amendments - GHGs
- On-Boarding Program Implementation
- Internship Coordinator

**Mark Friedlander, Planner III**

- Circulation Element Update
- Environmental Thresholds Amendments - VMTs
- Orcutt Community Plan Amendment
- Santa Claus Lane Streetscapes Project
- SBCAG JTAC and RTP/SCS Update

**[Vacancy], Planner I/II**

- Santa Claus Lane Streetscapes Project
- Airport Land Use Compatibility Plan Amendments
- Circulation Element Update
- Website Management
- Hollister Avenue – State Street Streetscapes Project
- Environmental Thresholds Amendments - VMTs

**Jessi Steele, Planner II**

- Agricultural Tiered Permitting
- State Housing and Density Bonus Law Implementation
- Housing Element Implementation
- Accessory Dwelling Units Ordinance Amendments Agricultural Employee Dwellings Ordinance Amendments
- Countywide Buildout Study