

SANTA BARBARA COUNTY BOARD AGENDA LETTER



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

Agenda Number:

Prepared on: July 13, 2005
Department Name: Planning & Development
Department No.: 053
Agenda Date: July 26, 2005
Placement: Administrative – 15 minutes for 8/16/05 hearing
Estimate Time:
Continued Item:
If Yes, date from:
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TO: Board of Supervisors

FROM: Dianne Meester, Assistant Director
Planning and Development

STAFF CONTACTS: Josh McDonnell, Comprehensive Planning (568-2068)
County Executive Office

SUBJECT: Set a hearing for August 16th, 2005 to accept the Coastal Commission's resolution of certification for the County's Residential Second Unit Ordinance, including modifications

Recommendation(s):

That the Board of Supervisors set a hearing for August 16th, 2005 to:

1. Receive notice of the California Coastal Commission's certification of the Residential Second Unit Ordinance Local Coastal Program Amendment (MAJ-2-03) with suggested modifications;
2. Adopt a Resolution to: acknowledge receipt of the California Coastal Commission's certification with modifications, adopt the LCP Amendment with the suggested modifications, and authorize Planning & Development to transmit the adopted Resolution to the Coastal Commission.

Alignment with Board Strategic Plan:

The recommendations are primarily aligned with Goal No. 1. An Efficient Government Able to Respond Effectively to the Needs of the Community, Goal No. 4., A Community that is Economically Vital and Sustainable, and Goal No. 5., A High Quality of Life for All Residents.

Executive Summary and Discussion:

Amendments to the Coastal Zoning Ordinance (Article II) were adopted by the Santa Barbara County Board of Supervisors on December 2, 2003 (Ordinance 4517) to revise the existing regulations regarding the permitting and appeal procedures for residential second units. The amendments were submitted to the Coastal Commission in January 2004 as a proposed amendment to the County's certified Local Coastal Program. On March 15th, 2005, your Board sent a letter to the California Coastal Commission commenting on Coastal Commission staff's recommendations on the County's request for certification of the Board's adopted amendments. The Coastal Commission considered the amendments for certification at their March 16th hearing in Long Beach. Your Board's comments were presented by staff at this hearing and considered by the Commission. The County's amendments were subsequently approved by the Commission with suggested modifications. The suggested modifications will be outlined in the Board Agenda Report for your hearing on August 16, 2005.

Unless the County takes action on the Commission's certification within six months from the date of the Commission's action (September 16th, 2005) the Commission's certification will expire. Therefore, staff requests that your Board set a hearing for August 16th, 2005 to consider adopting the Residential Second Unit ordinance amendments with the Coastal Commission's suggested modifications.

Mandates and Service Levels:

No immediate change in mandates or service levels. This is an expected part of processing the Residential Second Unit Ordinance amendments, although more extensive than anticipated.

Fiscal and Facilities Impacts:

This work effort would have no fiscal or facilities impacts. The costs associated with coordinating with the Coastal Commission on the Residential Second Unit amendment process were anticipated within Planning and Development's FY04-05 budget (page D-290 of the budget book).

Special Instructions:

Clerk of the Board will provide required noticing.