



COUNTY OF SANTA BARBARA

PLANNING COMMISSION REVISED AGENDA

Hearing of September 3, 2014
9:00 a.m.

C. MICHAEL COONEY	1st District	Santa Barbara County
CECILIA BROWN	2nd District, Vice-Chair	Engineering Building, Room 17
JOAN HARTMANN	3rd District	123 East Anapamu Street
LARRY FERINI	4th District	Santa Barbara, CA 93101
DANIEL BLOUGH	5th District, Chair	(805) 568-2000 (Planning & Development)

Revision: Item #1 (Release and Briefing of a Director Determination) was added to the Standard Agenda.

REMOTE TESTIMONY: *Persons may address the Planning Commission by using the remote video testimony system located at the Betteravia Government Center, Board of Supervisors' Conference Room, 511 East Lakeside Parkway, Santa Maria.*

Items will be heard in the order listed on the agenda unless the Planning Commission changes the order of the agenda or the item is to be continued. Estimated discussion times allocated for each project are shown following the project descriptions. These estimated times are approximate. At 9:00 a.m., during the Agenda Status Report, the Planning Commission will determine which items will be continued. Applicants/Agents are expected to be present to represent their items when they come up on the agenda. In the absence of representation the Commission will decide whether to continue it to a future date. A fee must be paid for a Planning Commission hearing continuance requested by the applicant. Please call your planner or accounting at (805) 568-2003 to determine the amount due. Upon receipt of the fee a hearing date will be scheduled. Any questions pertaining to individual projects should be directed to the designated planner.

Written comments are welcome. All letters should be addressed to the Santa Barbara County Planning Commission, 123 East Anapamu Street, Santa Barbara, CA 93101. Letters, with nine copies, and computer materials, e.g. PowerPoint presentations, should be filed with the secretary of the Planning Commission no later than 12:00 P.M. on the Tuesday before the Planning Commission hearing. The decision to accept late materials will be at the discretion of the Planning Commission.

The public has the opportunity to comment on any item on today's Administrative, Consent, Conceptual or Standard Agenda. Speaker slips are available by the door and should be filled in and handed to the Secretary before the hearing begins. Please indicate which item you would like to address on the speaker slip and, in your testimony, which portion of the project you will be addressing in your comments. For items on the Standard Agenda, the Planning Commission Chairperson will announce when public testimony can be given. Please be aware that the Commission will consider testimony on both the project and the related environmental document.

Photos, slides, videos, models or other physical items presented as evidence during a hearing shall be retained by the Hearing Support Staff until the expiration of all applicable appeal periods.

If you challenge the projects (14GPA-00000-00003, 14GPA-00000-00010, 14GPA-00000-00011, 14GPA-00000-00012, 14GPA-00000-00013, 14ORD-00000-00008, or 14ORD-00000-00009) in court, you may be limited to raising only those issues you or someone else raised at the public hearing described in this agenda, or in written correspondence to the Planning Commission at, or prior to the public hearing, Government Code Section 65009.

Writings that are a public record under Government Code § 54957.5(a) and that relate to an agenda item for an open session of a regular meeting of the County Planning Commission and that are distributed to a majority of all of the members of the County Planning Commission prior to the a meeting but less than 72 hours prior to that meeting shall be available for public inspection at Santa Barbara County Planning and Development, 123 E. Anapamu Street, Santa Barbara, CA. Writings that are a public record under Government Code § 54957.5(a) and that relate to an agenda item for an open session of a regular meeting of the County Planning Commission and that are distributed to a majority of all of the members of the County Planning Commission during the meeting shall be available for public inspection at the back of the hearing room, at 123 E. Anapamu Street, Santa Barbara, CA.

In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this hearing, please contact the Hearing Support Staff (805) 568-2000. Notification at least 48 hours prior to the hearing will enable the Hearing Support Staff to make reasonable arrangements.

TV COVERAGE ANNOUNCEMENT: *Planning Commission Hearings are televised live on County Santa Barbara Television (CSBTv) Channel 20 at 9:00 A.M. in the South Coast, Lompoc, Santa Ynez Valley, Santa Maria and Orcutt areas. Rebroadcast of Planning Commission Hearings are on Fridays at 5:00 P.M. on CSBTv Channel 20. This hearing will also be streamed live on CSBTv's website at <http://www.countyofsb.org/ceo/csbtv.aspx?id=1558> and digitally archived at <http://www.countyofsb.org/ceo/media02.aspx>*

ADMINISTRATIVE AGENDA:

- I. **PLEDGE OF ALLEGIANCE**
- II. **TV COVERAGE ANNOUNCEMENT:** *by David Villalobos.*
- III. **ROLL CALL:** *by David Villalobos.*
- IV. **AGENDA STATUS REPORT:** *The Planning Commission Secretary will report on the status of the items on today's agenda.*
- V. **PROJECTION REPORT:** *The Planning Commission Secretary will provide a summary of the Planning Commission's Agenda Projection Report, including upcoming projects, briefings, and workshops.*
- VI. **PUBLIC COMMENT:** *Public Comment period is set aside to allow public testimony on items **not** on today's agenda. The time allocated to each speaker will be set at the discretion of the Chair. Total time allocated for public comment is 15 minutes. When testifying before the Planning Commission, personal attacks and other disruptive behavior are not appropriate.*
- VII. **PLANNING COMMISSIONER'S INFORMATIONAL REPORTS:** *Individual Commissioners may present brief reports on planning issues, such as seminars, meetings and literature that would be of interest to the public and/or Commission, as a whole.*
- VIII. **DIRECTOR'S REPORT AND BOARD OF SUPERVISORS HEARING SUMMARY:** *The Director of Planning and Development will report on items of general interest to the Planning Commission and members of the public, including items that have been or will be considered by the Santa Barbara County Board of Supervisors.*
- IX. **STANDARD AGENDA:**

1. **Release and Briefing of a Director Determination (Information Only)**

Glenn Russell, Director (805) 568-2000

The Planning Commission will receive a briefing from the Director of Planning and Development on the September 3, 2014 release of a Director Determination defining several undefined terms in the Land Use and Development Code ("Event" or "Function", "Charitable", and "Non-Commercial") in the context of Temporary Uses and Section 35.42.260 of the Development Code. The Director Determination may be appealed to the Planning Commission within 10 calendar days following the date of the Director Determination. (Estimated Time: 30 min.)

2. **Tajiguas Resource Recovery Project Briefing**

Mark Schleich, Deputy Director, Public Works Department (805) 882-3603
Joddi Leipner, Senior Engineering Environmental Planner, Public Works Department (805) 882-3614

The Planning Commission will receive a briefing from the Resource Recovery and Waste Management Division of the Public Works Department on the Tajiguas Resource Recovery Project and Project Subsequent EIR. The Tajiguas Resource Recovery Project would modify current waste management operations at the Tajiguas Landfill by the addition of a Materials Recovery Facility (MRF) and Dry Fermentation Anaerobic Digestion (AD) Facility that would process (recover recyclables and organics from) municipal solid waste and process commingled

source separated recyclables (optional element) from the communities currently served by the Tajiguas Landfill, reduce landfill disposal, reduce landfill-related greenhouse gas emissions, and generate green energy. (Estimated Time: 2 hrs.)

- 3. 14GPA-00000-00003** **Santa Barbara County Energy and Climate Action Plan** **Countywide**
14EIR-00000-00003 David Lackie, Interim Deputy Director (805) 568-2023
Heather Allen, Planner (805) 884-8082

Hearing on the request of the Planning and Development Department that the County Planning Commission:

- a) **14GPA-00000-00003**. Recommend that the Board of Supervisors adopt a Comprehensive Plan amendment to incorporate Policy 8.3 and Research Action 8.3.1 into the Santa Barbara County Comprehensive Plan Energy Element requiring implementation of the ECAP with provisions for monitoring and updating at least every five years; and
- b) **14EIR-00000-00003**. Recommend that the Board of Supervisors certify the Environmental Impact Report pursuant to the State Guidelines for Implementation of the California Environmental Quality Act. (Estimated Time: 1.5 hrs.)

- 14GPA-00000-00010**
- 14GPA-00000-00011**
- 14GPA-00000-00012**
- 14GPA-00000-00013**
- 14ORD-00000-00008**

**Measure P2014: Initiative to Ban
“High-Intensity Petroleum Operations”**

- 4. 14ORD-00000-00009** **Comprehensive Plan and Ordinance Amendments** **Countywide**
Exempt, CEQA Guidelines Sections 15061(b)(3) and 15265 Dianne Black, Assistant Director (805) 568-2000
Noel Langle, Planner (805) 568-2067

Hearing on the request of the Planning and Development Department that the County Planning Commission:

- a) **14GPA-00000-00013 and 14ORD-00000-00009**. Consider the recommendation of the Montecito Planning Commission and adopt a Resolution recommending that the Board of Supervisors adopt a Resolution (Case No. 14GPA-00000-00013) and an Ordinance (Case No. 14ORD-00000-00009) amending the Coastal Land Use Plan and the Coastal Zoning Ordinance;
- b) **14GPA-00000-00010, -00011 and -00012**. Consider the recommendation of the Montecito Planning Commission and adopt a Resolution recommending that the Board of Supervisors adopt Resolutions (Case Nos. 14GPA-00000-00010, 00011 & -00012) amending the Agricultural, Conservation and Land Use Elements of the Comprehensive Plan; and,
- c) **14ORD-00000-00008**. Adopt a Resolution recommending that the Board of Supervisors adopt an Ordinance (Case No. 14ORD-00000-00008) amending County Land Use and Development Code, Section 35-1 of Chapter 35, Zoning, of the Santa Barbara County Code.

and to recommend that the Board of Supervisors determine that this ordinance is statutorily exempt from CEQA pursuant to Sections 15061(b)(3) and 15265 of the State Guidelines for the Implementation of the California Quality Act. If approved by the voters, Measure P2014: Initiative to Ban “High-Intensity Petroleum Operations” would become effective within weeks of the November 2014 election. County Counsel’s attached statutory Impartial Analysis describes: that Measure P2014 would generally prohibit land uses in support of many oil and gas production methods; and the three categories of exemptions that Measure P2014 would

provide from that general prohibition. Therefore, in order to provide certainty for the community and to reduce litigation risks for the County, the purpose of these amendments is to codify a County process for considering and applying the exemptions stated in Section 5 of Measure P2014; these amendments would become operative only if and immediately upon Measure P2014 becoming effective. In order to implement Measure P2014, Section 6 of Measure P2014 authorizes the Board of Supervisors to amend the Comprehensive Plan and County Code, and to adopt implementing ordinances to further the purposes of Measure P2014. County staff takes no position on whether or not the voters should approve Measure P2014. (Estimated Time: 2 hrs.)

**The Planning Commission Agenda, Marked Agenda and Staff Reports are available on the
Planning and Development Web Site at
www.sbcountyplanning.org**

Dianne M. Black
Secretary to the Planning Commission