



COUNTY OF SANTA BARBARA

PLANNING COMMISSION MARKED AGENDA

Hearing of May 2, 2012
10:30 a.m.

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

MONTECITO PLANNING COMMISSION

DANIEL EIDELSON, 1st Vice-Chair
CLAIRE GOTTSANKER, 2nd Vice-Chair
MICHAEL PHILLIPS
SUE BURROWS, Chair
JACK OVERALL

TV COVERAGE ANNOUNCEMENT: *Planning Commission Hearings are televised live on County Santa Barbara Television (CSBTv) Channel 20 in the South Coast, Lompoc, Santa Ynez Valley, Santa Maria and Orcutt areas. Rebroadcast of this Planning Commission Hearings will be on Friday, May 4, 2012 following the conclusion of the Montecito Planning Commission hearing on CSBTv Channel 20.*

ADMINISTRATIVE AGENDA:

- I. **PLEDGE OF ALLEGIANCE**
- II. **TV COVERAGE ANNOUNCEMENT:** by David Villalobos.
- III. **ROLL CALL:** All Commissioners were present.
- IV. **AGENDA STATUS REPORT:** by Dianne M. Black.
- V. **PROJECTION REPORT:** by Dianne M. Black.
- VI. **PUBLIC COMMENT:** None.
- VII. **PLANNING COMMISSIONER'S INFORMATIONAL REPORTS:** Commissioner Brown asked for a status update on implementing the Granicus system for the Planning Commission. Staff will report on this matter at the Commission's next hearing.
- VIII. **MINUTES:** The Minutes of April 18, 2012 were considered as follows:

ACTION: **Approved the Minutes of April 18, 2012, as revised.**

Blough/Brown **Vote: 4-0-1 (Valencia abstained)**
- IX. **DIRECTOR'S REPORT AND BOARD OF SUPERVISORS HEARING SUMMARY:** by Glenn Russell, Director.

X. **CONSENT AGENDA ITEMS AND PROCEDURE:**

- C-1. **12GOV-00000-00010** **Old Town Orcutt Clock Easement** **Orcutt**
Government Code Conformity
Zoraida Abresch, Supervising Planner (805) 934-6585
Joyce Gerber, Planner (805) 934-6265

Hearing on the request of Ronn Carlentine, agent for the General Services Department, Office of Real Estate Services, to consider Case No. 12GOV-00000-00010, [application filed on March 26, 2012], for a determination that the proposed acquisition of an easement to allow the County access to maintain and repair the Orcutt Old Town Clock is in conformity with the Comprehensive Plan of the County of Santa Barbara pursuant to Government Code Section 65402(a). This site is identified as AP No. 105-092-002, located at 120 E. Clark Avenue, in the Orcutt area, Fourth Supervisorial District.

ACTION: **Determined the project to be in conformity with the Comprehensive Plan and the Orcutt Community Plan, pursuant to Government Code Section 65402(a).**

Valencia/Blough **Vote: 5-0**
Appeal process not applicable.

XI. **STANDARD AGENDA:**

1. **South Coast 101 High Occupancy (HOV)**
Lanes Project Draft Environmental Review Briefing
Anne Almy, Supervising Planner (805) 568-2053
Alex Tuttle, Planner (805) 884-6844

The Montecito Planning Commission and the County Planning Commission will receive a briefing regarding the environmental document for the South Coast 101 High Occupancy (HOV) Lanes Project. Staff will provide an overview of the project and the organization of the draft environmental document, discuss the County's role as a Responsible Agency, outline the permitting requirements for the project and what decision making authority the Commissions will have, and identify key issue areas of potential concern that may raise potential policy issues that the Commissions will have to address through the permit process.

The County Planning Commission and the Montecito Planning Commission met jointly and received a briefing from Alex Tuttle (Planning and Development) Scott Eades (Caltrans), Gregg Hart (Santa Barbara County Association of Governments) and Matt Dobberteen (Public Works), and provided comments on the South Coast High Occupancy Lanes Project.

ACTION: **Directed staff to request a 60-day extension from Caltrans for the review of the environmental document; scheduled a tentative hearing date on May 16 to reconvene the two Commissions for further review of the item should the extension not be granted; and scheduled June 6 to reconvene the two Commissions for further review of the item should the extension be granted.**

Brown/Brooks **Vote: 5-0**
Appeal process not applicable.

Morehart Appeal of Zoning Administrator Approval

2. 11APL-00000-00029 of the GGG Investments Demolition and Rebuild Carpinteria

Exempt, CEQA Guidelines Section 15303(a)(e)

Anne Almy, Supervising Planner (805) 568-2053
Nicole Lieu, Planner (805) 884-8068

Hearing on the request of Mark Manion, attorney for the appellant, Mitchell Morehart, to consider the Appeal, Case No. 11APL-00000-00029, [application filed on 12-22-11] of the Zoning Administrator's decision to approve a Coastal Development Permit, Case No. 11CDH-00000-00024, to allow demolition of an existing 3,294 square foot residence, construction of a new 3,818 square foot residence with 738 square foot basement, demolition of an existing 800 square foot carport, construction of a 653 square foot garage with a 341 square foot accessory storage space above, demolition of an existing 1,344 square foot pool cabana, construction of an accessory structure composed of a 1,017 square foot gym and 485 square foot pool cabana with a 723 square foot guesthouse above, demolition of a 100 square foot storage shed, demolition and reconstruction of a pool, construction of a new 532 square foot trellis, entry gates, and landscaping, in compliance with Section 35-182 of the Article II Coastal Zoning Ordinance, on property located in the 8-R-1 zone; and to determine that the project is exempt pursuant to Sections 15303(a) and (e) of the State Guidelines for Implementation of the California Environmental Quality Act. The application involves AP No. 005-400-045, located at 3389 Padaro Lane, in the Toro Canyon Plan area, First Supervisorial District. (Continued from 4/18/12)

ACTION: Accepted withdrawal of the appeal and dropped the item from the Standard Agenda, at the request of the applicant and the appellant.

Brooks/Brown

Vote: 5-0

Appeal process not applicable.

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