



COUNTY OF SANTA BARBARA

PLANNING COMMISSION MARKED AGENDA

Hearing of May 14, 2008
9:00 a.m.

C. MICHAEL COONEY	1st District	County of Santa Barbara Betteravia Government Center 511 East Lakeside Parkway Santa Maria, CA 93455 (805) 568-2000 (Planning & Development)
CECILIA BROWN	2nd District	
C.J. JACKSON	3rd District, Chair	
JOE H. VALENCIA	4th District	
DANIEL BLOUGH	5th District, Vice Chair	

TV COVERAGE ANNOUNCEMENT: *Planning Commission Hearings are televised live on County Santa Barbara Television (CSBT) Channel 20 at 9:00 A.M. in the South Coast, Lompoc, Santa Ynez Valley, Santa Maria and Orcutt areas. Rebroadcast of the Planning Commission Hearings are on Fridays at 5:00 P.M. on CSBT Channel 20.*

ADMINISTRATIVE AGENDA:

- I. **PLEDGE OF ALLEGIANCE**
- II. **TV COVERAGE ANNOUNCEMENT:** by Leticia I. Rodriguez
- III. **ROLL CALL:** Commissioner Brown was absent.
- IV. **AGENDA STATUS REPORT:** by Zoraida Abresch
- V. **PROJECTION REPORT:** by Zoraida Abresch.
- VI. **PUBLIC COMMENT:** None
- VII. **PLANNING COMMISSIONER'S INFORMATIONAL REPORTS:** None
- VIII. **PLANNING & DEVELOPMENT DIVISIONAL BRIEFINGS:** None
- IX. **DIRECTOR'S REPORT AND BOARD OF SUPERVISORS HEARING SUMMARY:** By John Baker, Director.
- X. **STANDARD AGENDA:**

1.	03CUP-00000-00037 03RPP-00000-00002 05EIR-00000-00001	Diamond Rock Sand, Gravel Mine and Processing Facility	Cuyama/Ventucopa Gary Kaiser, Supervising Planner (805) 934-6259 Steve Rodriguez, Planner (805) 682-3413
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Hearing on the request of West Coast Environmental, representatives for the leaseholder and mine operator, Troesh Materials Inc., to consider the following [application filed on June 17, 2003]:

- 1) **03CUP-00000-00037** for a Conditional Use Permit to allow the establishment of a new sand and gravel extraction and processing facility under the provisions of Chapter 35 – County Land Use and Development Code (LUDC), Zone U (Ordinance 661) and A-II-40 (LUDC);
- 2) **03RPP-00000-00002** for approval of a Reclamation Plan for the establishment of a new sand and gravel extraction and processing facility under the provisions of Chapter 35 –

County Land Use and Development Code (LUDC), Zone U (Ordinance 661) and A-II-40 (LUDC);

and to approve Environmental Impact Report 05EIR-00000-00001 pursuant to the State Guidelines for Implementation of the California Environmental Quality Act. As a result of this project, significant and unavoidable effects on the environment are anticipated regarding Air Quality due to emission of oxides of nitrogen (NOx) from equipment at the project site. The proposed project would also result in significant but mitigable effects related to Drainage and Flooding, Geologic Hazards, Biological Resources, Traffic, Noise, Air Quality, Visual Resources and "Quality of Life" issues in the vicinity of the project site. The proposed project would involve 132.64 acres of AP Nos. 149-220-002; -011; and -065, located immediately west of State Highway 33, approximately six miles south of its junction with State Highway 166, in the Maricopa/Ventucopa area, Fifth Supervisorial District. (Continued from 5/30/07)

ACTION: Approved the project.

Blough/Valencia

Vote: 4-0 (Brown absent)

10 day appeal period; fee required.

06RZN-00000-00005

06TPM-00000-00019

06DVP-00000-00009

2. **06CUP-00000-00043 OSR/Rice Cooling and Processing Facility Santa Maria**

04-EIR-08

Gary Kaiser, Supervising Planner (805) 934-6259

Nathan Eady, Planner (805) 934-6261

Hearing on the request of Claudia Sigona, agent for the applicants, OSR Enterprises Inc., NRG Enterprises L.P., and OSR Ranch L.P. to consider the following:

- 1) **06RZN-00000-00005** [application filed July 14, 2006] for approval of a rezone to change the existing zoning designation for the 244.4 acres gross, 237.8 acres net, site commonly known as AP Nos. 128-096-001, 128-096-004, and 128-096-005 from the AG-II-100 (Agriculture with 100 acre minimum parcel size) zone district to the AG-II-40 (Agriculture with 40 acre minimum parcel size) zone district;
- 2) **06TPM-00000-00019** [application filed on July 14, 2006] for approval of a Tentative Parcel Map in compliance with County Code Chapter 21 to subdivide an existing 244.4 acres gross, 237.8 acres net, site commonly know as AP Nos. 128-096-001, 128-096-004, and 128-096-005 into three separate legal parcels ranging from 40.0 acres gross to 122.8 acres gross;
- 3) **06DVP-00000-00009** [application filed on July 14, 2006] for approval of a Development Plan to allow the construction of a 27-acre produce cooling and processing facility in compliance with Section 35.82.080 of the County Land Use and Development Code;
- 4) **06CUP-00000-00043** [application filed on July 14, 2006] for approval of a Major Conditional Use Permit to allow the construction of an agricultural processing facility within the AG-II zone district, in compliance with Section 35.82.060 of the County Land Use and Development Code;

and to accept the Addendum to Environmental Impact Report (04-EIR-08) pursuant to the State Guidelines for Implementation of the California Environmental Quality Act. The original EIR identified significant effects on the environment in the following categories: Aesthetics, Agricultural Resources/Land Use, Air Quality, Groundwater, Noise, and Traffic/Circulation. The Addendum to the EIR and all documents may be reviewed at the Planning and Development Department, 123 E. Anapamu St., Santa Barbara or 624 W. Foster Rd., Santa

Maria. The application involves AP Nos. 128-096-001, -004, and -005 located at the intersection of Betteravia Road and Rosemary Road, in the Santa Maria area, 5th Supervisorial District.

ACTION: Accepted staff recommendations, with revisions to the addendum to 04-EIR-08 and to the Conditions of Approval.

Blough/Valencia

**Vote: 3-0 (Cooney, Brown absent)
Appeal process not applicable.**

3. **08LLA-00000-00001 Wickenden Lot Line Adjustment Sisquoc**
03-ND-010 Gary Kaiser, Supervising Planner (805) 934-6259
Dana Carmichael, Planner (805) 934-6266

Hearing on the request of John Wickenden, owner, to consider Case No. 08LLA-00000-00001 [application filed on January 17, 2008] for approval of a Lot Line Adjustment in compliance with Section 21-90 of County Code Chapter 21, to adjust lines between two lots of 320-acres and 373-acres (AP Nos. 101-050-054, -017, and 133-070-038) to reconfigure into two lots of 401-acres, and 292-acres, on property located in the AG-II-100 Zone District under Section 35.21.030 of the LUDC; and to accept 03-ND-010 as adequate Environmental Review for Case No. 08LLA-00000-00001 pursuant to Section 15162 of the State Guidelines for Implementation of the California Environmental Quality Act. The ND and all documents may be reviewed at the Planning and Development Department, 624 W. Foster Rd., Santa Maria. The application involves AP Nos. 101-050-054 (formerly a portion of 101-050-016), 101-050-017, and 133-070-038 located at 7181 Foxen Canyon Road, in the Sisquoc area, Fifth Supervisorial District.

ACTION: Approved the project.

Blough/Valencia

**Vote: 3-0 (Cooney, Brown absent)
10 day appeal period; fee required.**

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