



# City of Santa Barbara California

## NOTICE OF A PUBLIC HEARING OF THE PLANNING COMMISSION FOR CHANGES TO THE CITY'S ZONING AND GENERAL PLAN MAPS

THURSDAY, MAY 23, 2013

12:00 P.M.\* (SEE NOTE BELOW)

DAVID GEBHARD PUBLIC MEETING ROOM  
630 GARDEN STREET, SANTA BARBARA, CA

*\*\*\*Please note special start time and different location\*\*\**

**Planning Commission Public Hearing.** In December 2011, the City adopted the updated General Plan. An important Phase 1 General Plan implementation program is amending the citywide zoning map. The Zoning Map amendments are necessary primarily to: address parcels with inconsistency between the existing zoning and the new General Plan map in terms of designations and residential densities; parcels bisected by different zoning designations; or parcels with more than one zone designation.

Additional amendments are proposed to the recently adopted General Plan Map as part of the recommended rezones, either to make the zone consistent with the General Plan or because the existing land uses call for a particular General Plan designation.

The Planning Commission will hold a public hearing to take public input and formalize their recommendations on proposed citywide zoning and General Plan map amendments to the City Council. The amendments will then be considered for adoption by the City Council at a future meeting.

**Property Owner Notification.** An Open House was held in August of last year to discuss changes with individual property owners affected by potential rezones or General Plan Map amendments. Since the Open House, the number of parcels originally recommended for a change has significantly decreased. Property owners were previously notified of a possible rezone or General Plan amendment prior to the Open House or if not previously notified, have received individual notice of this hearing.

**To Review Proposed Changes.** To view maps, individual affected properties, or information about what the changes mean to a particular parcel, please go to [SantaBarbaraCA.gov/GeneralPlanMap](http://SantaBarbaraCA.gov/GeneralPlanMap). The recommended changes can also be viewed at the public counter at the Planning Division, 630 Garden Street, Santa Barbara, CA, 93102.

**Public Involvement.** You are invited to attend this hearing. Written comments are welcome and will be entered into the public record. Written information should be submitted prior to the meeting at the Planning Division Office, 630 Garden St; by mail attention Planning Commission Secretary, P.O. Box 1990, Santa Barbara, CA 93102-1990; or by email at [PCSecretary@SantaBarbaraCA.gov](mailto:PCSecretary@SantaBarbaraCA.gov), and received no later than 4:30 P.M. on the Monday before the Planning Commission hearing. Please submit 12 copies of any written materials over 2 pages. Written comments are accepted at and up to the time of the hearing; however, the Planning Commission may not have time to consider materials submitted after the Monday deadline.

**Environmental Review.** The Zoning and General Plan Map amendments are within the scope of the 2011 General Plan. The Program Environmental Impact Report (EIR) for the General Plan adequately describes the activity for the purposes of the California Environmental Quality Act (CEQA). An Addendum to the EIR further documents the proposed map amendments.

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If you challenge the Plan approval or environmental document in court, you may be limited to raising only those issues you or someone else raised at the public hearing described in this notice or in hearing comments or written correspondence delivered to the City Planning Division during the public review period.

The scope of this project may be modified under further review. If you have any questions, wish to review map amendments, or wish to be placed on a mailing list for future agendas for this item, please contact Beatriz Gularte at (805) 564-5470, extension 4556, or by email at [Bgularte@SantaBarbaraCA.gov](mailto:Bgularte@SantaBarbaraCA.gov). Office hours are 8:30 a.m. to 4:30 p.m., Monday through Thursday, and every other Friday. Please check our website under City Calendar to verify closure dates.

**AMERICANS WITH DISABILITIES ACT:** In compliance with the Americans with Disabilities Act, if you need special assistance to gain access to, comment at, or participate in this meeting, please contact the Planning Division Office at (805) 564-5470, extension 4535. If possible, notification at least 48 hours prior to the meeting will enable the City to make reasonable arrangements in most cases.

\* **NOTE:** On Thursday, May 16, 2013 an Agenda with all items to be heard on Thursday, May 23, 2013, will be available at 630 Garden Street. **AGENDAS, MINUTES and REPORTS:** Copies of all documents relating to agenda items are available for review at 630 Garden St. and posted online at [www.SantaBarbaraCa.gov/pc](http://www.SantaBarbaraCa.gov/pc). Please note that online Staff Reports may not include some exhibits.

**Agenda items are subject to change.** It is recommended that applicants and interested parties plan to arrive for the meeting at 1:00 p.m. However, for longer agendas, all parties are encouraged to monitor Channel 18 and when the item prior to the application of interest begins come to the Commission hearing. Continuances will not be granted unless there are exceptional circumstances.

*Meetings can be viewed live on City TV-18, or on your computer via [http://www.santabarbaraca.gov/Government/Video/Meeting\\_rebroadcast\\_schedule](http://www.santabarbaraca.gov/Government/Video/Meeting_rebroadcast_schedule) can be found at <http://www.citytv18.com/schedule.htm>.*