

**COUNTY OF SAN DIEGO
BOARD OF SUPERVISORS
WEDNESDAY, APRIL 13, 2011**

MINUTE ORDER NO. 1

**SUBJECT: CONTINUED NOTICED PUBLIC HEARING;
COMPREHENSIVE UPDATE OF THE GENERAL PLAN;
CERTIFICATION OF FINAL ENVIRONMENTAL IMPACT REPORT;
AN ORDINANCE CHANGING ZONING CLASSIFICATION OF
CERTAIN PROPERTY; AN ORDINANCE AMENDING THE ZONING
ORDINANCE RELATED TO CONSERVATION SUBDIVISIONS; AND
AN ORDINANCE AMENDING THE SUBDIVISION ORDINANCE,
RESOURCE PROTECTION ORDINANCE, AND GROUNDWATER
ORDINANCE RELATED TO THE GENERAL PLAN UPDATE
(DISTRICTS: ALL)**

OVERVIEW:

On March 16, 2011 (1), the Board of Supervisors voted to reaffirm the General Plan Update guiding principles, and directed staff to consider and present modifications to the Plan that would not result in a need to recirculate or perform additional environmental analysis. The Board continued the hearing to April 13, 2011, and further directed staff to review the property specific requests under the Moderate and Major categories to determine if there are alternatives that could be suggested to allow them to be considered Minor changes to the Plan. The categories of Minor, Moderate and Major were created by staff to describe the level of change required to the General Plan Update project to accommodate particular property specific requests for change. The Board also decided that the 27 issues previously identified by the Board for further consideration would be addressed at the continued hearing on April 13th. This report contains information that supplements staff's report of March 16, 2011 in response to the Board's direction.

FISCAL IMPACT:

If the Board elects to make Minor changes to the General Plan Update (meaning changes that do not conflict with the General Plan Update project objectives, do not require substantial additional analysis for environmental impacts, and do not result in new significant environmental impacts and recirculation of the Environmental Impact Report), then staff would perform edits to the necessary General Plan Update documents, modify the project description in the draft Final EIR, and modify the findings consistent with the changes, and return to the Board. The estimated timeframe for minor changes is up to six months with an estimated cost of up to \$200,000. Staffing and funding necessary to cover this scenario is included in the Fiscal Year 2010-2011 Adopted Operational Plan and Proposed Fiscal Year 2011-2012 Operational Plan.

BUSINESS IMPACT STATEMENT:

The General Plan Update considers economic development and provides opportunities for future jobs and business development commensurate with its forecasted growth. The General Plan Update provides development opportunities to businesses by planning for commercial development near existing businesses, transportation hubs and walkable residential areas and ensuring that sufficient, safe and appropriately located circulation routes are available for residential, commercial, and industrial development as well as related public services. Economic conditions for businesses will be enhanced through the synergies that result from new development in and around business districts and revitalization of community centers.

RECOMMENDATION:

CHIEF ADMINISTRATIVE OFFICER

1. Receive this report that identifies some possible changes to property specific requests that were identified in Moderate and Major categories to determine whether they can be modified and included in the Minor category.
2. Direct the Chief Administrative Officer to make changes to the recommended project that are consistent with the project objectives and do not require recirculation of the Environmental Impact Report. Changes within these parameters are identified as Minor changes in the staff report and include possible revisions to the land use map and modifications to draft policies and other General Plan components.
3. Continue the item and direct the Chief Administrative Officer to return to the Board with final General Plan Update documents at a date to be determined at today's hearing.

Property Specific Requests

1.1 ACTION:

ON MOTION of Supervisor Horn, seconded by Supervisor Cox, the Board of Supervisors directed that the proposed land use designation for Property Specific Request BO12 remain VR15 as recommended by staff.

AYES: Cox, Jacob, Slater-Price, Roberts, Horn

1.2 ACTION:

ON MOTION of Supervisor Jacob, seconded by Supervisor Slater-Price, the Board of Supervisors directed that the proposed land use designation for Property Specific Request JL2 be changed from RL80 to RL40 to the extent consistent with the Guiding Principles.

AYES: Cox, Jacob, Slater-Price, Roberts, Horn

1.3 ACTION:

MOTION of Supervisor Jacob, seconded by Supervisor Slater-Price, the Board of Supervisors directed that the proposed land use designation for Property Specific Request ME1-B be changed from RL40 to RL80.

AYES: Jacob, Slater-Price

NOES: Cox, Roberts, Horn

(Motion failed due to lack of majority vote.)

1.4 ACTION:

ON MOTION of Supervisor Horn, seconded by Supervisor Slater-Price, the Board of Supervisors directed that the proposed land use designation for Property Specific Request NC26 and NC32-35 be changed from SR1 to VR4.3.

AYES: Cox, Jacob, Slater-Price, Roberts, Horn

1.5 ACTION:

ON MOTION of Supervisor Horn, seconded by Supervisor Cox, the Board of Supervisors directed that the proposed land use designation for Property Specific Request NC27 & NC36 be changed from SR1 to VR2 as identified as an alternative in the supplemental analysis.

AYES: Cox, Jacob, Slater-Price, Roberts, Horn

1.6 ACTION:

ON MOTION of Supervisor Jacob, seconded by Supervisor Roberts, the Board of Supervisors directed that the proposed land use designation for Property Specific Request SV17 be changed from VR24/VR7.3 to VR2.9/SR1.

AYES: Cox, Jacob, Slater-Price, Roberts, Horn

1.7 ACTION:

ON MOTION of Supervisor Jacob, seconded by Supervisor Slater-Price, the Board of Supervisors directed that the proposed land use designation for the frontage portion of the property for Property Specific Request AL26 be changed from VR15 to General Commercial, as identified in the staff report.

AYES: Cox, Jacob, Slater-Price, Roberts, Horn

1.8 ACTION:

ON MOTION of Supervisor Jacob, seconded by Supervisor Cox, the Board of Supervisors directed that the proposed land use designation for Property Specific Request CM12 be changed from VR2/RL20 to VR2/RL80 as described in the original staff recommendation.

AYES: Cox, Jacob, Slater-Price, Roberts, Horn

1.9 ACTION:

ON MOTION of Supervisor Jacob, seconded by Supervisor Slater-Price, the Board of Supervisors directed that the proposed land use designation for Property Specific Request CD4 be changed from RL20 to SR10/RL20 and that the property specific request CD13 be changed from SR4/RL20 to SR10 as identified as an alternative by staff.

AYES: Cox, Jacob, Slater-Price, Roberts, Horn

1.10 ACTION:

ON MOTION of Supervisor Jacob, seconded by Supervisor Roberts, the Board of Supervisors directed that the proposed land use designation for Property Specific Request CD14 be changed from SR4/RL20 to the proposed alternative designation of SR1/RL20.

AYES: Cox, Jacob, Slater-Price, Roberts, Horn

1.11 ACTION:

ON MOTION of Supervisor Jacob, seconded by Supervisor Cox, the Board of Supervisors directed that the proposed land use designation for Property Specific Request JL6 be changed from RL40 to SR10.

AYES: Cox, Jacob, Slater-Price, Roberts, Horn

1.12 ACTION:

ON MOTION of Supervisor Jacob, seconded by Supervisor Cox, the Board of Supervisors directed that the proposed land use designation for Property Specific Request LS6 and LS17 be changed from SR2 to SR1 and RL20 as identified in the proposed minor alternative designation.

AYES: Cox, Jacob, Slater-Price, Roberts, Horn

1.13 ACTION:

ON MOTION of Supervisor Jacob, seconded by Supervisor Slater-Price, the Board of Supervisors directed that the proposed land use designation for Property Specific Request RM16 be changed from RL40 to the proposed alternative designation of SR10 as provided in the errata sheet.

AYES: Cox, Jacob, Slater-Price, Roberts, Horn

1.14 ACTION:

ON MOTION of Supervisor Jacob, seconded by Supervisor Cox, the Board of Supervisors directed that the proposed land use designation for Property Specific Request RM19 be changed from RL80 to RL40.

AYES: Cox, Jacob, Slater-Price, Roberts, Horn

1.15 ACTION:

ON MOTION of Supervisor Horn, seconded by Supervisor Roberts, the Board of Supervisors directed that the proposed land use designation for Property Specific Request BO3-A be changed from SR10 to SR4 and for Property Specific Request BO21 retain a SR2 designation with a change in zoning to Residential Commercial as identified in the staff report.

AYES: Cox, Jacob, Slater-Price, Roberts, Horn

1.16 ACTION:

ON MOTION of Supervisor Horn, seconded by Supervisor Roberts, the Board of Supervisors directed that the proposed land use designation for Property Specific Request FB3-B be changed from Limited Impact Industrial (I-1) to General Commercial (GC); and for a portion of Property Specific Request FB4 to be changed from SR10 to General Commercial; and for Property Specific Request FB8 to be changed from RL40 to RL20, as identified in the staff report.

AYES: Cox, Jacob, Slater-Price, Roberts, Horn

1.17 ACTION:

ON MOTION of Supervisor Horn, seconded by Supervisor Roberts, the Board of Supervisors directed that the proposed land use designation for Property Specific Request NC27 and NC36 be changed from SR1 to VR2 as identified in the staff report.

AYES: Cox, Jacob, Slater-Price, Roberts, Horn

1.18 ACTION:

ON MOTION of Supervisor Horn, seconded by Supervisor Roberts, the Board of Supervisors directed that the proposed land use designation for Property Specific Request PP31 be given SSA as identified in the staff report.

AYES: Cox, Jacob, Slater-Price, Roberts, Horn

1.19 ACTION:

ON MOTION of Supervisor Horn, seconded by Supervisor Roberts, the Board of Supervisors directed that the proposed land use designation for Property Specific Request BO9 be changed from SR10 to SR4.

AYES: Cox, Jacob, Roberts, Horn

ABSENT: Slater-Price

1.20 ACTION:

ON MOTION of Supervisor Horn, seconded by Supervisor Roberts, the Board of Supervisors directed that the proposed land use designation for Property Specific Request BO19 be changed from SR4 to SR2.

AYES: Cox, Jacob, Slater-Price, Roberts, Horn

1.21 ACTION:

ON MOTION of Supervisor Horn, seconded by Supervisor Roberts, the Board of Supervisors directed with regard to Property Specific Request BO23, that the land use designations be switched between the parcels from SR2 to SR10 and from SR10 to SR2.

AYES: Jacob, Slater-Price, Roberts, Horn

ABSENT: Cox

1.22 ACTION:

ON MOTION of Supervisor Horn, seconded by Supervisor Cox, the Board of Supervisors directed that the proposed land use designation for Property Specific Request BO24 be changed from SR4 to SR2.

AYES: Cox, Jacob, Slater-Price, Roberts, Horn

1.23 ACTION:

ON MOTION of Supervisor Horn, seconded by Supervisor Slater-Price, the Board of Supervisors directed that the proposed land use designation for Property Specific Request BO25 be changed from Neighborhood Commercial to General Commercial.

AYES: Cox, Jacob, Slater-Price, Roberts, Horn

1.24 ACTION:

ON MOTION of Supervisor Horn, seconded by Supervisor Cox, the Board of Supervisors directed that the proposed land use designation for Property Specific Request BO26 and BO27 be changed from Neighborhood Commercial to General Commercial.

AYES: Cox, Jacob, Slater-Price, Roberts, Horn

1.25 ACTION:

ON MOTION of Supervisor Horn, seconded by Supervisor Cox, the Board of Supervisors directed that the proposed land use designation for Property Specific Request BO30 be changed from SR10 to SR4.

AYES: Cox, Jacob, Slater-Price, Roberts, Horn

1.26 ACTION:

ON MOTION of Supervisor Horn, seconded by Supervisor Roberts, the Board of Supervisors directed that the proposed land use designation for Property Specific Request BO31 be SR4 as proposed by staff.

AYES: Cox, Jacob, Slater-Price, Roberts, Horn

Subsequent to the vote, the motion was restated and voted on as follows:

ON MOTION of Supervisor Horn, seconded by Supervisor Roberts, the Board of Supervisors directed that the proposed land use designation for Property Specific Request BO31 be changed from SR4 to SR2.

AYES: Cox, Jacob, Slater-Price, Roberts, Horn

1.27 ACTION:

ON MOTION of Supervisor Horn, seconded by Supervisor Roberts, the Board of Supervisors directed that the proposed land use designation for Property Specific Request BO10 be changed from SR10 to SR4.

AYES: Cox, Jacob, Slater-Price, Roberts, Horn

1.28 ACTION:

ON MOTION of Supervisor Horn, seconded by Supervisor Slater-Price, the Board of Supervisors directed that the proposed land use designation for Property Specific Request DS19 be changed from Rural Commercial to Village Residential 10.9 and change Zoning from C42: Visitor Serving Commercial to RC: Residential – Commercial.

AYES: Cox, Slater-Price, Roberts, Horn

ABSENT: Jacob

1.29 ACTION:

ON MOTION of Supervisor Horn, seconded by Supervisor Cox, the Board of Supervisors directed that the proposed land use designation for Property Specific Request DS22 be changed from SR10/RL80 to Specific Plan Area.

AYES: Cox, Slater-Price, Roberts, Horn

ABSENT: Jacob

1.30 ACTION:

ON MOTION of Supervisor Horn, seconded by Supervisor Slater-Price, the Board of Supervisors directed that the proposed Zoning for Property Specific Request DS23 be changed from C36/RS to C34: General Commercial/Residential and RV: Variable Family Residential.

AYES: Cox, Jacob, Slater-Price, Roberts, Horn

1.31 ACTION:

ON MOTION of Supervisor Horn, seconded by Supervisor Roberts, the Board of Supervisors directed that the proposed draft land use map for Property Specific Request FB3-A be changed to 1,800 units.

AYES: Cox, Jacob, Slater-Price, Roberts, Horn

1.32 ACTION:

ON MOTION of Supervisor Horn, seconded by Supervisor Cox, the Board of Supervisors directed that the proposed Zoning for Property Specific Request FB14 be changed from C36 to C34.

AYES: Cox, Jacob, Slater-Price, Roberts, Horn

1.33 ACTION:

ON MOTION of Supervisor Horn, seconded by Supervisor Slater-Price, the Board of Supervisors directed that the proposed Zoning for Property Specific Request FB15 be changed from SR2 to SR1.

AYES: Cox, Jacob, Slater-Price, Roberts, Horn

1.34 ACTION:

ON MOTION of Supervisor Horn, seconded by Supervisor Roberts, the Board of Supervisors directed that the proposed Rural Commercial (RC) area for Property Specific Request NC9 be increased from three to ten acres.

AYES: Cox, Jacob, Slater-Price, Roberts, Horn

1.35 ACTION:

ON MOTION of Supervisor Horn, seconded by Supervisor Roberts, the Board of Supervisors directed that the proposed land designation for Property Specific Request NC39 be changed from SR2 to SR1.

AYES: Cox, Jacob, Slater-Price, Roberts, Horn

1.36 ACTION:

ON MOTION of Supervisor Horn, seconded by Supervisor Roberts, the Board of Supervisors directed that the proposed land designation for Property Specific Request PP32 be changed from SR10 to General Commercial (1.23 acre).

AYES: Cox, Jacob, Slater-Price, Roberts, Horn

1.37 ACTION:

ON MOTION of Supervisor Horn, seconded by Supervisor Roberts, the Board of Supervisors directed that the proposed land designation for Property Specific Request PP25 be changed from RL20 to SR1.

AYES: Cox, Jacob, Slater-Price, Roberts, Horn

1.38 ACTION:

ON MOTION of Supervisor Horn, seconded by Supervisor Cox, the Board of Supervisors directed that the proposed land designation for Property Specific Request RB5 be changed from SR10/Rural Commercial to General Commercial.

AYES: Cox, Jacob, Slater-Price, Roberts, Horn

1.39 ACTION:

ON MOTION of Supervisor Horn, seconded by Supervisor Slater-Price, the Board of Supervisors directed that the proposed land designation for Property Specific Request SD1 be changed from SR10/RL20 to SR4.

AYES: Cox, Jacob, Slater-Price, Roberts, Horn

1.40 ACTION:

ON MOTION of Supervisor Horn, seconded by Supervisor Cox, the Board of Supervisors directed that the proposed land designation for Property Specific Request SD7 be changed from SR2/SR4/RL20 to SR-0.5.

AYES: Cox, Jacob, Slater-Price, Roberts, Horn

1.41 ACTION:

ON MOTION of Supervisor Horn, seconded by Supervisor Jacob, the Board of Supervisors directed that the proposed land designation for Property Specific Request SD18 be changed from SR2/RL20 to SR2.

AYES: Cox, Jacob, Slater-Price, Roberts, Horn

1.42 ACTION:

ON MOTION of Supervisor Horn, seconded by Supervisor Cox, the Board of Supervisors directed that the proposed land designation for Property Specific Request SD19 be changed from RL20 to SR2.

AYES: Cox, Jacob, Slater-Price, Roberts, Horn

1.43 ACTION:

ON MOTION of Supervisor Horn, seconded by Supervisor Cox, the Board of Supervisors directed that the proposed land designation for Property Specific Request SD3 be changed from SR4 to SR2.

AYES: Cox, Jacob, Slater-Price, Roberts, Horn

1.44 ACTION:

ON MOTION of Supervisor Horn, seconded by Supervisor Roberts, the Board of Supervisors directed that the proposed land designation for Property Specific Request VC12 be changed from SR2/OS(R) to VR20.

AYES: Cox, Jacob, Slater-Price, Roberts, Horn

1.45 ACTION:

ON MOTION of Supervisor Horn, seconded by Supervisor Roberts, the Board of Supervisors directed that the proposed land designation for Property Specific Request VC14 be changed from RL40 to RL20.

AYES: Cox, Jacob, Slater-Price, Roberts, Horn

1.46 ACTION:

ON MOTION of Supervisor Horn, seconded by Supervisor Roberts, the Board of Supervisors directed that the proposed land designation for Property Specific Request VC21 be changed from RL20 to SR10.

AYES: Cox, Jacob, Slater-Price, Roberts, Horn

1.47 ACTION:

ON MOTION of Supervisor Horn, seconded by Supervisor Cox, the Board of Supervisors directed that the proposed Zoning for Property Specific Request VC55 be changed from C34 to C36.

AYES: Cox, Jacob, Slater-Price, Roberts, Horn

1.48 ACTION:

ON MOTION of Supervisor Horn, seconded by Supervisor Roberts, the Board of Supervisors directed that the proposed land designation for Property Specific Request VC58 be changed from SR2 to VR7.3.

AYES: Cox, Jacob, Slater-Price, Roberts, Horn

1.49 ACTION:

ON MOTION of Supervisor Horn, seconded by Supervisor Roberts, the Board of Supervisors directed that the proposed zoning and land designation for Property Specific Request VC62 be changed from VCMU and S90 to General Commercial with C36 zoning.

AYES: Cox, Jacob, Slater-Price, Roberts, Horn

1.50 ACTION:

ON MOTION of Supervisor Jacob, seconded by Supervisor Cox, the Board of Supervisors approved staff recommendations on the land use map except as the specific minor changes that the Board voted on today.

AYES: Cox, Jacob, Slater-Price, Roberts
NO: Horn

1.51 ACTION:

ON MOTION of Supervisor Horn, seconded by Supervisor Cox, the Board of Supervisors directed that a portion of the proposed land use designation for Property Specific Request SD17 be changed from RL20 to SR2 as identified in the staff report.

AYES: Cox, Jacob, Slater-Price, Roberts, Horn

1.52 ACTION

ON MOTION of Supervisor Horn, seconded by Supervisor Roberts, the Board of Supervisors directed that the proposed land use designation for Property Specific Request SD20 be changed from RL20 to SR10 as identified in the staff report.

AYES: Cox, Jacob, Slater-Price, Roberts, Horn

1.53 ACTION:

Density Reduction Related Issues-Focused Williamson Act Program:

ON MOTION of Supervisor Jacob, seconded by Supervisor Cox, the Board directed the Chief Administrative Officer to prepare documents necessary to implement a focused Williamson Act Program that supports the viability of farming in areas with decreased density from the General Plan Update; and to pursue state legislation to allow for a local Williamson Act type program that provides property tax incentives for agricultural operations

AYES: Cox, Jacob, Slater-Price, Roberts, Horn

1.54 ACTION:

Content Specific Issues-Flexibility in Policy Language:

MOTION of Supervisor Horn, seconded by Supervisor Cox, the Board directed the Chief Administrative Officer to modify wording of policies to provide increased flexibility.

AYES: Cox, Horn

NOES: Jacob, Slater-Price, Roberts

(Motion failed for lack of majority vote.)

1.55 ACTION:

Content Specific Issues-Future General Plan Amendments:

- ON MOTION of Supervisor Cox, seconded by Supervisor Horn, the Board took action to remove Policies LU-1.2 and LU-1.3 and; directed the Chief Administrative Officer to return with proposed modifications to Board Policy I-63 that implement the intent of policies LU-1.2 and LU-1.3 with greater flexibility.
- Directed the Chief Administrative Officer, when proposing modifications to I-63, to include language to state that requests should generally conform with the guiding principles and policies of the general plan, provide additional public benefit to the community, and demonstrate access to available public facilities to serve the proposal or include that those services will be addressed as a component of the amendment process.

AYES: Cox, Jacob, Slater-Price, Roberts, Horn

1.56 ACTION:

Content Specific Issues-Special Study Areas:

ON MOTION of Supervisor Jacob, seconded by Supervisor Horn, the Board directed that Star Ranch and Warner Ranch be added as special study areas.

AYES: Cox, Jacob, Slater-Price, Roberts, Horn

1.57 ACTION:

Content Specific Issues-Rounding of Residential Densities:

ON MOTION of Supervisor Cox, seconded by Supervisor Roberts, the Board directed the Chief Administrative Officer to add the rounding of residential densities to a work program for the future.

AYES: Cox, Jacob, Slater-Price, Roberts, Horn

1.58 ACTION:

Content Specific Issues - Road 3A-Valley Center:

ON MOTION of Supervisor Horn, seconded by Supervisor Slater-Price, the Board directed that Road 3A be eliminated and that the classifications of Old Highway 395 and West Lilac Road be modified to address deficiencies resulting from the removal.

AYES: Cox, Jacob, Slater-Price, Roberts, Horn

1.59 ACTION:

Future Development and Conservation Related Issues-Deference to Community Plans:

ON MOTION of Supervisor Roberts, seconded by Supervisor Horn, the Board took the following actions:

- Add a new policy to read; “**Relationship to Community Plans to the General Plan.** Community Plans are part of the General Plan. These plans focus on a particular region or community within the overall General Plan area. They are meant to refine the policies of the General Plan as they apply to a smaller geographic region and provide a forum for resolving local conflicts. As legally required by State law, Community Plans must be internally consistent with General Plan goals and policies of which they are a part. They cannot undermine the policies of the General Plan. Community Plans are subject to adoption, review and amendment by the Board of Supervisors in the same manner as the General Plan.”; and

- Replace all references to “where consistent with Community Plan” from the policies of the General Plan with the note, “see applicable Community Plan.”

Noting for the record Supervisor Jacob’s objection to the sentence: “They cannot undermine the policies of the General Plan.”

AYES: Cox, Jacob, Slater-Price, Roberts, Horn

1.60 ACTION:

Future Development and Conservation Related Issues-Conservation Subdivisions-Avoidance Requirements:

ON MOTION of Supervisor Roberts, seconded by Supervisor Horn, the Board took the following actions:

- Directed the Chief Administrative Officer to add Interest Group previously agreed upon list of allowed uses in the “Avoided Area” to Ordinance: passive recreation, non-motorized trails, native landscaping, resource preservation, project mitigation and buffers, MSCP, agriculture, wells, water storage tanks, utilities, pump stations, water and sewer facilities or infrastructure, leach fields and brush clearing (in SR-10 and RL-20 designations only), and access roads necessary for any of these uses.
- Directed the Chief Administrative Officer to add a some version of a new Policy for achieving map densities similar to: “Recognize that the General Plan Update was intended to be a ‘what you see is what you get plan’ meaning that the planned densities should be achieved through the subdivision process barring major constraints and regulations.”

AYES: Cox, Jacob, Slater-Price, Roberts, Horn

1.61 ACTION:

Future Development and Conservation Related Issues-Conservation Subdivisions-Design:

ON MOTION of Supervisor Cox, seconded by Supervisor Jacob, the Board directed the Chief Administrative Officer to set preparation of Countywide residential design guidelines as a priority and prepare a draft for public review no further than six months from adoption of the General Plan Update.

AYES: Cox, Jacob, Slater-Price, Roberts, Horn

1.62 ACTION:

Future Development and Conservation Related Issues-Groundwater Ordinance Lot Size Reductions:

ON MOTION of Supervisor Jacob, seconded by Supervisor Slater-Price, the Board removed the lot size reduction exception from the Groundwater Ordinance and Conservation Subdivision Program.

AYES: Cox, Jacob, Slater-Price

NOES: Horn, Roberts

1.63 ACTION:

Future Development and Conservation Related Issues-Alternative Septic Systems:

ON MOTION of Supervisor Cox, seconded by Supervisor Jacob, the Board took the following actions:

- Directed the Chief Administrative Officer to work with stakeholder groups and the State Water Resources Control Board to develop uniform performance standards and regulations for the permitting and operation of Alternative Septic Systems which are anticipated to be adopted in March of 2012; and
- Directed the Chief Administrative Officer to initiate work on the changes necessary to accommodate greater use of alternative septic systems should the state process result in delays to the statewide implementation of the regulations.

AYES: Cox, Jacob, Slater-Price, Roberts, Horn

1.64 ACTION:

Future Development and Conservation Related Issues-Open Space Lands Maintenance:

ON MOTION of Supervisor Jacob, seconded by Supervisor Slater-Price, the Board directed the Chief Administrative Officer to:

- Set a policy for the ownership and maintenance of open space associated with future development which includes an option clarified in the policy that any open space designated could either be retained under the ownership of a property owner or a third party; and
- To investigate the feasibility to allow lien contracts to assure funding of permanent open space management in perpetuity.

AYES: Cox, Jacob, Slater-Price, Roberts, Horn

1.65 ACTION:

Future Development and Conservation Related Issues-Conservation Subdivisions-Avoidance Requirements:

ON MOTION of Supervisor Cox, seconded by Supervisor Horn, the Board took the following actions:

- Directed the Chief Administrative Officer to ensure that the steep slopes exemptions proposed as part of the Conservation Subdivision Program are available to all conservation subdivision projects; and
- Directed the Chief Administrative Officer to investigate the feasibility of amending policies and procedures as necessary to allow consideration of the wetlands buffer in determining the width of Limited Building Zone with the intent of allowing for combination when appropriate. The habitat type and allowed vegetation maintenance of the wetland buffer should be considered so there is not loss in the function and/or value of the buffer.

AYES: Cox, Jacob, Slater-Price, Roberts, Horn

1.66 ACTION:

Other Identified Issues-Mapping Clean-up Process:

ON MOTION of Supervisor Jacob, seconded by Supervisor Slater-Price, the Board directed no change to the current mapping clean-up process.

AYES: Cox, Jacob, Slater-Price, Roberts

NOES: Horn

1.67 ACTION:

Other Identified Issues-Sewer Services Extension:

ON MOTION of Supervisor Slater-Price, seconded by Supervisor Jacob, the Board took action to modify Policy LU-14.4 as follows to allow extensions to Conservation Subdivisions:

LU-14.4 Sewer Facilities. Prohibit sewer facilities that would induce unplanned growth. Require sewer systems to be planned, developed and sized to serve the land use pattern and densities depicted on the Land Use Map. Sewer systems and services shall not be extended beyond either Village boundaries or extant Urban Limit Lines, whichever is more restrictive, except:

- When necessary for public health, safety, or welfare;
- When necessary for a conservation subdivision adjacent to existing sewer facilities;

- When within existing sewer district boundaries; or
- Where specifically allowed in the community plan

AYES: Cox, Jacob, Slater-Price, Roberts, Horn

1.68 ACTION:

ON MOTION of Supervisor Jacob, seconded by Supervisor Slater-Price, the Board directed the Chief Administrative Officer to report at the first annual review of the General Plan Update on the success of the updated Public Road Standards in achieving flexibility in road design.

AYES: Cox, Jacob, Slater-Price, Roberts, Horn

1.69 ACTION:

ON MOTION of Supervisor Roberts, seconded by Supervisor Horn, the Board directed the Chief Administrative Officer to add the following language to Policy LU-1.4: “Leapfrog Development restrictions do not apply to new villages that are designed to be consistent with the Community Development Model, that provide necessary services and facilities, and that are designed to meet the LEED-Neighborhood Development Certification or an equivalent.”

AYES: Cox, Jacob, Slater-Price, Roberts, Horn

1.70 ACTION:

ON MOTION of Supervisor Jacob, seconded by Supervisor Slater-Price, the Board directed the Chief Administrative Officer to prepare the final documents necessary to approve the General Plan Update as recommended by staff and as the Board has taken action on and where the Board has modified the staff recommendation; the minor changes and the recommended policies and the land use map; and continue the hearing to August 3, 2011.

AYES: Cox, Jacob, Slater-Price, Roberts

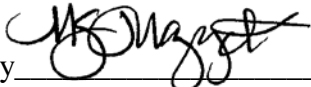
NOES: Horn

State of California)
County of San Diego) §

I hereby certify that the foregoing is a full, true and correct copy of the Original entered in the Minutes of the Board of Supervisors.

THOMAS J. PASTUSZKA
Clerk of the Board of Supervisors



By  _____
Marvice E. Mazyck, Deputy