

**COUNTY OF SAN LUIS OBISPO BOARD OF SUPERVISORS
AGENDA ITEM TRANSMITTAL**

(1) DEPARTMENT Planning and Building	(2) MEETING DATE 12/4/2012	(3) CONTACT/PHONE James Caruso, Senior Planner / 781-5702	
(4) SUBJECT Continued hearing to consider a request by the County of San Luis Obispo to amend Agriculture Element Policies AGP 20, 22 and 23, amend the San Luis Obispo Area Plan, and amend Title 22 (the Land Use Ordinance) and Title 23 (the Coastal Zone Land Use Ordinance) of the County Code regarding agricultural cluster land divisions. Supervisorial Districts - All			
(5) RECOMMENDED ACTION That the Board of Supervisors hold a continued public hearing on the amendments to Agriculture Element Policies AGP 5, 20, 22 and 23, the San Luis Obispo Area Plan, Title 22 (the Land Use Ordinance) and Title 23 (the Coastal Zone Land Use Ordinance) of the County Code regarding agricultural cluster land divisions, take tentative action and continue the amendment to December 18, 2012 for final action.			
(6) FUNDING SOURCE(S) Department Budget	(7) CURRENT YEAR FINANCIAL IMPACT \$0.00	(8) ANNUAL FINANCIAL IMPACT \$0.00	(9) BUDGETED? Yes
(10) AGENDA PLACEMENT { } Consent { } Presentation {X} Hearing (Time Est. _150____) { } Board Business (Time Est.____)			
(11) EXECUTED DOCUMENTS { } Resolutions { } Contracts { } Ordinances {X} N/A			
(12) OUTLINE AGREEMENT REQUISITION NUMBER (OAR) N/A		(13) BUDGET ADJUSTMENT REQUIRED? BAR ID Number: { } 4/5th's Vote Required {X} N/A	
(14) LOCATION MAP N/A	(15) BUSINESS IMPACT STATEMENT? No	(16) AGENDA ITEM HISTORY { } N/A Date __11-13-12_____	
(17) ADMINISTRATIVE OFFICE REVIEW Reviewed by Leslie Brown			
(18) SUPERVISOR DISTRICT(S) All Districts -			

County of San Luis Obispo



TO: Board of Supervisors

FROM: Planning and Building / James Caruso, Senior Planner

DATE: 12/4/2012

SUBJECT: Continued hearing to consider a request by the County of San Luis Obispo to amend Agriculture Element Policies AGP 20, 22 and 23, amend the San Luis Obispo Area Plan, and amend Title 22 (the Land Use Ordinance) and Title 23 (the Coastal Zone Land Use Ordinance) of the County Code regarding agricultural cluster land divisions. Supervisorial District All

RECOMMENDATION

That the Board of Supervisors hold a continued public hearing on the amendments to Agriculture Element Policies AGP 5, 20, 22 and 23, the San Luis Obispo Area Plan, Title 22 (the Land Use Ordinance) and Title 23 (the Coastal Zone Land Use Ordinance) of the County Code regarding agricultural cluster land divisions, take tentative action and continue the amendment to December 18, 2012 for final action.

DISCUSSION

On November 13, 2012, your Board continued this item to December 4, 2012 in order to complete public testimony and deliberate on the item.

Please continue to refer to the materials provided in the staff report packet of November 13, 2012 relating to following:

Amendments to Agriculture Element Policies AGP 20, 22 and 23, the San Luis Obispo Area Plan, and amendments to Title 22 (the Land Use Ordinance) and Title 23 (the Coastal Zone Land Use Ordinance) of the County Code regarding agricultural cluster land divisions to: a) revise Land Use Ordinance Sections 22.22.150 (Agricultural Lands Clustering), 22.22.152 (Major Agricultural Cluster) and 22.22.154 (Minor Agricultural Cluster) and b) add Coastal Zone Land Use Ordinance Section 23.04.037 to allow Agricultural Lands Clustering in the Coastal Zone

This includes all attachments provided with that staff report packet.

OTHER AGENCY INVOLVEMENT/IMPACT

The amendments were referred to all applicable responsible agencies and were reviewed and recommended for approval by the Planning Commission. The Water Resource Advisory Committee (WRAC) and the Agricultural Liaison Advisory Board (ALAB) both reviewed and commented on the proposed ordinance for the agricultural cluster amendments.

FINANCIAL CONSIDERATIONS

Preparation of the proposed ordinance is included in the Planning and Building Department budget as a County-initiated amendment.

RESULTS

Approval of this ordinance will result in revised design and density standards for agricultural clusters that will act to minimize residential / agricultural conflicts.