



# Introduction to Local Coastal Programs (LCPs)

## Local Government Self-Guided Training

Welcome!



# A Little Context

Photo Credit: Todd Teetzel

# COASTAL ACT OF 1976

- Established strong resource protection and development regulation policies for California's coastal zone
- Established the California Coastal Commission (CCC) as a permanent state agency to carry out these policies

## CCC's Mission

### Protecting & Enhancing California's Coast

The Commission is committed to protecting and enhancing California's coast and ocean for present and future generations. It does so through careful planning and regulation of environmentally-sustainable development, rigorous use of science, strong public participation, education, and effective intergovernmental coordination.





# California Coastal Commission

-- 15 Members --

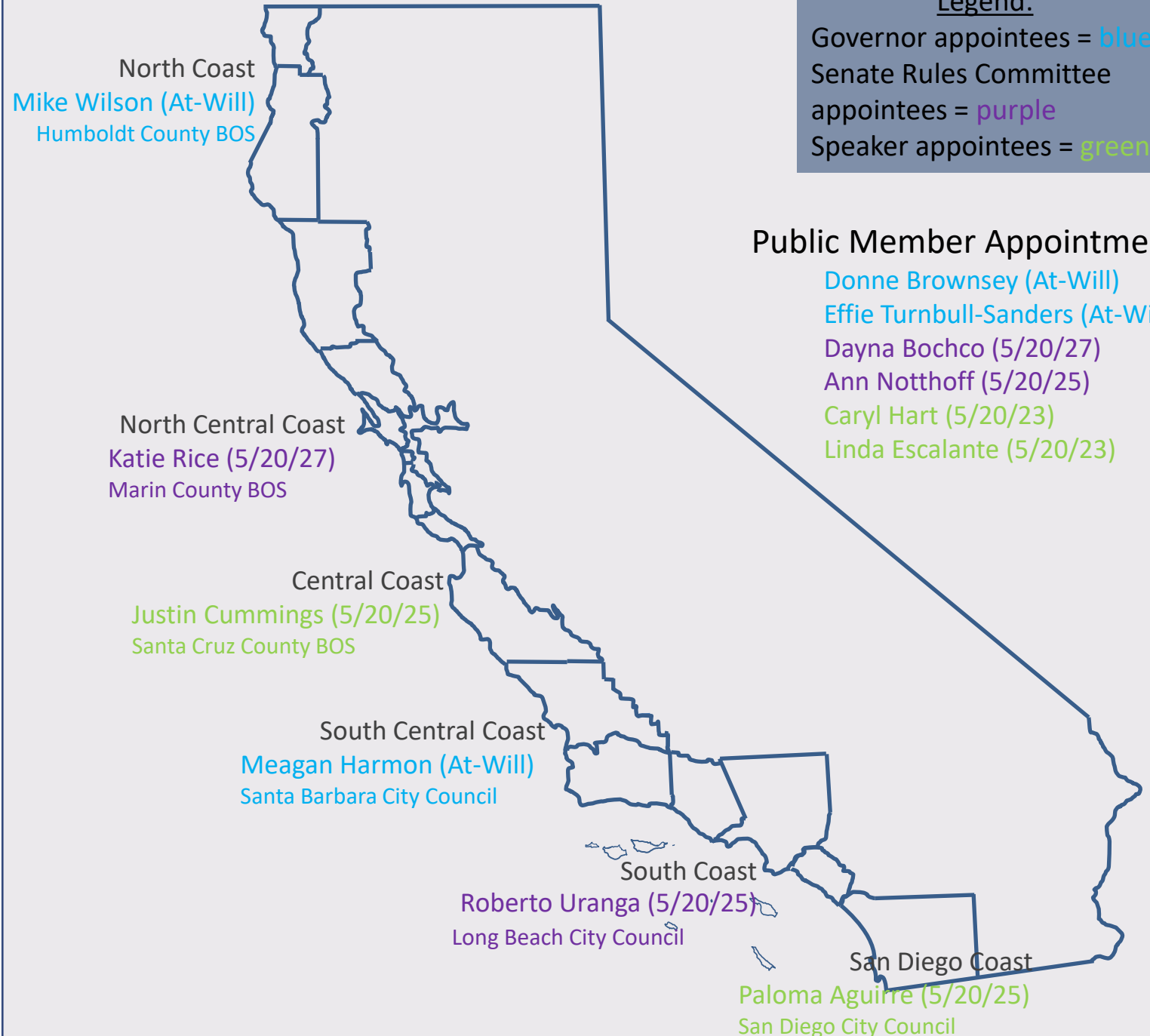
12 voting members with 4 appointments each by

- Governor
- Senate Rules Committee
- Speaker of the Assembly

6 public members, 6 locally elected officials

3 non-voting members from

- Resources Agency
- Caltrans
- State Lands Commission



# www.coastal.ca.gov

## PARTICIPATE IN MONTHLY COMMISSION MEETINGS

Click Here for Meeting Agenda & Speaker Sign-Up



The Commission holds monthly public meetings (either in-person hybrid or all virtual since the COVID-19 pandemic). All hearings are live streamed and set up for virtual public comments. Agendas, speaker sign-up information, and staff reports are all available on the Commission's website prior to each monthly hearing.

### Meeting Agenda Archive

2023

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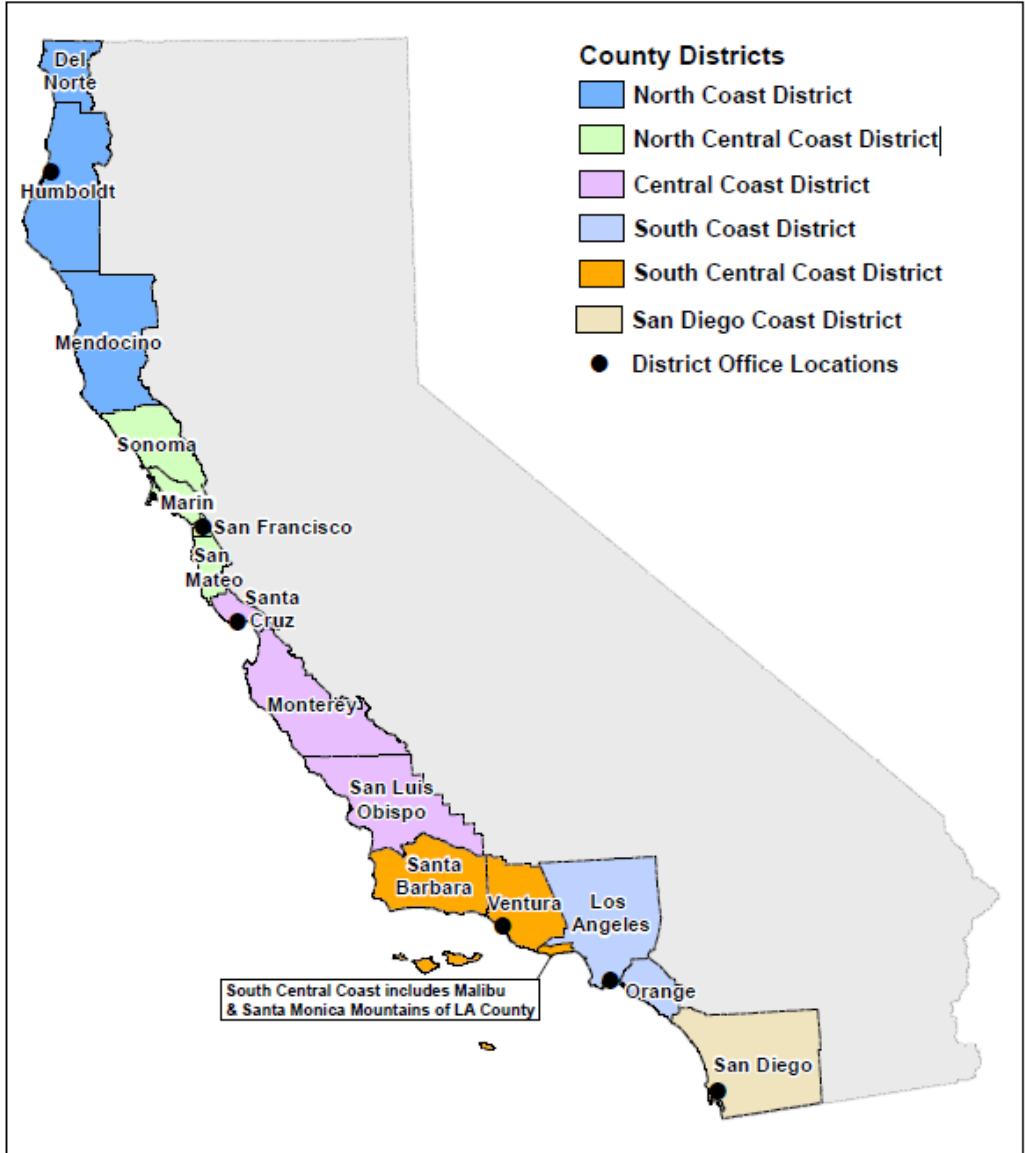
Viewing Issues? Click here.

Audio Only

# California Coastal Commission Districts

Commission staff work out of 6 District offices that cover the jurisdictions within the following coastal counties:

District Office	Geographic Area Covered
North Coast	Del Norte, Humboldt, and Mendocino Counties
North Central Coast	Sonoma, Marin, and San Mateo Counties, and the City and County of San Francisco
Central Coast	Santa Cruz, Monterey and San Luis Obispo Counties
South Central Coast	Santa Barbara and Ventura Counties, and the Santa Monica Mountains portion of Los Angeles County
South Coast	Los Angeles County (excluding the Santa Monica Mountains) and Orange County
San Diego Coast	County of San Diego



For illustrative purposes only



# California's Coastal Management Program

- California's Coastal Management Program carries out the federal Coastal Zone Management Act. The Commission derives its authority to review federal projects and other federal activities from the federal Coastal Zone Management Act.
- Independently of the Coastal Zone Management Act, under state law, the Coastal Act gives the Coastal Commission authority to issue CDPs and certify LCPs so that local governments can assume authority to issue their own CDPs.

## Federal Authority

Coastal Zone Management Act 1972

California Coastal Management Program 1978

McAteer-Petris Act (1969) & Suisun Marsh Preservation Act (1977)

California Coastal Conservancy Act of 1976

San Francisco Bay Conservation and Development Commission

California Coastal Conservancy

## State Authority

Local Coastal Programs (LCPs)

Coastal Development Permits (CDPs)

California Coastal Act of 1976

California Coastal Commission

Federal Consistency Review





What's an  
LCP?

And why are  
they so  
important?



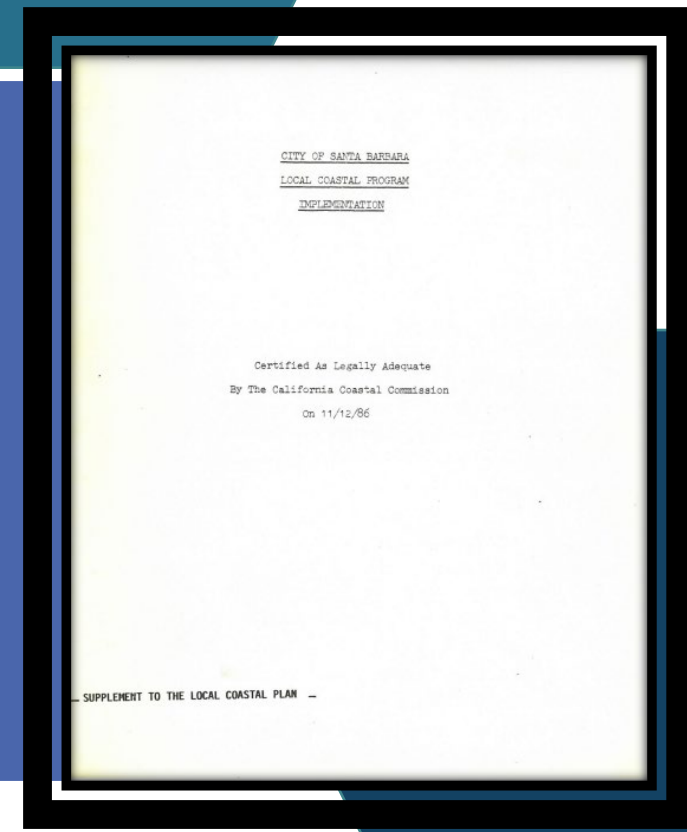
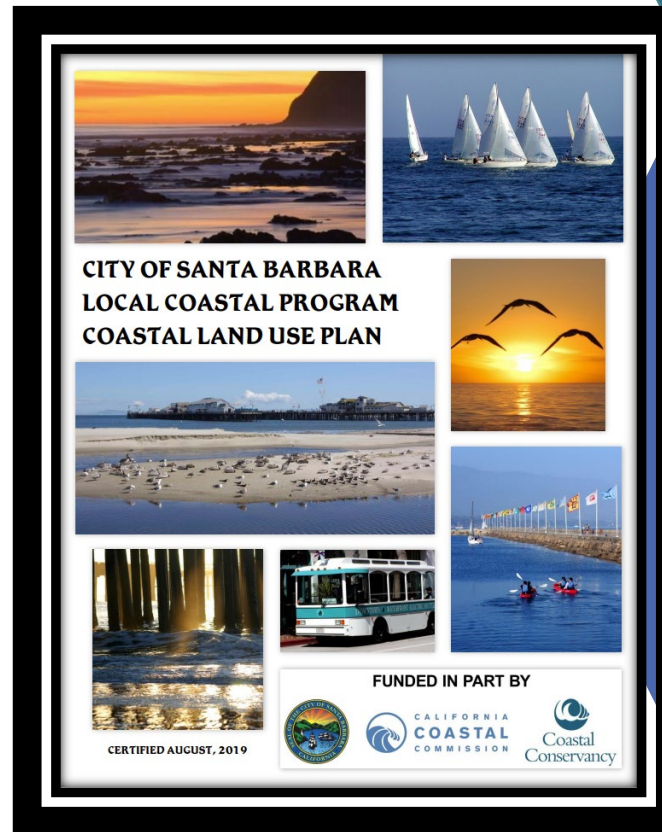
# What's An LCP?

## Coastal Act Definition

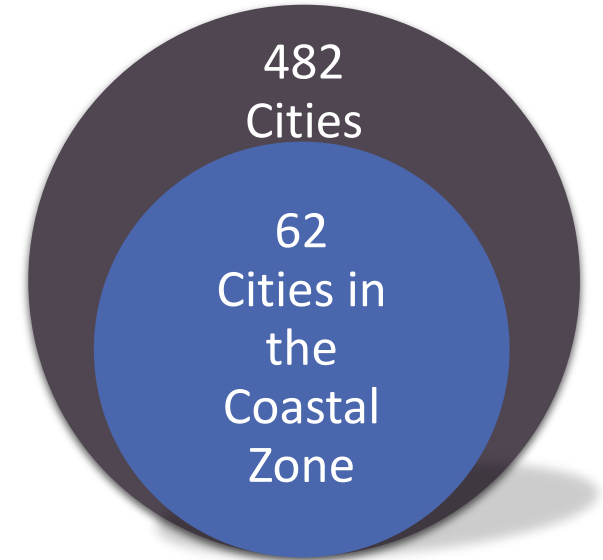
An **LCP** is defined under the Coastal Act as a local government's (CA 30108.6):

- (a) land use plans,
- (b) zoning ordinances,
- (c) zoning district maps, and
- (d) ... other implementing actions

*...when taken together, meet the requirements of, and implement the provisions and policies of the Coastal Act.*



# Who is Eligible for an LCP?



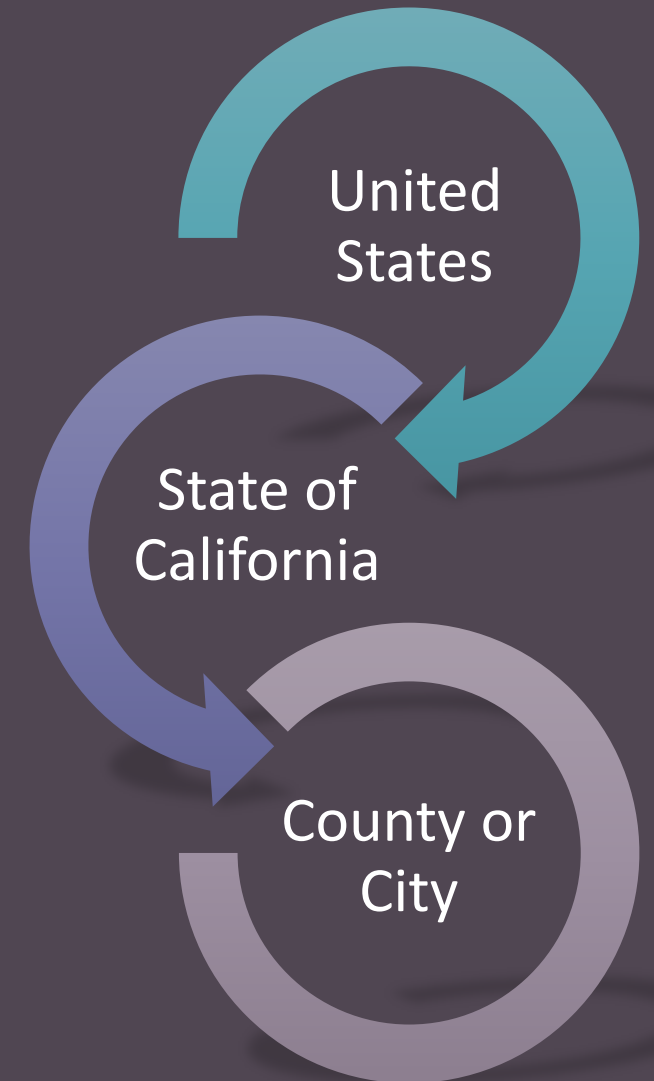
 Coastal Zone

# Why Do We Need LCPs?

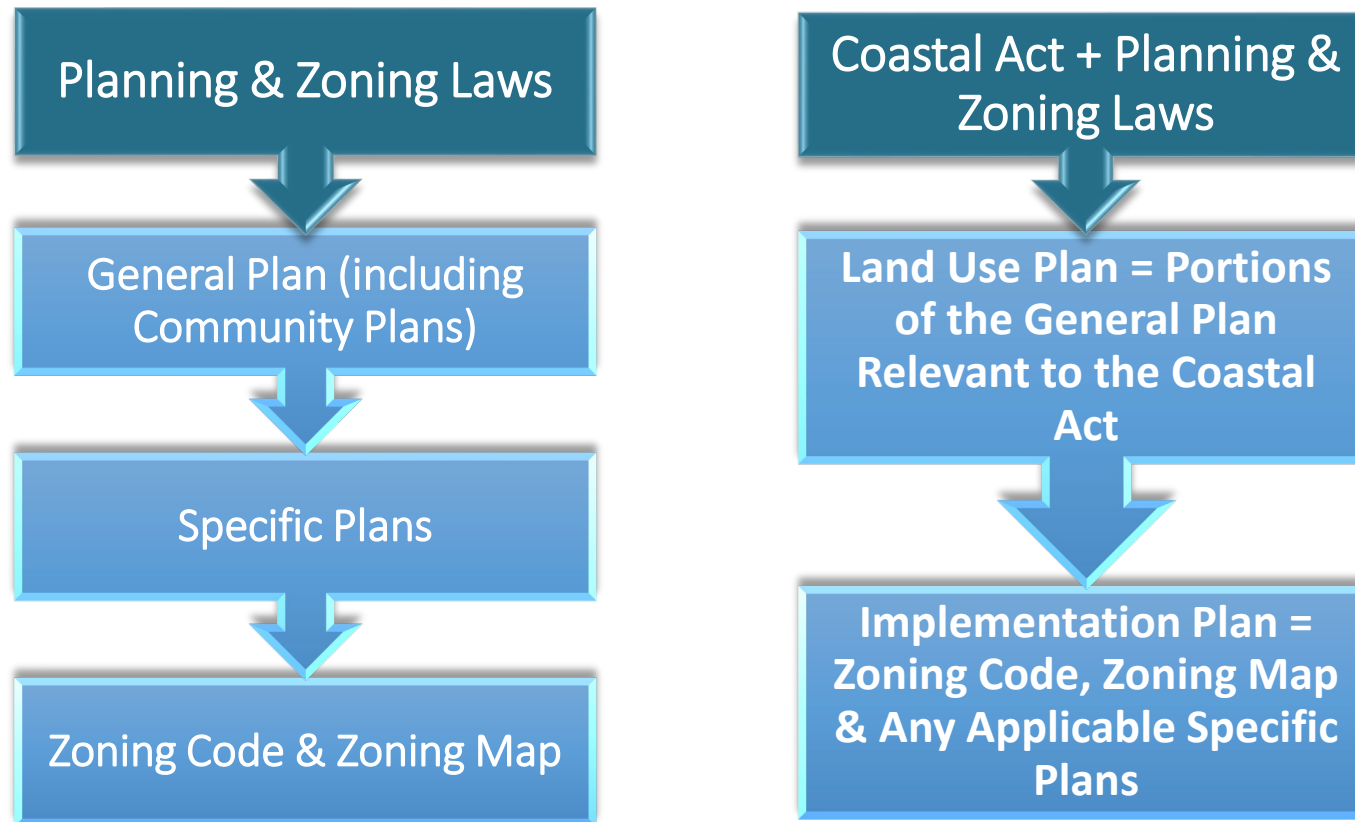
- Authority for development in the Coastal Zone
  - Who Issues the Coastal Development Permit
- Implementation of the protections of the Coastal Act



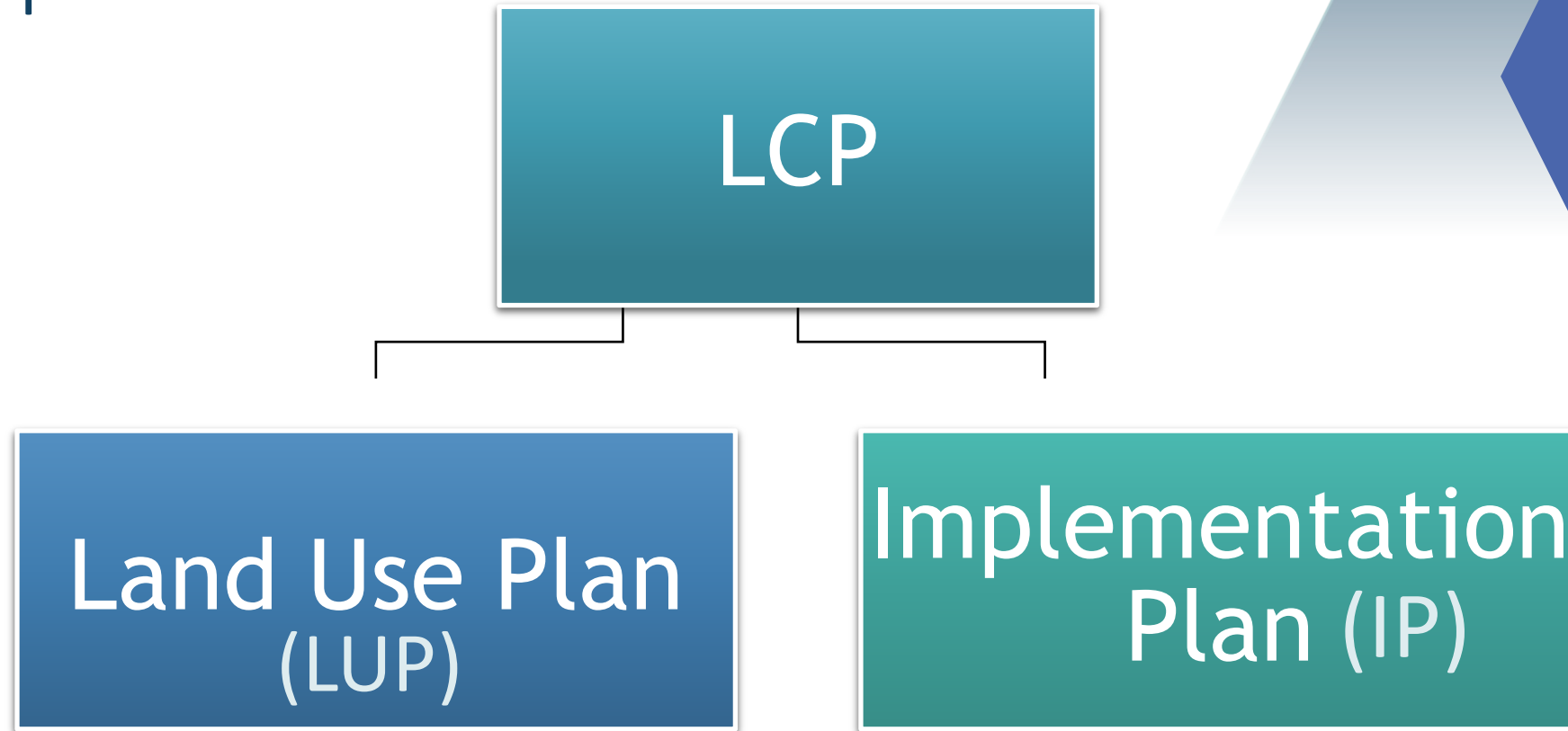
## Government Authority



# PLANNING STRUCTURE INLAND VS. COASTAL ZONE



# Basic LCP Components



# LCP Standard of Review

## Chapter 3 Policies

& LCP Implementation Procedures (Sections 13560 - 13572)



LUP Must Be Consistent w/the Coastal Act

Resource  
Protection

Hazards  
Planning

Priority  
Land Uses

Land Use  
Planning

### Land Use Plan (LUP)



IP Must Conform w/the LUP

Policies

Maps

Text

### Implementation Plan (IP)

Zoning Ordinance &  
Zoning Map

Other  
Implementing  
Actions

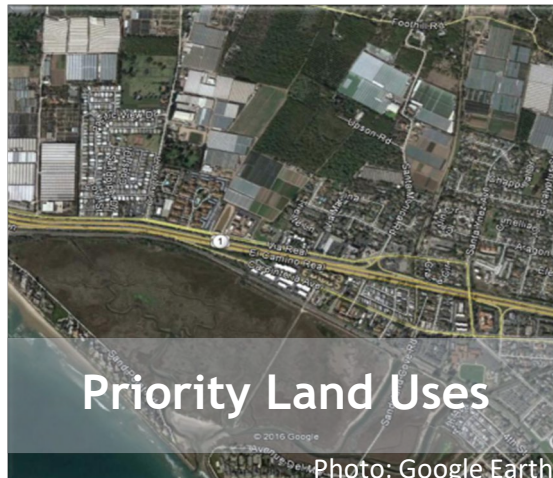
# What's In Chapter 3 of the Coastal Act?

Policies that identify and protect environmental & other public resources within the coastal zone.



Policies that address the physical siting and design of development based on hazard risk.

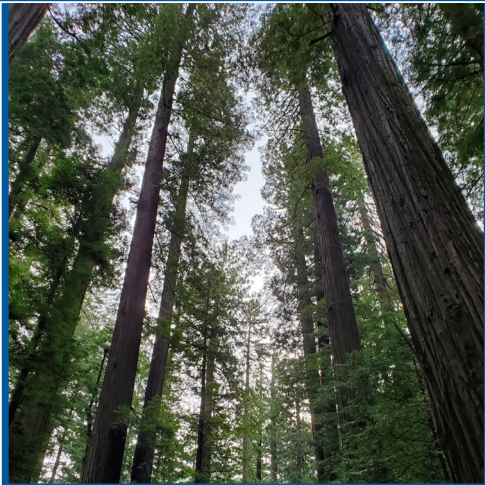
Policies that identify types of land and water uses that receive rights, privileges, or protections relative to other types of land uses.



Policies that address the types, level, siting and pattern of development in consideration of overarching land use planning, constraints and requirements.

# Typical Coastal Resources

There is no definition of “coastal resources” in the Coastal Act. However, the term “Coastal Resource” is generally taken to include (but not be limited to):



## Land Resources

- Agricultural
  - Ag production on prime ag lands
  - Productivity of Timberlands
  - Soil Productivity
- Cultural Resources
  - Archaeological
  - Paleontological
- Soils
- Terrestrial ESHA
  - ESHA including rare habitats, wildlife corridors, and other areas that are esp. valuable because of their special nature or role in an ecosystem
  - Native trees

## Wetlands and Water Bodies

- Coastal Water Bodies
  - e.g., estuaries, lakes, etc. and their related uplands
- Groundwater Resources
- Watercourses
  - e.g., rivers, streams, creeks, etc. and their related corridors and uplands
- Water Quality and Biological productivity
- Wetlands

## Marine & Shoreline Resources

- Marine Resources
  - Incl/biological productivity
- Open Coastal Waters
- Shoreline Processes
  - Incl/sand supply and transport
- Water Quality

## Public Access & Recreation

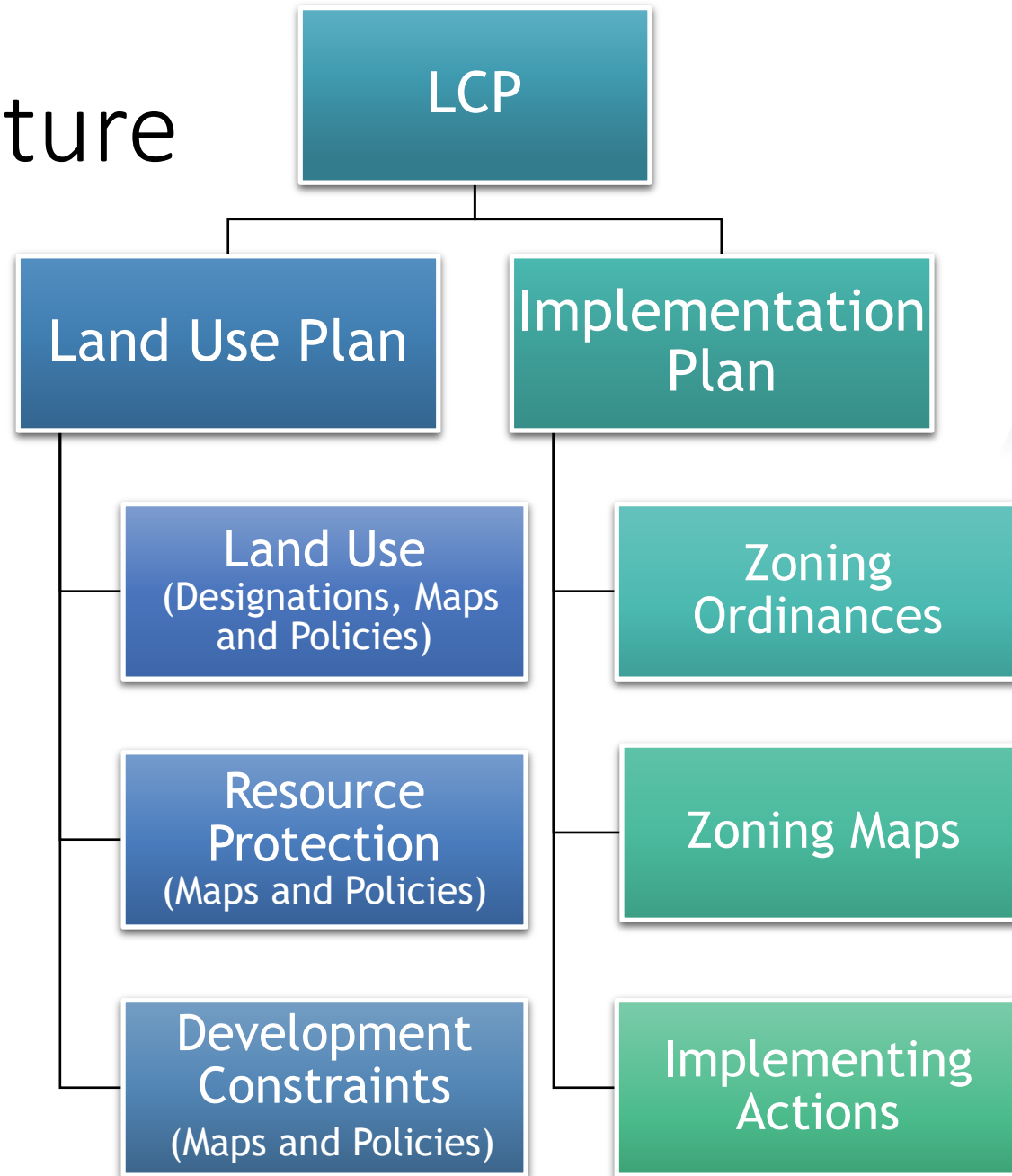
- Public Access
  - Lateral, Vertical, Trail Easements
  - Public Access Facilities
  - Public Access Opportunities
- Recreation
  - Recreational Areas
  - Recreational Facilities
  - Incl/water-oriented activities
- Visitor-Serving Uses

## Visual Resources

- Natural Landforms
  - e.g., ridges, significant rock outcrops
- Scenic Public Views
  - e.g., to and along the shoreline, public vistas, vista points, & trails
- Visual Qualities of the Coastal Zone
  - e.g., compatibility with surrounding character



# LCP Structure



# Land Use Plan Requirements

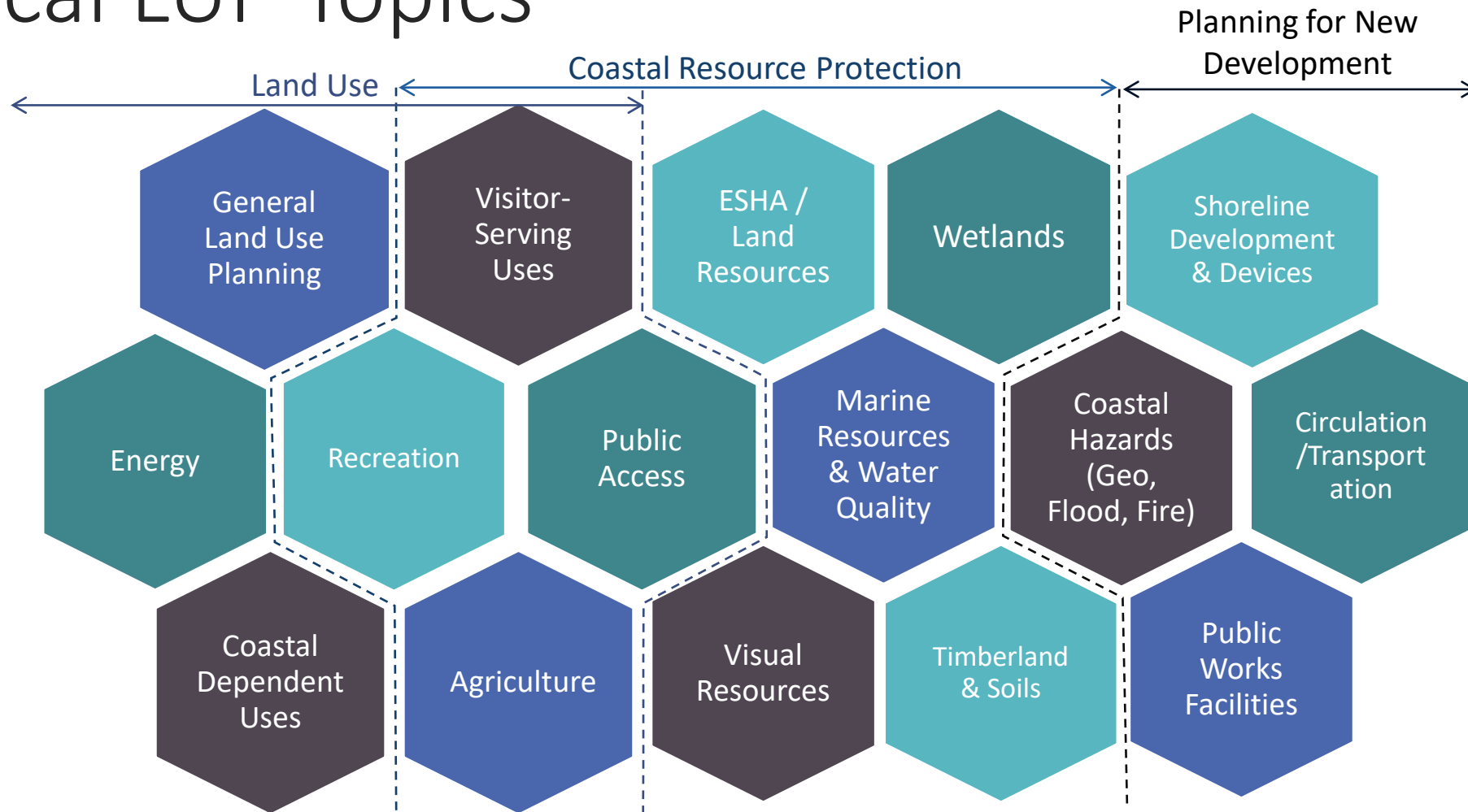
Land Use Plan (LUP) means the relevant portions of a local government's general plan, or local coastal element which are sufficiently detailed to indicate the kinds, location, and intensity of land uses, the applicable resource protection and development policies and, where necessary, a listing of implementing actions. (*Coastal Act Section 30108.5*)

Land Use Planning

Coastal Resource Protection

Planning for New Development

# Typical LUP Topics\*



\* This list of topics provides examples of LUP categories/sections that reflect Chapter 3 policy topics. All topics, as above, may not be applicable in all jurisdictions and additional, or more specific, topics may be required.

# Implementation Plan Components

Implementation Plan (IP) ...the zoning ordinances, zoning district maps, and, where necessary, other implementing actions which are required pursuant to this chapter [Coastal Act Chapter 6, Implementation] (*Coastal Act Section 30513*)

A diagram consisting of three overlapping hexagons. The top-left hexagon is dark teal and contains the text 'Zoning Ordinance'. The top-right hexagon is light blue and contains the text 'Zoning Maps'. The bottom hexagon is dark blue and contains the text 'Other Implementing Actions'.

Zoning  
Ordinance

Zoning  
Maps

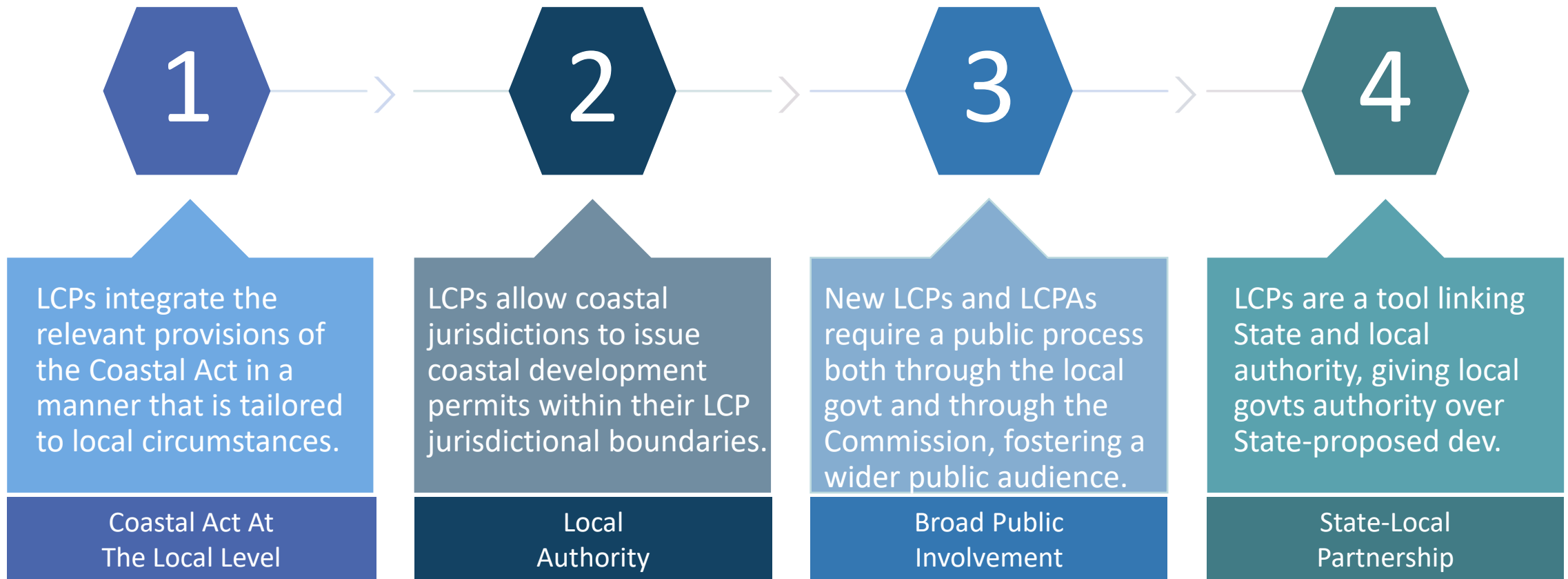
Other  
Implementing  
Actions

# Typical IP Topics\*



\* This list of topics provides a limited number of examples of IP categories/sections that further implement LUP policy topics. All topics, as above, may not be applicable in all jurisdictions and additional, or more specific, topics will be required as applicable.

# Why Are LCPs So Valuable?





# LCP Processing

Photo Credit: Todd Teetzel

# LCP Processing





# LCP Processing



**Application materials should include (but may not be limited to):**

- Cover letter with context
- Signed ordinances/resolutions
- Red-lined changes to LCP
- Hearing notices, staff reports, public comments
- CEQA documents
- Mailing list

# LCP Processing



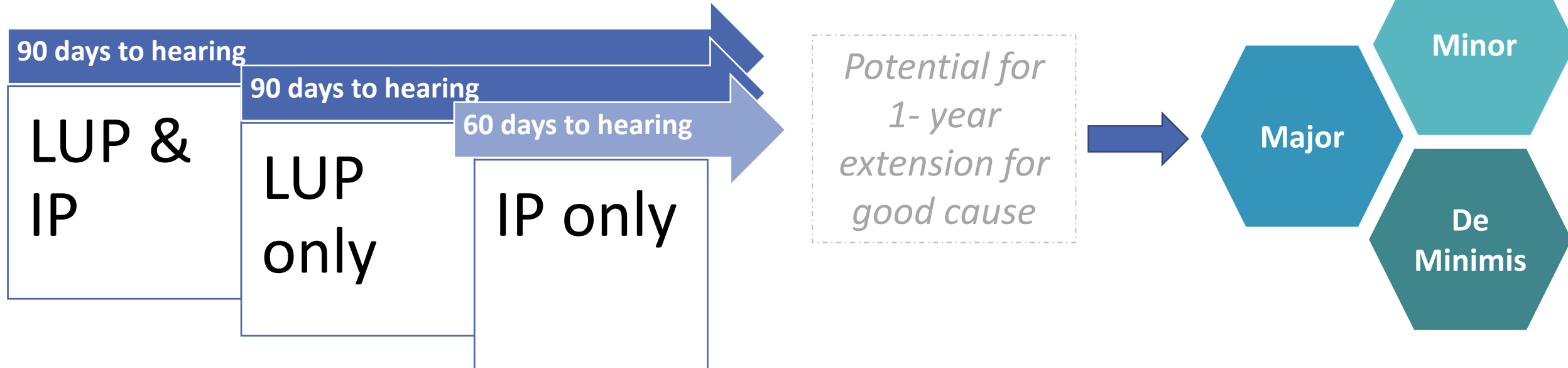
- CCC staff analyzes LCP amendment for consistency with standard of review.
- CCC staff recommends what action the Commission should take based on that analysis, as described in staff report findings.

# LCP Processing



Commission may act in accordance with the staff recommendation or may modify that recommendation, depending on the circumstances.

# LCP Processing



There are 3 ways to bring an LCP amendment to a Commission hearing:

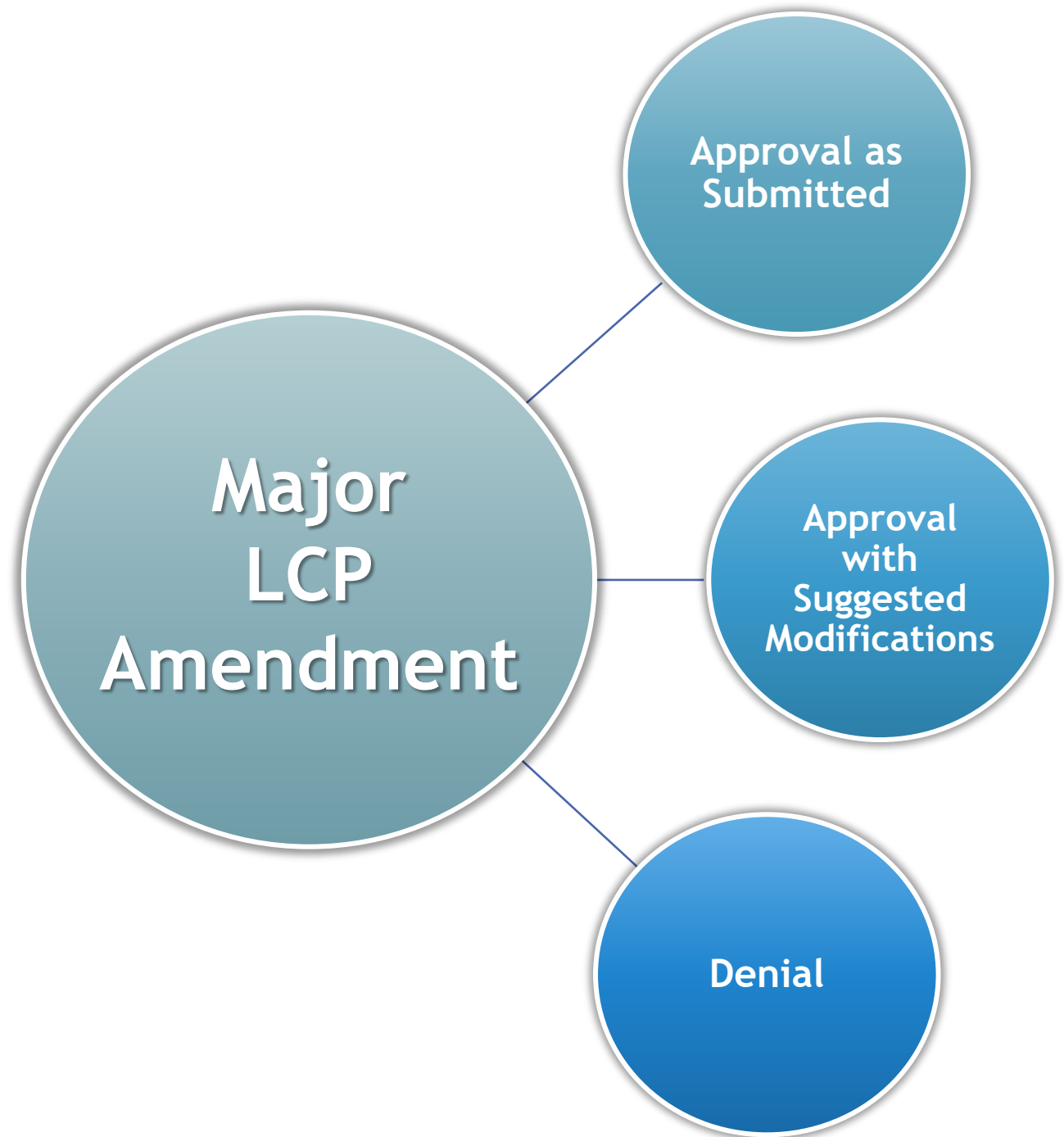
1. **De minimis amendment**, which means the amendment has no individual or cumulative impact on coastal resources;
2. **Minor amendment**, which can include non-substantive revisions or procedural changes; or
3. **Major amendment**, which typically involves anything that does not meet the definition of de minimis or minor amendments and/or involves suggested modifications.

# LCP HEARING ROADMAP

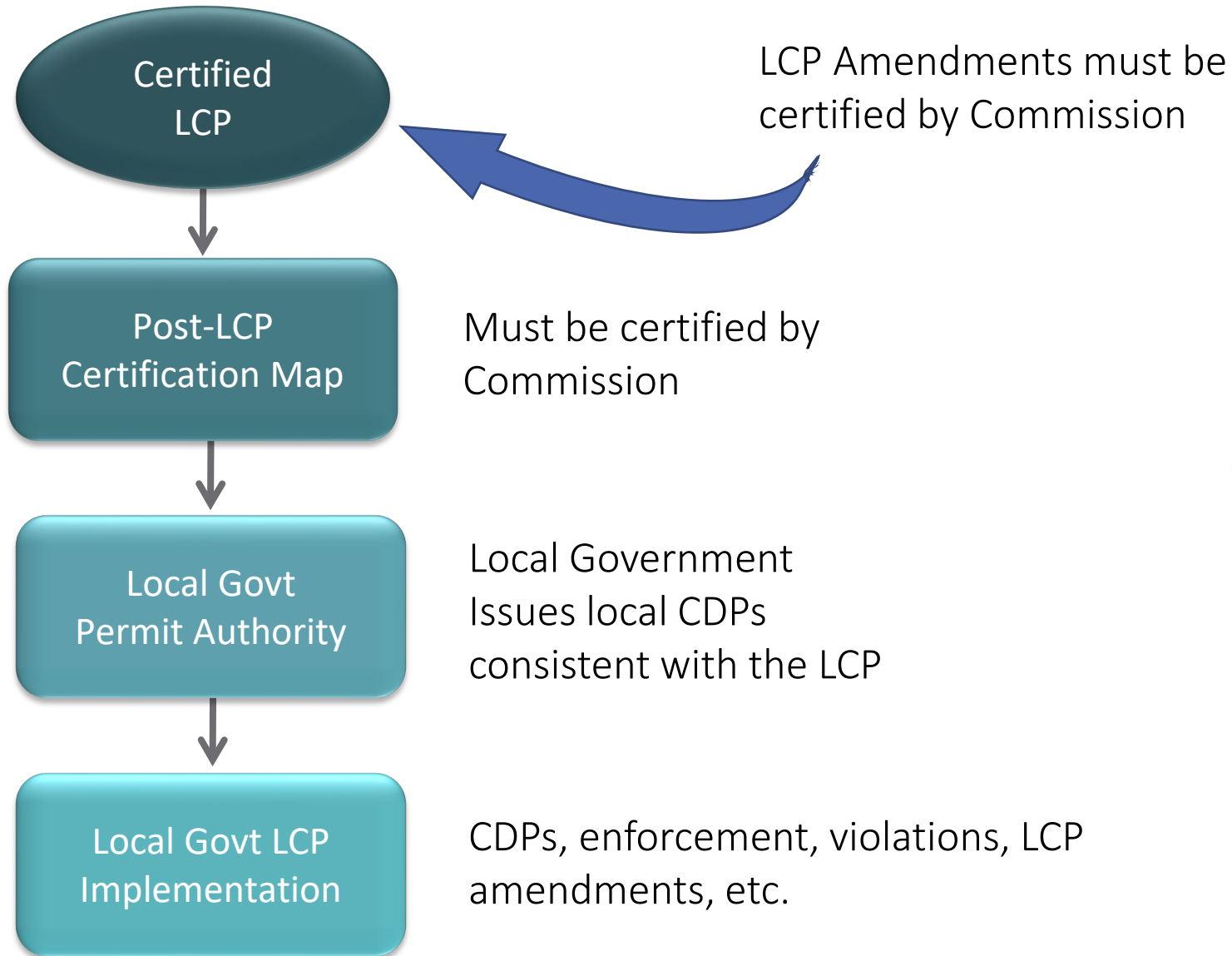


# POTENTIAL COMMISSION ACTIONS FOR MAJOR LCPAs

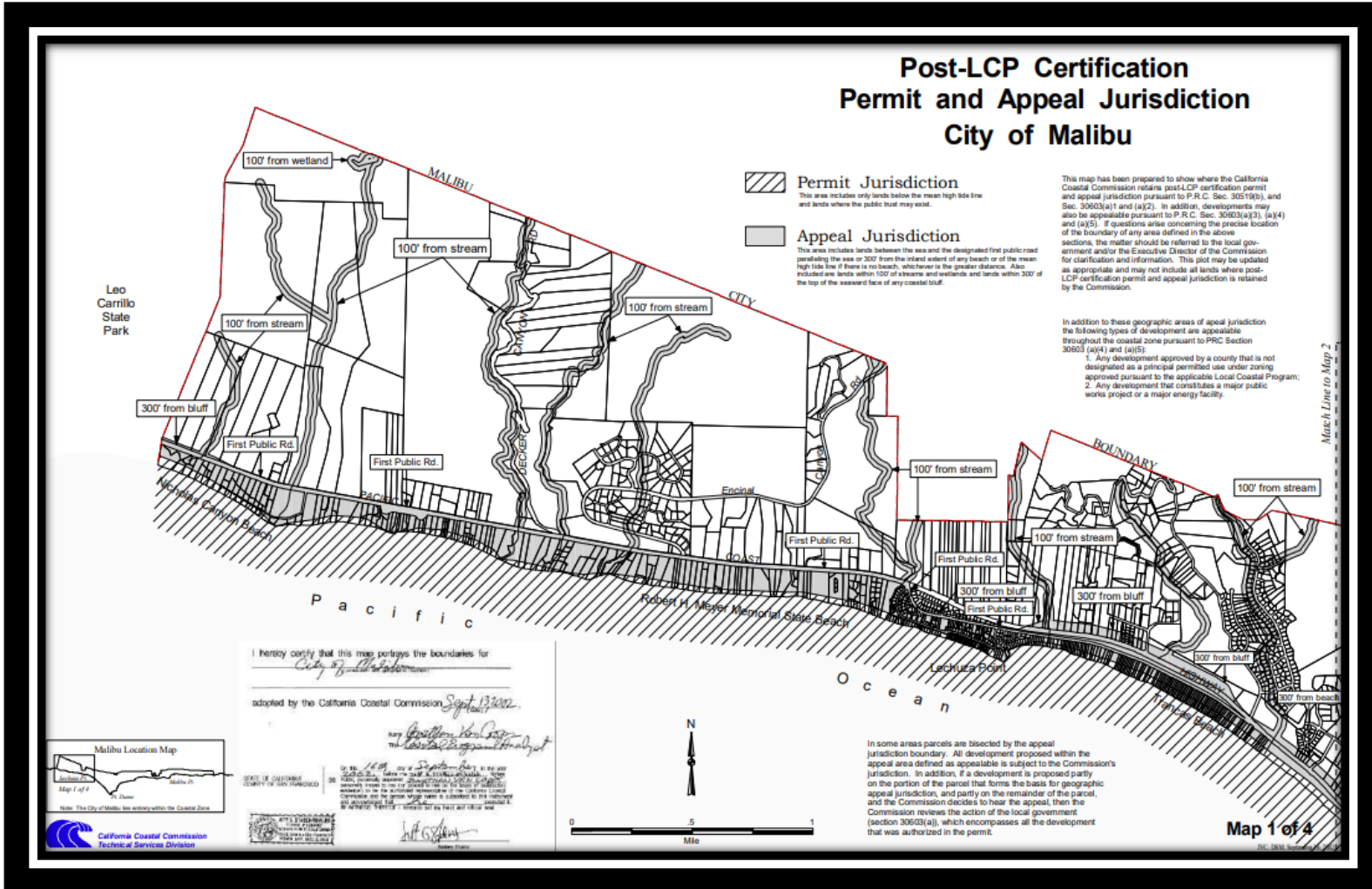
These are the three possible actions that the Commission can take on a major LCP Amendment request.



# Post LCP Certification



# Post LCP Certification Maps



## Commission retains permit jurisdiction in:

- Tidelands, submerged lands, and public trust lands
- Areas of deferred certification
- Development with Commission-issued permits
- Consolidated permits

## Commission has appeals jurisdiction over development:

- Between the sea and the first public road
- Within 300 feet of the inland extent of any beach, or the mean high tide line where there is no beach
- Within 300 feet of the top of the seaward face of any coastal bluff
- Within 100 feet of any wetland, estuary, or stream



# Post Certification & Partnership

The work isn't done once an LCP is certified. The Commission continues to work with local governments as partners in many ways.



Once certified, LCPs continue to be a routine part of the Commission's regulatory work.

LCPs are the standard of review for:

- Review of Local CDPs
- Substantial Issue Appeal Review
- De Novo CDPs
- Public Works Plans

LCPs are used as guidance for:

- Consolidated CDPs
- CDPs in Retained Jurisdiction
- Long Range Development Plans



# LCP Resources

Photo Credit: Todd Teetzel



# Commission's Public Webpage

There's a lot of great information on the Commission's public webpage that can support local governments and their LCP work. Click through the headers at the top of the home page to find these resources.



**California Governor**  
Gavin Newsom



**Commissioners  
& Alternates**



**Executive Director**  
Kate Huckelbridge

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# Local Coastal Programs

**L**ocal Coastal Programs (LCP) are developed for the coastal zone, and protection of the type, and scale of new development in the plan (such as zoning) short- and long-term individual local coastal programs

with Coastal Act goals and policies. Following adoption, the plan is submitted to the Coastal Commission for review for

## Local Coastal Programs Resources for Local Governments

### Local Coastal Program (LCP) Update Guide

#### Part I - Updating LCP Land Use Plan (LUP) Policies

Covers coastal land use plan topics.

#### Part II - Updating LCP Implementation Plan (IP)

Procedures Covers coastal implementation plan procedural topics.

## Local Coastal Program Local Assistance Grant Program

**T**he LCP Local Assistance Grant Program provides funds to support local governments in completing or updating Local Coastal Programs (LCP) consistent with the California Coastal Act, with special emphasis on planning for sea level rise and climate change. Grant-funded work has included the completion of sea level rise vulnerability assessments, technical studies, economic analyses, adaptation planning and reports, public outreach and engagement, and LCP policy development. Additional program details, including eligibility information and evaluation criteria as updated in October 2021, are provided at the link below.

For more information on the grant program, please contact [Awbrey Yost](#) (Del Norte, Humboldt, and Mendocino counties), [Carey Batha](#) (Sonoma, Marin, San Francisco, San Mateo, Santa Cruz, Monterey, and San Luis Obispo Counties), [Karen Vu](#) (Santa Barbara and Ventura counties), [Mary Matella](#) (Los Angeles and San Diego counties), [Brittney Cozzolino](#) (Orange County). General inquiries may be directed to [LCPGrantProgram@coastal.ca.gov](mailto:LCPGrantProgram@coastal.ca.gov)

[LCP Grant Program Details](#)

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# California Coast

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## Sea Level Rise Adopted Policy

The original Sea Level Rise Commission on Wednesday, June 15, 2012, adopted a policy to address sea level rise for California and related public trust and regulatory actions. It is intended to provide a high level of detail on many subjects. Due to the complexity and intensity, readers should view the policy as a guide to actions.

- Public Education
- Climate Change
- Sea Level Rise
- Public Trust
- Environmental Justice
- Tribal Consultation
- Water Quality
- Ocean Acidification
- Marine Debris



### CALIFORNIA COASTAL COMMISSION SEA LEVEL RISE POLICY GUIDANCE

*Interpretive Guidelines for Addressing Sea Level Rise in Local Coastal Programs and Coastal Development Permits*



Original Guidance unanimously adopted – August 2012  
Science Update unanimously adopted – November 2015



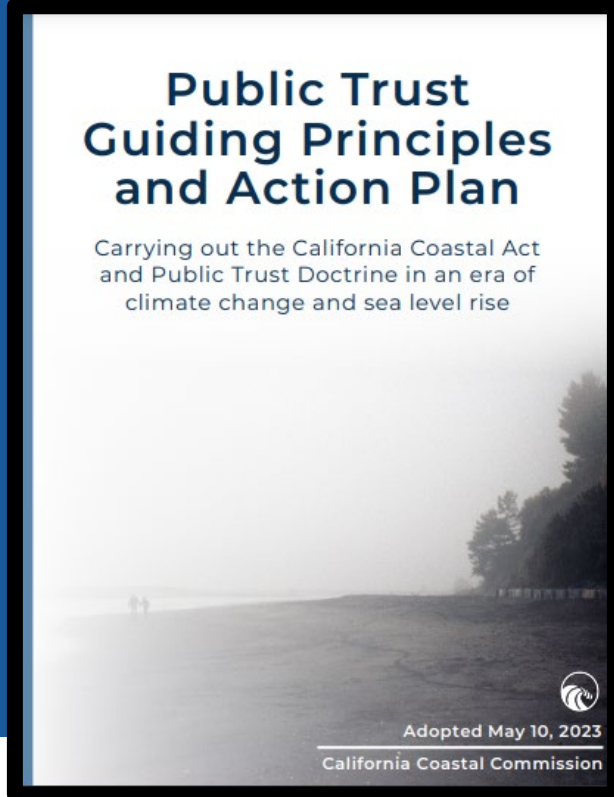
### CALIFORNIA COASTAL COMMISSION ENVIRONMENTAL JUSTICE POLICY



UNANIMOUSLY ADOPTED – MARCH 8, 2019

## Public Trust Guiding Principles and Action Plan

Carrying out the California Coastal Act and Public Trust Doctrine in an era of climate change and sea level rise



Adopted May 10, 2023

California Coastal Commission



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Hollister Ranch

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California Coastal Trail

Maps, Reports, and Videos

Beach Wheelchairs



The California Coastal Trail



# California Coastal Trail Map







Laws & Regulations  
The Coastal Act

Full — **California Coastal Act**

Contact  
Districts & Programs

Please contact us with any questions!





The End

Photo Credit: Todd Teetzel