

CALIFORNIA COASTAL COMMISSION

SOUTH CENTRAL COAST AREA
89 SOUTH CALIFORNIA ST., SUITE 200
VENTURA, CA 93001
(805) 585-1800



Th 13a

DATE: September 20, 2012

TO: Commissioners and Interested Parties

FROM: Charles Lester, Executive Director
John Ainsworth, Senior Deputy Director
Jacqueline Blaugrund, Coastal Program Analyst

SUBJECT: City of San Buenaventura LCP Amendment No. 1-11 (Ventura Harbor Mixed Use Development): Executive Director's determination that action by the City of Ventura, acknowledging receipt, acceptance, and agreement with the Commission's certification with suggested modifications, is legally adequate. This determination will be reported to the Commission at the October 11, 2012 meeting in Oceanside.

On April 12, 2012, the Commission approved Local Coastal Program Amendment No. 1-11 with suggested modifications. The subject amendment consists of changes to the development criteria for the Harbor Related Mixed Use (HRMU) land use designation within the LUP, and amends the zoning designation of Parcels 15, 16, and 18 within Ventura Harbor from Harbor Commercial (HC) to Coastal Mixed Use (CMXD) within the LIP.

On September 10, 2012, the City Council adopted Resolution No. 2012-053 (attached) acknowledging receipt of the Commission's certification of LCP Amendment No. 1-11 and accepting and agreeing to all modifications suggested by the Commission. The document was transmitted to Commission staff on September 12, 2012.

Pursuant to Section 13544 of the California Code of Regulations, Title 14, Division 5.5, the Executive Director must determine that the action taken by the City of San Buenaventura acknowledging receipt and acceptance of, and agreement with the Commission's certification of the above referenced LCP amendment with suggested modifications is legally adequate and report that determination to the Commission. The certification shall become effective unless a majority of the Commissioners present object to the Executive Director's determination.

I have reviewed the City's acknowledgement and acceptance of, and agreement with the terms and suggested modifications of LCP Amendment 1-11, as certified by the Commission on April 12, 2012, as contained in the adopted Resolution of September 10, 2012 and find that the City's action and notification procedures for appealable development are legally adequate to satisfy the terms and requirements of the Commission's certification. I therefore recommend that the Commission concur in this determination.

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California
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RESOLUTION NO. 2012-053

A RESOLUTION OF THE COUNCIL OF THE CITY OF SAN BUENAVENTURA TO ACCEPT COASTAL COMMISSION MODIFICATIONS TO THE SONDERMANN RING PARTNERS COMPREHENSIVE PLAN AMENDMENT TO THE CITY'S LOCAL COASTAL PROGRAM ON PROPERTY LOCATED WITHIN THE VENTURA HARBOR

SECTION 1: Findings

WHEREAS, on November 15, 2010 the Council approved a Comprehensive Plan Amendment (Case No.CPA-8-10-3434) to the Local Coastal Program for map and text amendments to the Northeast Harbor Area of the Ventura Harbor, pertaining to the proposed Sondermann Ring Partners residential development located north of Navigator Drive and west of Anchors Way;

WHEREAS, the Council of San Buenaventura forwarded the amendment to the California Coastal Commission for its review and approval as it relates to the City of San Buenaventura's Local Coastal Program;

WHEREAS, on April 12, 2012, the Coastal Commission certified, with modifications, the City's Local Coastal Program Amendment (LCPA) Case No. SBV-MAJ-1-11, pertaining to the proposed Sondermann Ring Partners residential development located north of Navigator Drive and west of Anchors Way;

WHEREAS, the changes requested by the California Coastal Commission require acceptance and consideration by the City Council;

SECTION 2: All proceedings have been duly taken as required by law, with adequate and timely public notice for this public hearing provided consistent with 14 California Code of Regulations sections 13552 and 13515, Government Code Section 65352 and City Municipal Code regulations, the Council further finds as follows:

A. The suggested modifications by the California Coastal Commission to the Local Coastal Program and Zoning Code Amendment bridges the goals of the 1989 Comprehensive Plan with the General Plan by providing conformance with the California Coastal Act.

B. The amendment incorporating the modifications by the California Coastal Commission is consistent with the project description and scope of the final Mitigated Negative Declaration that was prepared for the proposed Sondermann Ring Partners Residential/Commercial development pursuant to the California Environmental Quality Act as adopted by the Council on January 22, 2007.

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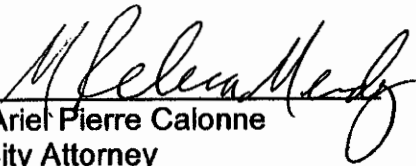
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SECTION 3. Based on the foregoing, the Council hereby 1) acknowledges receipt of the Coastal Commission's resolution of certification, including all terms and modifications suggested for final certification; (2) directs Community Development staff to transmit this acceptance resolution to the Executive Director of the California Coastal Commission; and (3) agrees to issue coastal development permits for the total area included in the certified Local Coastal Program.

PASSED AND ADOPTED this 10th day of September, 2012

Cynthia M. Rodriguez, CMC
City Clerk

APPROVED AS TO FORM:

By:  FOR
Ariel Pierre Calonne
City Attorney

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California
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STATE OF CALIFORNIA)
COUNTY OF VENTURA) ss
CITY OF SAN BUENAVENTURA)

I, Elaine M. Preston, Deputy City Clerk of the City of San Buenaventura, California, certify that the foregoing Resolution was passed and adopted by the City Council of the City of San Buenaventura at a regular meeting on September 10, 2012, by the following vote:

AYES: Councilmembers Brennan, Weir, Morehouse, Andrews,
 Monahan, Deputy Mayor Heitmann, and Mayor Tracy.

NOES: None.

ABSENT: None.

IN WITNESS WHEREOF, I have set my hand and affixed the seal of the City of San Buenaventura on September 11, 2012.


Deputy City Clerk

