

CALIFORNIA COASTAL COMMISSION

SAN DIEGO AREA
7575 METROPOLITAN DRIVE, SUITE 103
SAN DIEGO, CA 92108-4421
(619) 767-2370



January 17, 2019

TH 25a

TO: COMMISSIONERS AND INTERESTED PARTIES

FROM: JOHN AINSWORTH, EXECUTIVE DIRECTOR

SUBJECT: EXECUTIVE DIRECTOR'S DETERMINATION that the action by the City of Oceanside, certifying the City's Local Coastal Program Amendment No. LCP-6-OCN-18-0055-1 (Accessory Dwelling Units), is adequate to effectively certify its local coastal program (for Commission review at its meeting of February 6-8, 2019)

BACKGROUND

At its September 14, 2018 meeting, the Coastal Commission certified, with suggested modifications, the City of Oceanside Local Coastal Program Amendment No. LCP-6-OCN-18-0055-1, regarding the City's update to its regulation of accessory dwelling units in order to be consistent with recent changes in state law. By its action adopting Resolution No. 18-R0604-1 on December 5, 2018, the City Council has acknowledged and accepted all of the Commission's suggested modifications. These modifications clarified that within the coastal zone, any garage conversions or other accessory structure conversions or ADUs built above garages must conform with the habitat preserve buffers and geologic stability setbacks of the Local Coastal Program, and that ADU proposals will be subject to the requirements of the City's LCP, with the exception of the requirement of public hearings. The City already has coastal development permit authority over this geographic area and will continue issuing permits consistent with the Local Coastal Program as amended.

As provided for in Section 13544 of the Commission's Code of Regulations, the Executive Director must determine if the action of the City of Oceanside is legally sufficient to finalize Commission review of the LCP amendment. The City's actions have been reviewed and determined to be adequate by the Executive Director. Section 13554 of the Commission's Code of Regulations then requires this determination be reported to the Commission for its concurrence.

RECOMMENDATION

Staff recommends that the Commission **CONCUR** with the Executive Director's determination as set forth in the attached letter (to be sent after Commission endorsement).

CALIFORNIA COASTAL COMMISSION

SAN DIEGO AREA
7575 METROPOLITAN DRIVE, SUITE 103
SAN DIEGO, CA 92108-4402
(619) 767-2370



February 11, 2019

Mayor Weiss
City of Oceanside
300 North Coast Highway
Oceanside, Ca 92054

RE: Certification of the City of Oceanside Local Coastal Program Amendment
No. LCP-6-OCN-18-0055-1

Dear Mayor Weiss

The California Coastal Commission has reviewed the City's Resolution No. 18-R0604-1 together with the Commission's action of September 15, 2018 certifying City of Oceanside Local Coastal Program Amendment No. LCP-6-OCN-18-0055-1 pertaining to the regulation of accessory dwelling units. In accordance with Section 13544 of the Commission's Code of Regulations, I have made the determination that the City's actions are legally adequate, and the Commission has concurred at its meeting of February 6-8, 2019.

By its action on December 5, 2018 the City has formally acknowledged and accepted the Commission's certification of the Local Coastal Program Amendment including all suggested modifications. The modifications clarified that within the coastal zone, any garage conversions or other accessory structure conversions, or ADUs built above garages must conform with the habitat preserve buffers and geologic stability setbacks of the Local Coastal Program, and that ADU proposals will be subject to the requirements of the City's Local Coastal Program, with the exception of the requirement of public hearings. The City is already issuing coastal development permits in conformance with the certified Local Coastal Program for this area.

In conclusion, I would like to congratulate you and all other elected or appointed officials, staff and concerned citizens for continuing to work towards full implementation of the Coastal Act. We remain available to assist you and your staff in any way possible as you continue to develop and implement the City's Local Coastal Program.

Sincerely,

John Ainsworth
Executive Director

By: Deborah Lee
District Manager