



City of Camarillo

Department of Community Development

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NOTICE OF PUBLIC HEARING

The City of Camarillo Planning Commission will conduct a public hearing on **Tuesday, November 8, 2016** at 7:30 p.m. in the City Hall Council Chambers, 601 Carmen Drive, Camarillo, CA 93010 on the following agenda item:

Ordinance Amendment to Chapter 20.01 (Development Control) of the City of Camarillo Municipal Code

The City of Camarillo Measure A was enacted in 1981, following the approval of a voter-initiated ordinance to allow for the planning of infrastructure and services commensurate with growth and codified as Chapter 20.01 (Development Control) of the Camarillo Municipal Code. In 2015, the ordinance was extended through December 31, 2025, and permits up to 400 allocations for dwelling units that may be granted each year, except for certain types of units exempted from the provisions.

The City is considering an ordinance that would amend Chapter 20.01 to:

- Delete the provision that permits up to a ten percent increase or decrease in allotments each year, provided that the following year the number of allotments will be set higher or lower to redress any excess or deficiency.
- Modify the development allotment evaluation criteria to include impacts to water supply, storm water treatment, provision of and availability of complete streets, and update the energy and water conservation criteria.
- Modify text to clarify procedures for awarding of development allotments and modifications.

At this hearing, the Planning Commission will consider the proposed ordinance and whether it wishes to recommend its approval to the City Council. The Planning Commission will also consider whether the proposed ordinance is exempt from the California Environmental Quality Act (CEQA) under the State CEQA Guidelines section 15061(b)(3), because the proposed ordinance is covered by the general rule that CEQA applies only to projects which have the potential for causing a significant effect on the environment. The proposed ordinance merely updates the existing criteria used to evaluate approved projects for consideration of development allotments. No changes are proposed to the number of allocations that may be granted each year. Any future development would be evaluated through individual environmental review in accordance with the CEQA.

The Planning Commission may make recommendations regarding modifications or other adjustments to the proposed ordinance deemed to be appropriate. Any persons interested in this matter are invited to attend and present testimony either for, or against, the proposed ordinance. If you challenge the proposed action in court, you may be limited to raising only those issues you or someone else raised at the public hearings described in this notice or in written correspondence delivered to the Planning Commission at or prior to the public hearings.

For further information regarding this ordinance, you may contact the City of Camarillo, Department of Community Development and speak with the case planner, Jackie Lee, at 805.383.5616, or at jlee@cityofcamarillo.org, or you may review copies of the amendment materials at the Community Development Department, City Hall, 601 Carmen Drive, Camarillo, California, 93010, prior to the Planning Commission meeting.

In compliance with the American With Disabilities Act, if you need special assistance to participate in this meeting, please contact the City Clerk at 805.388.5316. Notification 48 hours prior to the meeting will enable the city to make reasonable arrangements to ensure accessibility to this meeting. (28 CFR 35.102-35.104 ADA Title II.)

Joseph R. Vacca, Secretary
Planning Commission

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Published in the Camarillo Star on Saturday, October 29, 2016

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