



AGENDA SUBMITTAL TO SOLANO COUNTY BOARD OF SUPERVISORS

<u>ITEM TITLE</u>		BOARD MEETING DATE	AGENDA NUMBER
Certification of the Final Environmental Impact Report for the Solano County 2008 Draft General Plan; and Approval of the Solano County 2008 Draft General Plan		August 5, 2008	
Dept:	Resource Management	Supervisorial District Number	
Contact:	Michael Yankovich	ALL	
Extension:	3159		
Published Notice Required?		Yes _____	No <u>X</u> _____
Public Hearing Required?		Yes <u>X</u> _____	No _____

DEPARTMENTAL RECOMMENDATION:

The Department of Resource Management recommends that the Board of Supervisors:

1. **ADOPT** a Resolution to **CERTIFY** the Final Environmental Impact Report for the Solano County 2008 Draft General Plan consisting of:
 - a. Draft Environmental Impact Report, Solano County 2008 Draft General Plan, April 18, 2008, (previously distributed, on file with the Clerk of the Board),
 - b. Final Environmental Impact Report, Solano County 2008 Draft General Plan, Volume I and Volume II, July 21, 2008, (previously distributed and on file with the Clerk of the Board) and Final Environmental Impact Report, Solano County 2008 Draft General Plan, Volume III, August 1, 2008;

2. **ADOPT** a Resolution to:
 - a. **ADOPT** Solano County 2008 Draft General Plan, March 2008, (previously distributed and on file with the Clerk of the Board) as amended by the "Recommended Changes to the 2008 Draft General Plan Text, August 5, 2008, and the Solano County General Plan Land Use Diagram Figure LU-1 dated August 5, 2008, based on the recommended Findings; and
 - b. **ADOPT** the Mitigation Monitoring and Reporting Program.

SUMMARY:

The Board of Supervisors is requested to adopt a resolution certifying the Final Environmental Impact Report (EIR), and adopt a resolution adopting findings and approving the Solano County 2008 Draft General Plan contingent upon approval of an ordinance by the voters on November 4, 2008 to amend the 1994 Orderly Growth Initiative.

FINANCING:

The General Plan Update is part of the approved budget of the Department of Resource Management and is funded by the County General Fund. The approved budget was for three years, FY2005/06 through FY2007/08. During FY2005/06, the Department spent \$194,830 and for FY2006/07, the Department spent \$537,910. There is \$1,489,130 budgeted for the current fiscal year. The current estimate for the project is a total of \$2,221,870 over the three years for staff and consultant assistance.

DISCUSSION:

1. CERTIFICATION OF THE FINAL EIR

Action

The Board of Supervisors is requested to adopt a resolution certifying the Final Environmental Impact Report (EIR) for the Solano County 2008 Draft General Plan. The Final EIR includes the Draft EIR for the Solano County 2008 Draft General Plan, dated April 18, 2008; the Final EIR for the Solano County 2008 Draft General Plan, Volumes I and II, dated July 21, 2008 and the Final EIR for the Solano County 2008 Draft General Plan, Volume III, dated August 1, 2008.

Background

The comprehensive review process for the new General Plan required the preparation of an EIR. The General Plan EIR evaluates the broad-scale impacts of the 2008 Solano County Draft General Plan. The General Plan EIR is a program EIR under the California Environmental Quality Act Guidelines. A program EIR "may be prepared on a series of actions that can be characterized as one large project and are related in connection with the issuance of rules, regulations, plans, or other general criteria to govern the conduct of a continuing program (California Environmental Quality Act [CEQA] Guidelines, Section 15168). In this case the program EIR considers a series of actions needed to achieve the implementation of the 2008 Solano County General Plan.

The Notice of Preparation for the General Plan EIR was released for a 30-day public review period on December 27, 2007. The General Plan Draft EIR was released for public review on April 18, 2008. This initiated the formal 45-day public review period for the Draft EIR. On May 15, 2008 the Planning Commission held a public hearing to accept comments on the Draft EIR for the General Plan. The 45-day public review period concluded on June 2, 2008. During the public review period, 59 individual comment letters were received, resulting in over 1000 indexed comments on the Draft EIR.

The Final EIR was prepared with responses to the relevant environmental comments received during the public review period. Volumes I and II of the Final EIR were released for public review on July 21, 2008 and include written responses to comments received during the public review period on the Draft EIR, revisions to the text of the Draft EIR reflecting changes made in response to comments and other information, along with other minor changes to the text of the Draft EIR.

The Board conducted a public hearing on the Final EIR on July 29, 2008. Volume III of the Final EIR dated August 1, 2008, was prepared which responded to comments received after the public review period on the Draft EIR closed and prior to the closure of the July 29, 2008 public hearing on the Final EIR.

CEQA Requirements

Under the California Environmental Quality Act (CEQA), the Board of Supervisors must consider the impacts of the 2008 Draft General Plan on the environment. CEQA Guidelines require the analysis of environmentally superior alternatives to reduce potential environmental impacts. The guidelines further require the implementation of feasible mitigations to reduce environmental impacts or if not possible, findings of overriding consideration. Tables summarizing the mitigation measures are provided in the Draft EIR, Table 2-1, and pages 2-10 to 2-70, and in the Final EIR, Table 1-1 pages 1-4 to 1-14, and are recommended for approval. These mitigation measures will become a part the General Plan. They include new or modified policies and programs incorporated into the General Plan text or are incorporated in Appendix D of the Draft General Plan as part of the Mitigation, Monitoring and Reporting Program.

2. ADOPTION OF THE SOLANO COUNTY 2008 DRAFT GENERAL PLAN

Action

The Board of Supervisors is requested to adopt a resolution making findings and adopting the Solano County 2008 Draft General Plan and Mitigation Monitoring and Reporting Program. Adoption of the 2008 Draft General Plan would be contingent upon the voters approving Ordinance 2008-1 to amend the 1994 Orderly Growth Initiative. If the Ordinance is approved by the voters on November 4, 2008, the 2008 General Plan would become effective 10 days after the Board of Supervisors certify the election results.

Background

The Board of Supervisors' review of the 2008 Draft General Plan as recommended by the Citizens' Advisory Committee and Planning Commission was initiated on July 1, 2008. The Board of Supervisors received a presentation of the 2008 Draft General Plan and considered suggested revisions identified by staff as a result of public review and input on the Draft Plan and Draft EIR. The presentation was followed by a noticed public hearing on the 2008 Draft General Plan. The public hearing on the Draft General Plan was continued by the Board of Supervisors to July 8, 2008 for additional public comments. On July 8, 2008, the Board provided direction on specific areas of the Land Use Diagram. On July 18 and July 21, 2008, the Board conducted public hearings and a chapter by chapter review of the 2008 Draft General Plan, provided comment and direction on the 2008 Draft General Plan chapters, and continued the public hearing to July 29, 2008. On July 29, 2008, the Board of Supervisors conducted a continued public hearing on the 2008 Draft General Plan to complete its review of General plan text and proposed land uses, to consider recommended changes from staff, and, at the conclusion, closed the public hearing on the 2008 Draft General Plan. The Board provided staff with final direction on the Final EIR and 2008 Draft General Plan.

Per Board direction, final changes to the General Plan text are incorporated into the "Recommended Changes to the 2008 Draft General Plan" dated August 5, 2008 and to the Land Use Diagram date August 5, 2008.

Final Draft of the Solano County 2008 General Plan

The final Solano County 2008 Draft General Plan document includes the Solano County 2008 Draft General Plan dated March 2008 as amended by the "Recommend Changes to the 2008 Draft General Plan Text" dated August 5, 2008 and the Solano County General Plan Land Use Diagram Figure LU-1 dated August 5, 2008.

ALTERNATIVES:

The Board could choose not to certify the Final EIR and adopt the 2008 Draft General Plan. Staff does not recommend this alternative. It is important at this time to complete action adopting the 2008 Draft General Plan so that relevant sections of the Draft General Plan can be placed before the voters on the November 2008 ballot for approval under provisions of the Orderly Growth Initiative.

OTHER AGENCY INVOLVEMENT:

The 2008 Draft General Plan was prepared under the direction of the General Plan Update Citizens' Advisory Committee (CAC). A Technical Advisory Committee comprised of over 100 local and regional agencies in Solano County were provided an opportunity to review and comment on the draft background reports and preliminary draft goals, policies and implementation program for the Draft General Plan. The CAC received presentations from each city on their respective General Plans and briefing sessions were held with each of the cities. The County has also consulted with local Native American tribes. The Draft General Plan and associated Draft EIR was submitted for review to regional and state agencies for consistency with their respective plans and policies as required by state law, including the Solano County Airport Land Use Commission, the Delta Protection Commission, Bay Conservation and Development Commission and State Resources Board.

On May 15, 2008 the Planning Commission conducted a public hearing to received comments on the General Plan Draft EIR. On May 22 and May 29, 2008, the Planning Commission conducted public hearings on the 2008 Draft General Plan and on June 5, 2008 made recommendations on the Draft General Plan to the Board. On June 11, 2008, The Agricultural Advisory Committee reviewed the Draft General Plan.

CAO RECOMMENDATION:

DEPARTMENT HEAD SIGNATURE:

Birgitta E. Corsello, Director
Department of Resource Management