

RESOLUTION NO. .

BOARD OF SUPERVISORS, COUNTY OF SAN MATEO, STATE OF CALIFORNIA

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RESOLUTION DIRECTING STAFF TO SUBMIT THE PROPOSED LOCAL COASTAL PROGRAM LAND USE MAP AMENDMENTS FOR COASTAL COMMISSION REVIEW AND CERTIFICATION

RESOLVED, by the Board of Supervisors of the County of San Mateo, State of California, that

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WHEREAS, in 1980, the San Mateo County Board of Supervisors (Board of Supervisors) approved, and the California Coastal Commission certified the San Mateo County Local Coastal Program (LCP), establishing policies, consistent with the Coastal Act, to guide development within the County's Coastal Zone while protecting Coastal resources and providing coastal access for all; and

WHEREAS, since its certification, LCP has been amended various times, to improve its conformity with the California Coastal Act or respond to local circumstances; and

WHEREAS, in 2011 the County initiated a study to determine the feasibility of replacing or moving the existing Pescadero Fire Station. Persistent flooding of nearby Butano Creek has caused damage to the existing Fire Station buildings and hampered emergency response times for the fire crew; and

WHEREAS, in 2015 the County formed the Pescadero Fire Station Steering Committee, composed of County staff and community members, to determine the best course of action, including identification of potential re-location sites; and

WHEREAS, in February 2016 the Steering Committee hosted a public workshop with the Community of Pescadero to consider all alternatives, including potential re-location sites. Based upon input from the Community and early consultation with the Coastal Commission, the school site was selected as the preferred location for a new fire station. However, the preferred location is designated as “Agriculture” on the County’s LCP Land Use Plan maps; and

WHEREAS, the proposed fire station is an “Institutional” use and therefore incompatible with the “Agriculture” land use designation; and

WHEREAS, in order to fully implement the LCP’s Land Use Plan, a portion of the subject property’s land use designation must be amended to reflect the proposed change in land use; and

WHEREAS, on September 28, 2022, after consideration of the entire record, including public comments, the Planning Commission recommended that the Board of Supervisors transmit the proposed amendment to the County’s Local Coastal Plan Land Use Map to the Coastal Commission for certification; and

WHEREAS, it is the intent of San Mateo County to carry out the proposed amendments in a manner that is in full conformity with the Coastal Act;

NOW THEREFORE, BE IT RESOLVED that the San Mateo County Board of Supervisors:

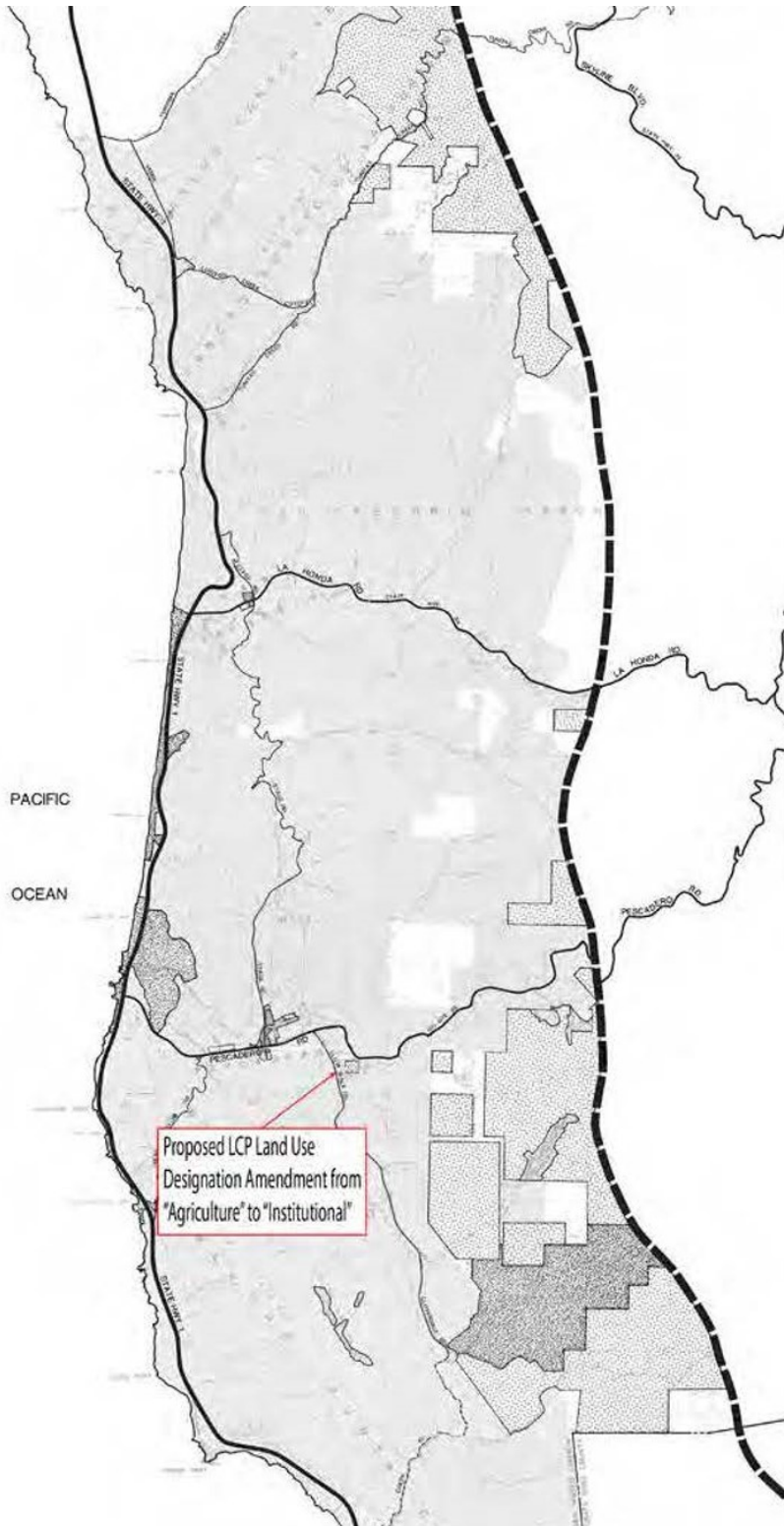
Amends, subject to Coastal Commission certification, the San Mateo County Local Coastal Plan Land Use Designation of a portion of one property, Assessor's Parcel Number 087-230-030, from Agriculture to Institutional as shown on the attached maps.

AND, BE IT FURTHER RESOLVED, that this Local Coastal Program amendment shall not have the force of law until thirty (30) days after the California Coastal Commission has confirmed that the County's action acknowledging the Commission's certification, and accepting any modifications required as a condition of certification, is legally adequate.












Attachment A: Revised South Coast Land Use Map

Attachment B: Revised Pescadero Land Use Map

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LAND USE:

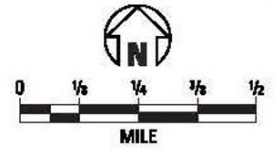
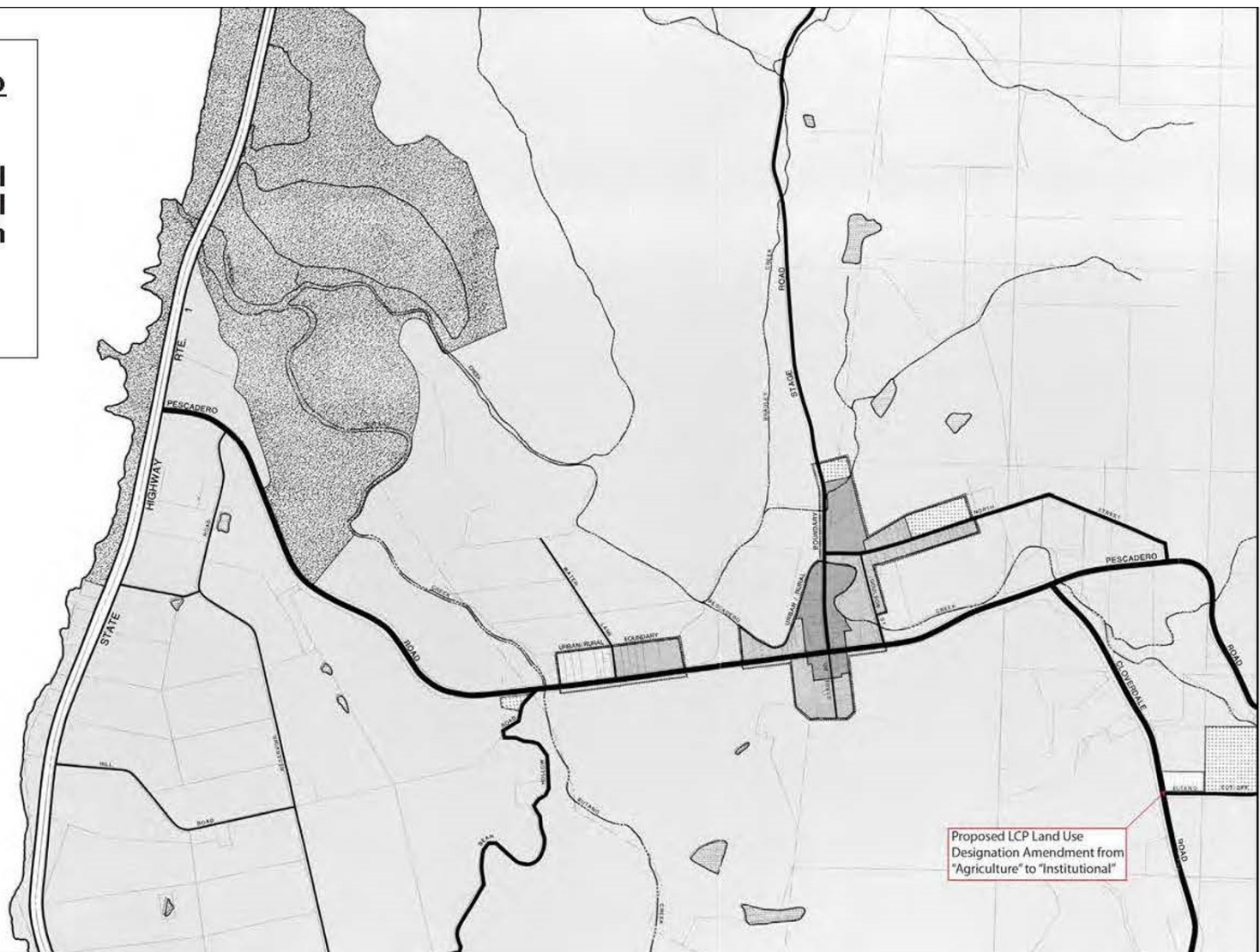
-  LOW DENSITY RESIDENTIAL 0.3-2.0 DU/AC
-  MEDIUM LOW DENSITY RESIDENTIAL 2.1-6.0 DU/AC
-  MEDIUM HIGH DENSITY RESIDENTIAL 9.1-16.0 DU/AC
-  NEIGHBORHOOD COMMERCIAL
-  COMMERCIAL RECREATION
-  INSTITUTIONAL
-  PUBLIC RECREATION
-  AGRICULTURE
-  TIMBER PRESERVE
-  GENERAL OPEN SPACE
-  WATER

San Mateo County Planning Commission Meeting

Owner/Applicant: _____

Attachment: _____

File Numbers: _____



LAND USE:							
	LOW DENSITY RESIDENTIAL 0.3-2.0 DU/AC		MEDIUM HIGH DENSITY RESIDENTIAL 9.1-16.0 DU/AC		INSTITUTIONAL		AGRICULTURE
	MEDIUM DENSITY RESIDENTIAL 6.1-9.0 DU/AC		NEIGHBORHOOD COMMERCIAL		PUBLIC RECREATION		WATER

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