



Notice Date: April 5, 2018

**NOTICE OF INTENT TO APPROVE
Cabrillo Business Park
Lot-Line Adjustment
April 16, 2018 at 5:00 P.M.**

**Cabrillo Business Park
Lot Line Adjustment/Vehicle Trip Allowance Transfer/CEQA Exemption
Lots 5, 6, 7, and 9 of Map No. 32,046
Lots South of Navigator Way
APNs 073-610-024, -33, -034, 035
Case No. 16-160-LLA-VTA**

NOTICE IS HEREBY GIVEN that the Director of Planning and Environmental Review of the City of Goleta **intends to take action on a Lot Line Adjustment (LLA), Vehicle Trip Allowance (VTA) and California Environmental Quality Act (CEQA) Exemption** pursuant to the Cabrillo Business Park (CBP) Specific Plan (City Ord. 13-04), as described below, on April 16, 2018 at 5:00 P.M.

Case No. 16-160-LLA-VTA: The project is within the CBP, a 92.25-acre site located at the southwest corner of Hollister Avenue and Los Carneros Road. On May 7, 2007, the City Council approved a Rezone, Development Agreement, Vesting Tentative Map, Development Plan, and Road Naming for the CBP Project. The LLA involves four lots of record, Lots 5, 6, 7, and 9 of Map No. 32,046, totaling 8.426 acres, which was recorded in Book 205, Pages 11-15 of Record Maps in the Office of the Santa Barbara County Recorder on March 15, 2011.

The sizes of lots before and after the LLA will maintain the minimum lot area of 1 acre as required by the CBP Specific Plan. All lots are currently vacant at this time. Access to the adjusted Lots 5, 6, 7 and 9 would continue to be provided from Los Carneros Road, Coromar Drive, Discovery Drive, and Navigator Way. Associated with the LLA, the applicant is requesting an administrative approval of VTA transfers of PM Peak Hour Trips (PHTs) between the four subject lots as well as Lot 14.

The LLA was filed by Troy White of Dudek, agent, on behalf of Santa Barbara Realty Development, LLC, property owner.

ENVIRONMENTAL REVIEW FINDINGS: The project is exempt from environmental review pursuant to CEQA Guidelines § 15305 (Minor Alterations in Land Use Limitations). The project site does not have an average slope of greater than 20 percent. The project does not result in any changes in land use or density, as no new structural development is proposed. The project consists of a minor LLA which does not result in the creation of any new parcel.

FOR FURTHER INFORMATION: The project plans and associated staff report, findings, conditions of approval, and CEQA exemption may be reviewed at the City of Goleta, Planning and Environmental Review Department, located at 130 Cremona Drive, Suite B, Goleta, CA 93117. Please provide comments to staff, if warranted, before April 16, 2018 to be considered by the Director. The Planning and Environmental Review Department is open from Monday through Thursday from 8:00 a.m. to 4:00 p.m. and on Friday from 8:00 a.m. to noon. For further information please contact Darryl Mimick, Associate Planner, at (805) 961-7572 or via email at dmimick@cityofgoleta.org.

APPEALS PROCEDURE: The action of the Director may be appealed to the City of Goleta Planning Commission within ten (10) calendar days following final action. If you challenge the City's final action in court, you may be limited to raising only those issues you or someone else raised in written or oral testimony and/or evidence provided to Planning and Environmental Review Department prior to final decision-maker action (Government Code § 65009(b)(2)).

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