



Date of Notice: April 25, 2014

**NOTICE OF AVAILABILITY  
DRAFT SUPPLEMENTAL ENVIRONMENTAL IMPACT REPORT  
AND  
NOTICE OF ENVIRONMENTAL HEARING OFFICER  
PUBLIC HEARING ON DRAFT SEIR  
THURSDAY, MAY 22, 2014 at 5:30 P.M.**

**SHELBY GENERAL PLAN AMENDMENT  
CASE NO. 05-154-GPA  
7400 Cathedral Oaks Road, Goleta, CA  
APN 077-530-019  
(SCH# 2012071071; City EIR No. 12-EIR-003)**

**NOTICE IS HEREBY GIVEN** that the City of Goleta (City), as Lead Agency under the California Environmental Quality Act (CEQA, Pub. Resources Code, §§ 21000 et seq.), has completed a Draft Supplemental Environmental Impact Report (City EIR No. 12-EIR-003; Draft SEIR), for the Shelby General Plan Amendment (Shelby GPA). A detailed description of the Shelby GPA is provided below. The City invites comments on the adequacy and completeness of the environmental analysis and mitigation measures described in the Draft SEIR from April 25, 2014 through June 9, 2014.

A public hearing to take comments on the Draft SEIR will be held by the City Environmental Hearing Officer on:

**DATE AND TIME:** Thursday, May 22, 2014 at 5:30 P.M.

**PLACE:** Goleta City Hall, Council Chambers  
130 Cremona Drive, Suite B, Goleta, California 93117

**DOCUMENT AVAILABILITY and FURTHER INFORMATION:** The Draft SEIR may be reviewed, or a copy may be purchased, on and after Friday, April 25, 2014 at the City of Goleta Planning and Environmental Review Department, 130 Cremona Drive, Suite B, Goleta, CA 93117. A hard copy is also available for review at the Goleta Public Library. The Draft SEIR is also posted on the City's website at [www.cityofgoleta.org](http://www.cityofgoleta.org). Copies of the Draft SEIR and its Executive Summary are also available for purchase on CD for \$7.00 and in hard copy for \$0.21/page black/white or \$0.26/page color. Documents referenced in the Draft SEIR are also available upon request. The General Plan/Coastal Land Use Plan Final EIR is also available for review at the same locations as the Draft SEIR.

**PUBLIC COMMENT PERIOD:** The public review period begins on Friday, April 25, 2014 and ends on Monday, June 9, 2014 at 5:00 P.M. All letters should be addressed and mailed to Mr. Shine Ling, Associate Planner, City of Goleta, 130 Cremona Drive, Suite B, Goleta, CA 93117 or emailed to [sling@cityofgoleta.org](mailto:sling@cityofgoleta.org). **All comments must be received no later than 5:00 P.M. on Monday, June 9, 2014.** Please limit comments to environmental issues, and ensure that comments address the Shelby General Plan Amendment Draft Supplemental Environmental Impact Report. Comments relating to the residential development proposed by the applicant should be addressed in a separate letter (see Associated Project EIR, below).

**PROJECT DESCRIPTION SUMMARY:** The Shelby GPA includes amendments to two maps of the City's General Plan/Coastal Land Use Plan (GP/CLUP), as described below. The Shelby GPA requires a Supplemental EIR to the GP/CLUP Final EIR certified in October 2006 (2006 Final EIR).

**Location:** The property affected by the Shelby GPA (Shelby property) is located at 7400 Cathedral Oaks Road in the City of Goleta, Santa Barbara County (APN 077-530-019). Access to the project is from Cathedral Oaks Road. The 14.38-acre Shelby property is bounded on its north and east by the Glen Annie Golf Course, on its west by El Encanto Creek, and on its south by Cathedral Oaks Road and residential development.

**Amendment to Land Use Plan Map:** The Shelby property is shown on the current Land Use Plan Map (Figure 2-1 in the Land Use Element of the GP/CLUP) with an existing land use designation of Agriculture. The applicant proposes to change the land use designation on the Shelby property to Single-Family Residential, which would allow development of a single-family residential neighborhood for approximately 60 families.

**Amendment to Open Space Plan Map:** The Shelby property is designated as Agriculture on the Open Space Plan Map (Figure 3-5 in the Open Space Element of the GP/CLUP). The Agriculture designation on the Open Space Plan Map is characterized as "Open Space for Managed Production of Resources." The applicant proposes to remove the Shelby property from the Open Space Plan Map.

**ENVIRONMENTAL REVIEW FINDINGS:** The Draft SEIR identifies and discusses potential impacts, mitigation measures, monitoring requirements, and residual impacts for identified subject areas. All effects on the environment identified in the 2006 Final EIR were evaluated in relation to the Shelby GPA. No new potentially significant effects on the environment were identified as a result of the Shelby GPA. The Shelby GPA would result in incremental increases to previously identified impacts in the 2006 Final EIR, including significant and unavoidable impacts (Class I) on aesthetics/visual resources, air quality (cumulative), noise, and transportation/circulation. Incremental increases to potentially significant but mitigable impacts (Class II), and less than significant impacts (Class III), identified in the 2006 Final EIR would result in the areas of aesthetics/visual resources, air quality, biological resources, cultural resources, geology, soils, and mineral resources, hazards and hazardous materials, land use and recreation, noise, population and housing, public services and utilities, transportation/circulation, and water resources. These impacts remain classified as Class II or Class III. The GPA would result in no incremental increases to any Class I, II, or III agricultural and farmland impacts identified in the 2006 Final EIR. The Draft SEIR has been prepared pursuant to all laws, including CEQA. Further, the Shelby property is not listed on any hazardous waste facilities or disposal sites as enumerated under Section 65962.5 of the Government Code.

**ASSOCIATED PROJECT EIR:** The environmental impacts of the residential development requested on the Shelby property are analyzed in a separate project-specific EIR (Shelby Project EIR, City EIR No. 12-EIR-005). The Shelby Project EIR was prepared at the same time and in coordination with this SEIR. The Shelby Project EIR analyzes the rezone, zoning ordinance text amendment, vesting tentative map, and development plan proposed by the applicant for the Shelby property. If you are commenting on both this Draft SEIR and the Draft Shelby Project EIR, please provide separate letters that address comments respectively for each EIR.

If you have any questions or would like a copy of the Executive Summary of the Draft SEIR or the entire Draft SEIR, please contact Mr. Shine Ling at the above address, at (805) 961-7548, or [sling@cityofgoleta.org](mailto:sling@cityofgoleta.org).

NOTE: If you challenge the City's final action on this project in court, you may be limited to only those issues you or someone else raised in written or oral testimony and/or evidence provided to the City of Goleta Planning and Environmental Review Department on or before the date that the public comment period ends. (Gov. Code, § 65009,(b)(2))

NOTE: In compliance with the Americans with Disabilities Act, if you need special assistance to participate in the hearing, please contact the City Clerk at (805) 961-7505. Notification at least 48 hours prior to the meeting will enable the staff to make reasonable arrangements.

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