



County of Santa Barbara Planning and Development

Lisa Plowman, Director

Jeff Wilson, Assistant Director

Elise Dale, Assistant Director

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NOTICE OF AVAILABILITY OF THE DRAFT NEGATIVE DECLARATION FOR THE PROPOSED Montecito Family YMCA Master Plan and Case No. 12RVP-00000-00008

PROJECT DESCRIPTION: The Channel Islands YMCA proposes to develop a new Master Plan that includes facility upgrades, new development, special events, and a membership cap increase.

PROJECT LOCATION: The project site is located on the corner of Santa Rosa Lane and San Ysidro Road, commonly known as 591 Santa Rosa Lane, APN 007-270-005, in the Montecito Community Plan area, 1st Supervisorial District.

PUBLIC COMMENT: The County of Santa Barbara Planning and Development Department (P&D) is soliciting comments on the adequacy and completeness of 13NGD-00000-00008. You may comment by submitting written or oral comments to the project planner identified below prior to the close of public comment on June 19, 2023 at 5:00 p.m. Due to the non-complex nature of the project, a separate environmental hearing will not be held.

PROJECT DETAILS: The project is a request by the owner, the Channel Islands Young Men's Christian Association (YMCA) and Brian Banks, the agent for the owner, for a revised Conditional Use Permit to update the Montecito YMCA Master Plan, originally approved under Case No. 78-CP-75, for the purpose of renovating, enhancing, and expanding the existing facilities. The revised conditional use permit would allow for the demolition and reconstruction of existing buildings and the construction of several new buildings, as well as the continuation of existing programs including a selection of recreational, fitness and well-being programs for all age groups. The project will increase the total interior spaces of the facilities to approximately 22,638 square feet. The existing 7,416 square foot main building would be expanded and renovated, resulting in a structure of approximately 10,336 square feet. The 12,797 square foot outdoor sports court would be replaced with a new 9,425 square foot multi-purpose building. The existing 3,300 square foot locker room would be rebuilt with a new 2,717 square foot locker room. The pool will be expanded from 5 lanes to 7 lanes. The project includes the removal of 10 native trees, which will be mitigated by planting 75 native trees onsite. The project also proposes to increase the membership level limit to 1,950 memberships from an average of 1,550 memberships. Frontage improvements for the project are expected to include construction of sidewalk, curb, and gutter, lighting, utility improvements and removal of 2 native trees.

ENVIRONMENTAL REVIEW FINDINGS: P&D has prepared a Draft Negative Declaration (ND) (13NGD-00000-00008) pursuant to Section 15073 of the State Guidelines for the Implementation of the California Environmental Quality Act (CEQA) and the County of Santa Barbara Guidelines for the Implementation of CEQA. P&D's issuance of a ND affirms our opinion that any significant adverse impacts associated with the proposed project may be reduced to a less than significant level with the adoption of mitigation measures and that the project does not require the preparation of an Environmental Impact Report (EIR). The ND prepared for the project identifies and discusses potential impacts, mitigation measures, residual impacts and monitoring requirements for identified subject areas. Significant but mitigable effects on the environment are anticipated in the following areas: Aesthetics, Biological Resources, Cultural Resources, Fire Protection, Geologic Processes, Noise, and Water Resources/Flooding. If the project description changes, P&D will require a reevaluation to consider the changes. This reevaluation will be subject to all regular fees and conditions. If you challenge this environmental document in court, you may be limited to raising only those issues raised by you or others in written correspondence or in hearings on the proposed project.

DOCUMENT AVAILABILITY: If a copy of the draft ND is not attached, the draft ND may be obtained and all documents incorporated by reference in the ND may be reviewed at P&D offices located at 123 E. Anapamu Street, Santa Barbara and on the P&D website at <https://www.countyofsb.org/2709/CEQA-Notices-and-Environmental-Documents>.

HOW TO COMMENT: Please provide comments to the project planner, Chris Schmuckal at 123 E. Anapamu Street, Santa Barbara, CA 93101, cschmuckal@countyofsb.org, 805-568-3510, prior to the close of public comment on June 19, 2023 at 5:00 p.m. Please limit comments to environmental issues such as traffic, biology, noise, etc. You will receive notice of the dates of future public hearings to consider project approval or denial.

In compliance with the Americans with Disabilities Act, if you need special assistance to participate in the hearing, please contact Hearing Support Staff (805) 568-2000. Notification at least 48 hours prior to the hearing will enable Hearing Support Staff to make reasonable arrangements.