Santa Monica Mountains North Area Plan & Community Standards District Update

April 3, 2019
Community Open House
Background

- Kick-off meeting in August 2017 at Malibou Lake Mountain Club
  - Meetings with a variety of community groups/organizations
  - Conducted habitat mapping
- August 21, 2018 – EIR Scoping meeting at Calabasas field office
- October 1, 2018 – First draft of Plan and CSD released
- October 25, 2018 – First open house meeting on Draft docs at Las Virgenes Municipal Water District
- Tonight's meeting is meant to serve as a replacement open house for the one that should have taken place on 11/14
Meeting format - Open House Setting

- County Presentation – 20 minutes
- Open House - until 7:30pm
  - Five Stations will include:
    - Biological Resources
    - Equestrian
    - Special Events
    - Trees
    - General Inquiries
Tonight’s Meeting Goals

- Receive comments on the Plan and CSD
- Answer individual questions
- Clarify any areas in the Plan or CSD that seem unclear
- Take suggestions for improvement
Project Timeline

- **October 2018:** Draft Plan & CSD Released
  - (comments being accepted through April 18, 2019)
- **August/September:** Draft EIR
- **December:** Final EIR/Public Hearing at Regional Planning Commission
- **Late spring/early summer 2020:** Public Hearing at Board of Supervisors
Goals/Objectives of SMM North Area Update

Guiding principle “Let the land dictate the type and intensity of use”

- Protect sensitive wildlife/wildlife corridors
- Support open space conservation
- Protect biodiversity and riparian ecosystems throughout the SMM
- Increase tree protection
- Map sensitive habitats
- Retain rural/ agricultural character within neighborhoods
- Preserve the natural beauty of the SMM for all who use them
- Provide for recreational opportunities and experiences
Biological Habitat Categories

- Include a tiered system with four sensitivity categories (S1, S2, S3, and S4)
  - Each category defines habitat sensitivity and provides recommendations on the allowable uses within each category

- Direct development to the most appropriate areas while preserving and protecting the most sensitive resources

- Provide landowners a planning tool to understand the requirements for development in the North Area
Biological Habitat Categories

- **S1 Habitat: Habitat of Limited Distribution, Rarity, or Important Habitat Function**
  - Restrict to the most unique or rare habitat or habitat that provides important functions (i.e., riparian and oak woodlands, rock outcrops, seeps and springs) for sensitive plants and wildlife
  - *Development Restrictions*: Most restrictive development standards; *little to no development should occur in S1 habitat*

- **S2 Habitat: Native Scrub and Chaparral Communities**
  - Include any native scrub or chaparral community and non-native annual grasslands
  - *Development Restrictions*: May be subject to development after consideration of site-specific conditions; development should avoid sensitive resources if detected

*Lyon’s Pentachaeta*
Biological Habitat Categories

- **S3 Habitat: Disturbed, Exotic, and Cleared Communities**
  - Include areas supporting ruderal or disturbed plant communities, non-native vegetation, legally-cleared areas, and fuel-modification zones
  - **Development Restrictions**: May be subject to development after consideration of site-specific conditions

- **S4 Habitat: Developed Land and Agricultural Communities**
  - Include areas supporting legally-authorized residential, commercial, or agricultural development; include low-density rural residences
  - **Development Restrictions**: Focus of development, where possible, and after consideration of site-specific conditions
Biological Review Requirements

- Biological inventory
  - Lower level of review that is required with ministerial review within S2 and S3
  - May be upgraded to biological assessment

- Biological Assessment
  - Higher level of review required for all projects in S1, discretionary projects within S2-S3, or projects that the Director has determined to require further review of biological resources
  - Requires a more comprehensive report of biological resources, including biota report

- Consult with County Biologist
- Map on-site habitat
- SEATAC Review
Scenic Resource Areas

- Scenic Elements
- Scenic Routes
- Significant Ridgelines

Scenic Elements:
1. West Mulholland Highway Sandstone
2. Saddle Rock
3. Turtle Rock
4. Upper La Sierra Canyon
5. Cornell Sandstone Peaks
6. Sugar Loaf
7. Lady Face Ridge
8. Palo Comado Canyon
9. Old Topanga Sandstone
Trees

- Currently Protected Trees: Oak Trees

- Proposed Protected Trees: Native, Heritage & Historic Trees
  - **Native Trees**
    - Protect tree species native to the North Area
  - **Heritage Trees**
    - Native trees with a trunk diameter greater than 36 inches
  - **Historic Trees**
    - Protected due to historic or cultural value

- There are different levels of permits for various impacts to trees that you can learn more about at the Protected Trees Station
Equestrian Uses

- Accessory horse boarding permitted by-right (up to 20 horses)
- Best Management Practices (BMPs) that all equestrian uses must meet
- Brings standards into compliance with Public Health requirements
Special Events

- Primary and Accessory Special Event Facilities require Conditional Use Permit (CUP)
- No amplified noise after 8:00 p.m.
- Must not exceed new L90 ambient noise level of 40 dBA
- Noise reduction/mitigation requirements
Getting involved

Los Angeles County Regional Planning wants to hear from you!

Get in contact with LA County Regional Planning to submit feedback:

- Email: SMMNorthArea@planning.lacounty.gov
- Facebook: https://www.facebook.com/LACDRP/
- Twitter: https://twitter.com/LACDRP
- Web: http://planning.lacounty.gov/smmnap
- Phone: Luis Duran (213) 974-6422 or Alyssa Netto, AICP (213) 974-0307

All photographs courtesy of the National Park Service