CITY OF MONTEREY

Local Coastal Program
Community Workshop
Policies

Monterey Youth Center
September 22, 2016
Local Coastal Program Team

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Workshop Format and Focus

- Brief presentation to provide an overview of the Local Coastal Program Update process and where we are in the process
- Policy development
  - Process
  - New policies – concepts
  - Existing policies
- Community input/round table discussions
- Summary
LCP Overview - The City of Monterey’s Coastal Zone
LCP Overview – What is an LCP?

- Land Use Plan (policy)
  provides policy guidance for development in the coastal zone

- Implementation Plan (ordinances)
  provides standards and procedures for development review, permitting, and appeals
LCP Overview – Why Update?

- Certified Local Coastal Program is required by the Coastal Act
- Provide local jurisdictional review within the context of the Coastal Act requirements
- Increase administrative/procedural efficiency
- Changing environmental and regulatory conditions
LCP Overview – Process

- Prepare Existing Conditions and Issues Report
- Prepare Land Use Plan (LUP) and Implementation Plan (IP)

LCP presented at City’s Planning Commission and City Council for consideration and adoption

Submission to Coastal Commission for consideration of adoption and certification of Land Use Plan and Implementation Plan

Back to City Council for acceptance

Once certified the permit authority will be transferred from the Coastal Commission to the City
Policy Development

- Consider Existing Conditions
  - Existing Conditions and Issues Report (2016)
  - Public input (workshops) and hearings
  - Goals and requirements

Review Existing Policy
- Retain, delete, and revise

Create New Policy
- Address gaps in existing policy
- Address new environmental or regulatory requirements
- Address vulnerabilities and options for adaptation
Key findings

- Coastal hazards with 5 feet of sea level rise pose greater risk to the City than a FEMA mapped 500-year storm event
- Rec. trail and Del Monte Ave. vulnerable to flooding
- Infrastructure at risk from erosion and flooding
- Most existing Hazardous Materials Business Plans are associated with coastal dependent harbor uses
Policy Development

Recap – Coastal Hazards

Existing and Future Coastal Hazards
Policy Development

Recap - Coastal Hazards

- California Coastal Act:
  - 30253. Minimize risks to life and property in areas of high geologic, flood, and fire hazard.
  - 30253. Assure stability and structural integrity, and neither create nor contribute significantly to erosion, geologic instability, or destruction of the site or surrounding area or in any way require the construction of protective devices that would substantially alter natural landforms along bluffs and cliffs.
Vision and Goals

- Protect and preserve what currently exists when planning ahead and in policy formation - particularly as related to existing uses, public access, and views.

- Important to understand "worst case" scenario/potential impacts [but] to also consider, review, and monitor actuality (compared to modeling predictions) in planning and policy development.

- Planning approach may be to use “trigger points”

- Adaptation strategies (do nothing/ retreat /accommodate /protect) are needed and may differ depending on the threat and the resource
Policy Development

Concepts – Coastal Hazards

- Regional dialogs
  - Regional adaptation
  - Monitoring of sand supply
  - Possible changes to sand management

Overall approach
  - Hazard/risk identification - coastal hazard overlays
  - Consider economic life of structures
Policy Development

Concepts – Coastal Hazards

- Development
  - Increasing setbacks in some areas due to anticipated sea level rise and/or erosion/undermining
  - Site specific reports standards
  - Building code standards

Infrastructure
- Avoidance
- Elevate
- Relocate – triggers?

City of Monterey
Policy Development

- Armoring
  - Repairs to existing structures
  - Avoid new armoring
- Adaptation
  - Nearshore reef
  - Sediment management
  - Transfer of development rights

Source: California Coastal Records Project
Policy Development

Existing Policies

- Architectural styles
- View Protection
- Tree Preservation
- Preserve Natural Shoreline
- Architectural Scale and Character
- Relocate Development Standards to IP
Policy Development

- PRIORITY AREAS: Which areas in the City of Monterey's Coastal Zone are important to consider in developing new policy and/or maintaining existing policy?
NEW POLICY: As the City considers new policies regarding coastal hazards, how important is each of the items listed below in terms of considering and creating policy?

- regional dialogs
- overall approach
- development in or near hazard areas
- infrastructure in or near hazard areas
- armoring
- adaptation
- other new coastal hazard policy concepts
EXISTING POLICY: As the City considers existing policies, are there specific existing policies that you feel should be maintained, discarded or updated? These policies may be related to:

- Natural resources (biological resources, fishing and marine aquaculture, water resources/water quality)
- Built environment (land use and development, community character, public services and facilities, transportation, hazardous materials)
- Socioeconomic (historic and archaeological resources; parks, recreation and visitor-serving uses; public coastal access; visual resources/adaptation)
Other Considerations

Share your thoughts and ideas

- What other issues pertaining to the coastal zone are important to you?
- Why?
- What policies might the community consider to address concerns?
What’s Next?

- Attend future workshops Planning Commission, City Council and Coastal Commission hearings over the next year

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<thead>
<tr>
<th>Date</th>
<th>Event</th>
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<tr>
<td>October 11</td>
<td>Planning Commission Study Session on Policy Development</td>
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<tr>
<td>November 1</td>
<td>City Council Review on Policy Development</td>
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<tr>
<td>March 14, 2017</td>
<td>Planning Commission (Recommendation on Draft LCP)</td>
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<tr>
<td>April 14, 2017</td>
<td>City Council Hearing (Draft LCP)</td>
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<tr>
<td>Summer 2017</td>
<td>Coastal Commission Consideration and Certification</td>
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Your Participation is Important!

- Fill out your comment cards tonight or send your comments to:

  **Elizabeth Caraker**, Principal Planner  
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  580 Pacific Street, Monterey, CA 93940  
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  831-646-1739

- Visit the Local Coastal Program Update webpage by following the link on the City’s website to stay informed

- Sign up list at today’s meeting so you will be sent notice of all future public hearings