

Attachment H

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Before the Monterey County Airport Land Use Commission,
State of California

Resolution No. 15-003

Finding the proposed application for review of the draft Housing Element consistent with the Comprehensive Land Use Plan (CLUP) for Monterey Peninsula Airport, Marina Municipal Airport, Salinas Municipal Airport and Mesa Del Rey Airport.

[REF140087, County of Monterey, County-Wide]

WHEREAS, on October 7, 2015, ALUC Staff received an application from the applicant, County of Monterey, RMA-Planning, to review a draft 2015-2023 Housing Element update to the 2010 Monterey County General Plan (REF140087). The Housing Element is one of seven elements required to be included in the County's General Plan. The Housing Element is a policy document that assesses housing needs and evaluates the current housing market in the County, and identifies programs that will meet housing needs; and

WHEREAS, the ALUC is responsible for review of all projects and specific plans for consistency with the Comprehensive Land Use Plans (CLUPs) for Monterey Peninsula Airport, Marina Municipal Airport, Salinas Municipal Airport and Mesa Del Rey Airport; and

WHEREAS, on October 26, 2015, the ALUC conducted a duly noticed public meeting to consider and accept the application (ALUC File No. REF140087, Item 7a); and

WHEREAS, the Housing Element identifies the Affordable Housing Overlay (AHO) Districts, already adopted in the 2010 Monterey County General Plan, designated for future development of affordable housing. The areas are as follows:

- AHO-1: Mid-Carmel Valley (near Carmel Valley Road);
- AHO-2: Monterey Airport Vicinity (along Highway 68 and Olmstead Road);
- AHO-3: Highway 68/Reservation Road (Portola Drive, Salinas); and
- Community Areas and Rural Centers

Of these areas, AHO-2 is the only future location near an airport, Monterey Regional Airport. General Plans Policies C-7.4 requires land uses in the vicinity of public airports shall be consistent and compatible with the airport comprehensive land use plans; and

WHEREAS, On Page 58 of the Housing Element, development must be consistent with all adopted Airport Land Use Comprehensive Plans (ALUCPs). Therefore, future development of affordable housing shall be consistent with the General Plan which requires consistency with all adopted airport comprehensive land use plans. Other than the identified AHO Districts, the Housing Element is a policy document that does not propose development, but provides policies identifying ways to accommodate the region's projected housing needs, which was assigned a Regional Housing Needs Allocation (RHNA) of 1,551 units for 2015-2023.

NOW, THEREFORE, BE IT RESOLVED, that the Monterey County Airport Land Use Commission does hereby find the application for the review of the draft Housing Element (REF140087) consistent with the Comprehensive Land Use Plans (CLUPs) for Monterey Peninsula Airport, Marina Municipal Airport, Salinas Municipal Airport and Mesa Del Rey Airport.

PASSED AND ADOPTED on this 26th day of October, 2015, upon motion of Commissioner Kampe, seconded by Commissioner Cleveland, by the following vote, to-wit:

AYES: Kampe, Cleveland, Sabo, Larsen, Cohen

NOES:

ABSENT: Huerta, McGregor

ABSTAIN:

ATTEST

Mike Novo, Secretary to ALUC

By: 

Dan Lister, Designee of Secretary to ALUC
October 26, 2015