



A Tradition of Stewardship
A Commitment to Service

Agenda Date: 3/20/2013

Agenda Placement: 10A

Napa County Planning Commission Board Agenda Letter

TO: Napa County Planning Commission

FROM: Charlene Gallina for Hillary Gitelman - Director
Planning, Building and Environmental Services

REPORT BY: Hillary Gitelman, Director - 253-4805

SUBJECT: Annual Report on General Plan Implementation

RECOMMENDATION

GENERAL PLAN IMPLEMENTATION ANNUAL REPORT - INFORMATIONAL ITEM

CEQA Status: Not applicable; no action is requested.

Staff Recommendation: Receive an informational presentation about the status of General Plan implementation and the annual report required by State law. The report will be presented to the Board of Supervisors on March 19, 2013 and is due to the Governor's Office of Planning and Research (OPR) and the Department of Housing and Community Development (HCD) on April 1, 2013. The Commission may accept public comments, engage in discussion, and provide direction to staff as desired. No action is requested.

Staff Contact: Hillary Gitelman, Director of Planning, Building & Environmental Services at 253-4805
hillary.gitelman@countyofnapa.org.

EXECUTIVE SUMMARY

Section 65400 of the Government Code requires planning agencies to provide an annual report to their legislative body (i.e. the Board of Supervisors), the State Department of Housing and Community Development (HCD), and the Governor's Office of Planning and Research (OPR). The report is required to address the status of the plan and progress in its implementation.

FISCAL IMPACT

Is there a Fiscal Impact? No

ENVIRONMENTAL IMPACT

Not applicable; no action is requested.

BACKGROUND AND DISCUSSION

The Napa County General Plan was comprehensively updated in June 2008 and amended in December 2008, May 2009, and June 2009. The June 2009 amendment updated the County's Housing Element in accordance with Government Code Sections 65580 et seq. All chapters or "elements" of the General Plan include goals, policies, and implementation tasks ("action items" and "programs") that collectively guide land use decision making for unincorporated Napa County.

Section 65400 of the Government Code requires planning agencies to prepare an annual report regarding the status of their general plan and its implementation, and to provide copies of the report to their legislative body (i.e. the Board of Supervisors), the State Department of Housing and Community Development (HCD), and the Governor's Office of Planning and Research (OPR). HCD provides a form that must be used for the housing element portion of the report and Section 65400(a)(2)(B) requires the report to be considered at a public meeting where members of the public are allowed to provide oral testimony and written comments.

The attached cover letter, matrix of implementation actions, and HCD form together constitute planning staff's report for 2012. While no action is requested, staff would be happy to answer questions.

SUPPORTING DOCUMENTS

- A . General Plan Annual Report 2012 - Cover Letter
- B . General Plan Implementation Summary 2012
- C . Housing Element Annual Report - HCD Form 2012
- D . Housing Element Programs - Status 2012

Napa County Planning Commission: Approve

Reviewed By: Charlene Gallina