

**CITY OF CALISTOGA  
PLANNING COMMISSION  
RESOLUTION PC 2011-07**

**A RESOLUTION FORWARDING A RECOMMENDATION TO THE CITY  
COUNCIL FOR THE ADOPTION OF A NEGATIVE DECLARATION BASED ON  
THE INITIAL STUDY PREPARED FOR THE 2009 UPDATE TO THE HOUSING  
ELEMENT OF THE CITY'S GENERAL PLAN**

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1           **WHEREAS**, the City of Calistoga is required by State law to prepare and  
2 adopt a General Plan for the long-term physical growth and development of the  
3 City; and  
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5           **WHEREAS**, the Housing Element is one of seven State mandated  
6 elements to be included in the General Plan; and  
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8           **WHEREAS**, the State Department of Housing and Community  
9 Development has established a new State planning period (2007 to 2014) and is  
10 requiring all local governments within the regional jurisdiction of the Association  
11 of Bay Area Governments (ABAG) to update their Housing Elements by June 30,  
12 2009; and  
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14           **WHEREAS**, a draft update to the Housing Element of the General Plan  
15 has been prepared for adoption by the City Council pursuant to the requirements  
16 of state Housing Element law; and  
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18           **WHEREAS**, in accordance with the California Environmental Quality Act  
19 (CEQA), an Initial Study of the possible environmental consequences of the  
20 updated Housing Element has been prepared by Coastplans; and  
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22           **WHEREAS**, it has been determined in the Initial Study that the project will  
23 not have a significant effect on the environment and a Negative Declaration can  
24 be adopted; and  
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26           **WHEREAS**, a Notice of Intent to Adopt a Negative Declaration was  
27 circulated and published for public review and comment in accordance with the  
28 requirements of CEQA; and  
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30           **WHEREAS**, no evidence was submitted in response to the Notice of Intent  
31 to Adopt a Negative Declaration that indicates the project may actually produce a  
32 significant environmental impact; and  
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34           **WHEREAS**, the Planning Commission has reviewed and considered the  
35 Initial Study and Negative Declaration at its regular meeting on February 23,  
36 2011, and prior to taking action on the application, the Commission received  
37 written and oral reports by the Staff, and received public testimony.  
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**NOW, THEREFORE, BE IT RESOLVED** by the City of Calistoga Planning Commission that based upon the findings above, the Planning Commission recommends that the City Council adopt a Negative Declaration.

**PASSED, APPROVED, AND ADOPTED** on February 23, 2011, by the following vote of the Calistoga Planning Commission:

**AYES: MANFREDI, COATES, MOYE and BUSH**

**NOES: NONE**

**ABSENT: KITE**

**ABSTAIN: NONE**

  
**JEFF MANFREDI, Chairman**

**ATTEST:**   
**Kathleen Guill**  
**Secretary to the Planning Commission**

**CITY OF CALISTOGA  
PLANNING COMMISSION  
RESOLUTION PC 2011-08**

**A RESOLUTION FORWARDING A RECOMMENDATION TO THE CITY COUNCIL  
FOR THE ADOPTION OF THE 2009 UPDATE TO THE HOUSING ELEMENT OF THE  
CITY'S GENERAL PLAN**

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1  
2       **WHEREAS**, the City of Calistoga is required by State law to prepare and adopt a  
3 General Plan for the long-term physical growth and development of the City; and

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5       **WHEREAS**, the Housing Element is one of seven State mandated elements to  
6 be included in the General Plan; and

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8       **WHEREAS**, the City's current Housing Element was adopted in the middle of the  
9 previous State planning period of 1999 to 2006; and

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11       **WHEREAS**, the State Department of Housing and Community Development has  
12 established a new State planning period (2007 to 2014) and is requiring all local  
13 governments within the regional jurisdiction of the Association of Bay Area  
14 Governments (ABAG) to update their Housing Elements by June 30, 2009; and

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16       **WHEREAS**, the City Council approved a work program to update the 2003  
17 Housing Element on January 20, 2009; and

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19       **WHEREAS**, staff, under the guidance of the City Council-appointed Housing  
20 Element Update Advisory Committee, has prepared a draft update to the Housing  
21 Element in accordance with the requirements of state Housing Element law; and

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23       **WHEREAS**, the draft update to the Housing Element has been reviewed by the  
24 State Department of Housing and Community Development, who has determined that  
25 the draft Housing Element would be found in compliance with the requirements of state  
26 Housing Element law if adopted as presented; and

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28       **WHEREAS**, the Planning Commission considered the proposed update to the  
29 Housing Element at its regular meeting on February 23, 2011, and prior to taking action  
30 on the proposed update, received written and oral reports by the staff, and received  
31 public testimony; and

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33       **WHEREAS**, the potential environmental impacts of the updated Housing Element  
34 were evaluated in an Initial Study that was prepared pursuant to the requirements of the  
35 California Environmental Quality Act (CEQA), and

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37       **WHEREAS**, it was determined that the updated Housing Element would not have  
38 a significant impact on the environment and the Planning Commission has  
39 recommended to the City Council that a Negative Declaration be adopted.

4           **NOW, THEREFORE, BE IT RESOLVED** by the City of Calistoga Planning  
5 Commission that, based on the above findings, the proposed update to the Housing  
6 Element of the City's General Plan is forwarded to the City Council with a  
7 recommendation for adoption.  
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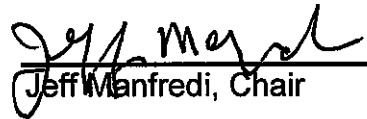
9           **PASSED, APPROVED, AND ADOPTED** on February 23, 2011, by the following  
10 vote of the Calistoga Planning Commission:  
11


12 AYES:       MANFREDI, COATES, MOYE and BUSH  
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14 NOES:       NONE  
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16 ABSENT:     KITE  
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18 ABSTAIN:    NONE  
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Jeff Manfredi, Chair

ATTEST:   
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Kathleen Guill  
Secretary to the Planning Commission