

**Public  
Services**

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# SECTION 4.11

## 4.11 PUBLIC SERVICES

### 4.11.1 Introduction

This section evaluates the Project's potential impacts on public services. For purposes of this analysis, public services consist of: (1) fire protection, (2) law enforcement, (3) library services, and (4) schools. Section 4.12 addresses Project impacts on recreation.

### 4.11.2 Existing Conditions

#### Fire Protection

Fire protection services for the Project would be provided by the Santa Barbara County Fire Department Protection District (SBCFPD), which was formed in 1957 and is governed by the Fire Protection District Law of 1987 (Health and Safety Code §§13800, *et seq.*). SBCFPD provides service to 1,441 square miles of unincorporated and incorporated territory in Santa Barbara County with an estimated population of 165,000 people.<sup>1</sup> The City of Goleta is one of the jurisdictions served by SBCFPD. The Goleta Valley area is served by six fire stations, three of which (stations 11, 12, and 14) are located within City of Goleta. Fire Station 14, located 0.5 mile from the Project site at 320 North Los Carneros Road, Goleta, is the station closest to the Project site.

Station 14 houses an engine company with three full time firefighters and is equipped with one "Type 1" fire engine for responses to structure fires, medical emergencies, vehicle accidents etc., and one "Type III" fire engine (Brush Truck) for responding to wildland fires. The station operates 24-hours a day, 365 days a year.

The emergency response time from Fire Station 14 to the Project site is approximately one minute in normal traffic. Stations 11 and 12, located at 8901 Frey Way and 5330 Calle Real, respectively, also serve the Project site, providing secondary backup.

In the event of a structure fire, three fire engines, one ladder-truck company, and one battalion chief respond. Engine 14 would be the "first-in" company, with support from Engine 11, Truck 11, Engine 12, and the on duty battalion chief. Truck 11 is a countywide emergency response and rescue vehicle and is not solely dedicated to serve Station 11's first-in district.

The SBCFD follows the National Fire Protection Association (NFPA) guidelines regarding the provision of fire protection services.<sup>2</sup> These are identified in the City's GP/CLUP as follows:

1. A firefighter-to-population ratio of one firefighter on duty 24 hours a day for every 2,000 persons is the ideal goal. However, one firefighter for every 4,000 persons is the absolute maximum population ratio that should be provided.
2. A ratio of one engine company per 12,000 persons, is the maximum population to engine company ratio.
3. A five-minute response time in urban areas.

<sup>1</sup> Goleta General Plan/Coastal Land Use Plan, 8.0 Public Facilities Element, September 2006, 8-2.

<sup>2</sup> Goleta General Plan/Coastal Land Use Plan FEIR, Section 3.12 Public Services and Utilities, September 6, 2006, <http://www.cityofgoleta.org/index.aspx?page=420> (accessed, August 6, 2013).

As mandated by Cal-OSHA<sup>3</sup> a minimum of two personnel must be available outside a structure before entry by firefighters to provide rescue for trapped or fallen firefighters, as well as immediate assistance in rescue operations.

Station 14 currently meets the NFPA and SBCFD guidelines<sup>4</sup>:

1. The current ratio of firefighters to population at Station 14 is 1: 1,987.
2. Station 14 currently serves a population of approximately 5,960.
3. Response time from Station 14 is typically within 5 minutes for its “first-in area.”

SBCFD implements a “dynamic deployment” system for its fire engine response to supplement its “first in” deployment program. Dynamic deployment allows for the dispatching of engines already on the road to emergency calls rather than dispatching from a station’s “first in area.” Dynamic deployment uses a Global Positioning System (GPS) to monitor the exact location of each engine in real time and can dispatch the closest, un-engaged engine to an emergency incident regardless of which fire station’s service area the call originates from. Dynamic deployment avoids the need for extended run times for an in-service engine when another fire engine would be in position to respond faster (Fidler; telecom of 8/16/11).

The City’s GP/CLUP includes PF Policy 3.4 (Fire Safety in New Development), which sets the standards for new development. All new development is required to provide two routes of ingress and egress, and private roads that provide access to structures for the SBCFPD must be constructed at minimum to Department District standards. Emergency access is a required consideration in the siting of new development. The City also imposes a development impact fee (DIF) on new development for fire protection. These fees are used to upgrade existing fire stations and for the purchase of new fire apparatus.

## Law Enforcement

The City of Goleta ranks 95<sup>th</sup> on the list of the top 100 safest cities in America and is the only city in Santa Barbara to make the list in 2013. The Goleta crime index is 52 percent lower than the California average, its violent crime rate is 61 percent lower than the California average and its property crime rate is approximately 50 percent lower than the California average.<sup>5</sup>

The City contracts with the Santa Barbara County Sheriff’s Department for the provision of local law enforcement services. The Department has divided the City into 3 patrol areas with 1 police car assigned to each area and three full time deputies per squad. Additional police services are available to supplement City-assigned patrol officers in an emergency. In Goleta, the Sherriff’s Department operates from three locations: the City offices, an office located in Old Town on Hollister Avenue, and a third storefront location at the Camino Real Marketplace.

~~There are 32.08 total positions counting administrative, patrol management, investigating management, and two clerical staff assigned to Goleta.~~ Sworn personnel on duty, in addition to the three deputies, include one traffic unit and one supervisor. One senior deputy, one motorcycle deputy, and another unit are also on patrol at all times. In addition, three full-time

<sup>3</sup> California Code of Regulations (CCR), Title 8, Industrial Relations, Division 1, Department of Industrial Relations, Chapter 4, Division of Industrial Safety, Subchapter 7, General Industry Safety Orders, Group 16, Control of Hazardous Substances, Article 107, Dusts, Fumes, Mists, Vapors and Gases, § 5144. Respiratory Protection.

<sup>4</sup> City of Goleta, General Plan/Coastal Land Use Plan Final EIR, Table 3.12-1; 2006.

<sup>5</sup> Goleta Crime Statistics at <http://www.areavibes.com/goleta-ca/crime/> accessed 8/26/13.

criminal detectives are assigned to Goleta, one half-time forensics person, and one detective for special investigations as well as a school resource deputy and a narcotics officer.

The City's GP/CLUP specifies a target emergency response time of five minutes and an average nonemergency response time of 20 minutes for law enforcement. Policy PF 3.9 (Safety Considerations in New Development) requires that all proposals for new and substantially remodeled development be reviewed for potential demand for and impacts on safety and police services. The GP/CLUP requires the design of streets and buildings to reinforce secure, safe, and crime-free environments and safety and recommends consideration of crime reduction and prevention in the siting and design of all new development. The City imposes a development impact fee to provide revenue to assist in funding capital facilities for law enforcement services.

## **Libraries**

The Santa Barbara Public Library System (SBPLS) operates the Goleta branch library located at 500 North Fairview Avenue under an *Agreement for the Operation of a Countywide Free Library System* in which the City participates. The SBPLS is a member of the Black Gold Cooperative Library System ("Cooperative"), a public library cooperative serving six public library jurisdictions on the Central Coast of California. The Cooperative provides delivery service, operates a library automation system, and handles cataloging and bibliographic services for its members. The complete library catalogue is available online and e-books can be downloaded from its digital collection. The Cooperative's website also provides links to a large number of research websites.

The 2-acre Goleta branch library site includes a 15,437 square foot building and adjacent surface parking. The facility provides services for the City and nearby unincorporated areas. The library offers a children's reading room, pre-school programs, and music programs in its conference and multipurpose rooms. Five full-time and 2 part-time employees staff the branch.

The City's GP/CLUP recommends the preparation of a long term library development plan to, among other things, evaluate the adequacy of this existing facility, including its location, and to determine whether expansion of the existing facility or construction of a satellite facility are required to serve the community's future needs.

## **Schools**

The Goleta Union School District (GUSD - Elementary) and the Santa Barbara Unified School Districts (SBUSD – Junior and Senior High) administer the public schools that serve the City. The Project's students would be served by traditional neighborhood public schools with Board-established attendance boundaries that may be adjusted or changed, by private schools, by public "schools of choice," and by public charter schools that operate without fixed attendance boundaries, including those that support home schooling options. Inter- and intra-District transfers are also permitted. There are four public elementary schools and one private elementary school located within 2.5 miles (four to six minutes driving time) of the Project site. None are located within walking distance. At present, students from the Project site would be assigned to Isla Vista Elementary School at 6875 El Colegio Road, Goleta Valley Junior High at 6100 Stow Canyon Road, and Dos Pueblos High School at 7266 Alameda Avenue. In addition, students from the Project site would have access to unrestricted attendance area schools of choice and charter schools.

Since 2001 enrollment in both the GUSD and SBUSD have been declining and area schools serving the Project vicinity are all operating below plant capacity,<sup>6</sup> with class size below the State average.

The Goleta Union School District adopts an annual budget, which includes an assessment of present and projected future school facilities needs. The Santa Barbara School District has adopted a Master Facilities Plan (2003), which has been periodically updated (most recently in 2007). Both Districts collect school mitigation fees pursuant to State law. The State's Landscaping and Lighting Act of 1972 also allows school districts to levy special assessments for the maintenance of school auditoriums, meeting rooms, gyms, stadiums, recreation and civic centers for the surrounding community subject to specified limitations. Neither District levies such assessments at this time but could do so if, for example, the City's Department of Parks and Recreation were to enter into joint use agreements with the School District(s) as a way of expanding the availability of active recreational facilities within the City.<sup>7</sup>

Each School District serving the proposed Project reviews and, where necessary, revises its neighborhood school attendance boundaries to account for changes in school population, site capacity, reconstruction of existing facilities to meet current codes and needs, and to accommodate special educational programs at various campuses. Under current rules, if a school reaches capacity, a random, unbiased lottery is used pursuant to specific guidelines to determine reassignment of students to other campuses with room to accept additional students.<sup>8</sup>

## Regulatory Framework

### Federal

There are no applicable Federal regulations pertaining to public services.

### State

#### ***Subdivision Map Act – Government Code §§ 66410, et seq.***

The Subdivision Map Act gives cities and counties the statutory authority to impose fees or dedications of land for specific uses as conditions of subdivision map approval. The Map Act provides that certain types of exactions may only be imposed if a local subdivision ordinance contains specific enabling language to do so.

#### ***Government Code §§ 66000, et seq. – Mitigation Fee Act***

The Mitigation Fee Act is a State enabling statute that permits jurisdictions to impose development impact fees as a precondition for the privilege of developing land subject to specific limitations.

<sup>6</sup> Goleta Union School District, *History of the Goleta School District*, at <http://www.goleta.k12.ca.us> accessed 1/10/13; Goleta Union School District, *Adopted 2012-13 Budget and Interim 2012-13 Fiscal Report*, at [http://www.goleta.k12.ca.us/?page\\_id=49](http://www.goleta.k12.ca.us/?page_id=49), accessed 1/10/13; and Santa Barbara School Districts, *Facilities Master Plan Update Final Report (2007)*, at <http://www.sbsdk12.org/facilities/masterplan/2007/FMPU2007Report.pdf>, accessed 1/10/13.

<sup>7</sup> Special Assessments, at <http://ceres.ca.gov/planning/financing/chap5.html>, accessed 8/27/13.

<sup>8</sup> *Ibid.* Page 23.

## **Fire**

### ***California Fire Code (Title 24 of the California Code of Regulations – Part 9)***

The 2010 edition of the California Fire Code (CFC) contains regulations consistent with nationally recognized accepted practices for safeguarding life and property from the hazards of fire and explosion, dangerous conditions arising from the storage, handling, and use of hazardous materials and devices, and hazardous conditions in the use or occupancy of buildings. The CFC also contains provisions to assist emergency response personnel. Fire-safety-related building standards are references in other parts of Title 24, such as the California Building Code (Title 24, Part 2). The 2010 Code became effective on January 1, 2011.

The Office of the State Fire Marshall (OSFM) together with other State agencies is currently in the process of developing building standards for the 2013 California Building Standards Codes, including the California code. These new Codes will become effective on January 1, 2014.

## **Schools**

### ***Local Control Funding Formula (LCFF)***

The California 2013-14 State budget replaces the previous K-12The California 2013-14 state budget replaces the previously K-12 finance system with a new Local Control Funding Formula (LCFF). For school districts and charter schools, the LCFF creates base, supplemental, and concentration grants in place of most previously existing K-12 funding streams, including revenue limits and most State categorical programs. For County offices of education (COEs), the LCFF creates separate funding streams for oversight activities and instructional programs. As part of the LCFF, school districts, COEs, and charter schools are required to develop, adopt, and annually update a Local Control and Accountability Plan (LCAP), beginning on July 1, 2014. The new LCFF provides for adjustments for targeted disadvantaged students and a concentration grant for targeted disadvantaged students and a concentration grant for targeted students when they exceed 55 percent of a district's (or school's) enrollment.

### ***Leroy F. Green School Facilities Act of 1998 (SB 50)***

SB 50 places limitations on the power of cities and counties to require mitigation of school facilities impacts as a condition of approving new development and suspended the series of court decisions known as "Mira/Hart/Murrieta." It authorizes school districts to level statutory developer fees at levels determined by a set of regulations. SB 50 authorizes three different levels of fees. Education Code § 17620 provides the basic authority for school districts to levy fees against construction for the purpose of function construction or reconstruction of school facilities, subject to set limits (Government Code § 65995). SB 50 modified Section 65995 to provide, in addition to the previously authorized "Level 1" fees, higher fees on new residential construction pursuant to Government Code §§ 65995.5 and 65995.7. Level 2 fees authorized by SB 50 may only be used to finance school facilities identified in a Needs Analysis as required to accommodate students generated from new residential construction.

The State Allocation Board determines the Level 1 fees and may update them every even year. In 2010 fees were \$2.96 per square foot of residential construction and \$0.47 per square foot of commercial construction. In 2012, the fees were increased to \$3.20 per square foot for residential construction and \$0.51 per square foot for commercial construction. The next scheduled reconsideration of school fees will take place in 2014. Where more than one school district serves a given area, as is the case in Goleta, school fees are split between the districts.

## Local

### ***City of Goleta General Plan/Coastal Land Use Plan (GP/CLUP)***

The GP/CLUP contains policies regarding adequacy of public services to serve new developments, including Public Facilities Element PF 3.1 Fire Protection Standards, PF 3.2 New Station in Western Goleta, PF 3.3 Impact Fees for Fire Protection Facilities/Equipment, PF 3.4 Fire Safety in New Development, PF 3.5 Periodic Evaluation of Adequacy of Fire Facilities, PF 3.6 Police Service Standards, PF 3.8 Impact Fee for Police Facilities, PF 3.9 Safety Consideration in New Development, PF 5.2 Assessment of School Impacts of Large Development Projects, PF 5.7 School Impact Fees, PF 9.2 Phasing of New Development, PF 9.3 Responsibilities of Developers, PF 9.6 Concurrency, and PF 9.7 Essential Services for New Development.

### ***City of Goleta Inland Zoning Ordinance***

The Inland Zoning Ordinance (IZO Sec. 35-317.7(1)(d)) as adopted in the Goleta Municipal Code includes a requirement for finding of adequate public services to serve new developments.

### ***Local Development Impact Fees***

The City and the area school districts have implemented Development Impact Fees consistent with State government and Education Code sections. The City's fees include recreation, transportation, fire, library, public administration, and police fees. The school districts collect school facilities fees based on a State-authorized fee program that is independent of the City's development impact fees. Payment of school mitigation fees fully mitigate for any Project impact on schools pursuant to CEQA. Potential impacts and applicable fees discussed in this section include fire, police, library, and school fees.

## **4.11.3 Thresholds of Significance**

Based on both the City's Initial Study Checklist (CEQA Appendix G; Environmental Checklist Form) and the City's *Environmental Thresholds and Guidelines Manual* a significant impact on public services could occur if the project would:

- a. Result in substantial adverse physical impacts associated with the provision of new or physically altered governmental facilities, need for new or physically altered governmental facilities, the construction of which could cause significant environmental impacts, in order to maintain acceptable service ratios, response times, or other performance objectives for any of these public services: fire protection, police protection, schools, parks, or other public facilities? (Initial Study Checklist)
- b. Generate enough students to result in the need for an additional classroom using current State standards (Grade K-2, 20 students per classroom; Grades 3 -8, 29 students per classroom; Grades 9 – 12, 28 students per classroom). (Thresholds Manual)
- c. Expose people or structures to a significant risk of loss, injury or death involving wildland fires, including where wildlands are adjacent to urbanized areas or where residences are intermixed with wildlands. (From Appendix G – Hazards)

## 4.11.4 Project Impacts

### Fire Protection

***Impact PS 1: Would the Project result in substantial adverse physical impacts associated with the provision of new or physically altered fire facilities, the construction of which could cause significant environmental impacts, in order to maintain acceptable levels of service or performance objectives?***

*Significance Before Mitigation: Less Than Significant*

The Project includes 465 residential units: 56 two-story single-family dwellings; 177 two-story multi-family dwellings (townhomes) attached as three- four- five-, and six unit individual buildings; 88 condo units within two three-story buildings; 74 rental apartments within three three-story buildings, and 70 rental apartments in four three-story buildings. The Project also includes recreational amenities including a 1,583 square-foot recreation building. The Project's residential population would add to the population already served by Fire Station 14, as described above. The five-minute response guideline would continue to be met. In the event that Fire Station 14 requires backup, other available engine companies would respond via static and/or dynamic deployment.

Fire protection would also require the provision of adequate onsite fire protection facilities. The Fire Protection District would require defensible space, serviceable access, adequate fire hydrants, adequate building addressing, adequate interior fire sprinkler system, adequate fire or emergency alarm system, and approved locking systems for any gated access ways, among other standard conditions (Santa Barbara County Fire Protection District Conditions Letter of April 16, 2012 and letter of June 14, 2012). The development of the Project would not require the construction of new, or expansion of existing, fire facilities in order to maintain adequate response times and acceptable levels of service. Therefore, the Project would have a less than significant impact on fire facilities (**Class III**).

***Impact PS-2: Would the project expose people or structures to a significant risk of loss, injury or death involving wildland fires, including where wildlands are adjacent to urbanized areas or where residences are intermixed with wildlands.***

*Significance Before Mitigation: Potentially Significant*

Buildings on the western side of the Village at Los Carneros Project component are located in close proximity to the protected ESHAs ~~riparian corridors~~ and SPA upland buffer areas associated with Tecolotito Creek and its unnamed tributary.

The Fire Protection District ~~has~~ completed a preliminary review of the Project site plans for adequate fire protection design in 2011 and determined at that time that the emergency vehicle access improvements shown on the plans meet ~~Departmental~~ District access standards. ~~In addition, a Fuel Modification Plan has been prepared for Fire Protection District approval that would create a landscaped buffer between buildings and flammable vegetation at the western portion of the site.~~ Based on the District's June 14, 2012 letter, a "defensible space" of 100 feet (or to the property line, whichever is nearer) around proposed structures is required. However, the District will not require fuel modification that will have adverse effects on sensitive natural communities identified by the ESHA, Creeks, and Riparian policies of the City's General Plan, which includes the entirety of the Tecolotito Creek ESHA and associated upland SPA buffers



and the upland buffer associated with the unnamed tributary in Lot 7. Further, mitigation measures designed to protect habitat values in the SPA upland buffers discourage dead wooding because of the value of these elements to wildlife. Since the Department does not require fuel modification for areas within ESHA or Streamside Protection Areas (SPA), this is a potentially significant impact.

The California Fire Code and Residential Building Code require installation of interior sprinkler systems in both multifamily and single family attached and detached dwellings. Requirements for fire retardant vegetation acceptable to the California Department of Fish and Wildlife and to the County Fire Fire Protection District in the SPAs, use of fire retardant roofing, the elimination of attic venting along the ESHA buffer side of the building, the use of boxed eaves, elimination of highly flammable trim such as fabricated foam plant-ons, and the installation of a roof sprinkler system could be required and incorporated into the design of buildings along this vulnerable corridor at the discretion of the Fire Protection District as a means of providing additional fire protection where fuel modification setbacks are considered insufficient. With appropriate mitigation as determined by the Fire Protection District's review of current plans, potentially significant wildland/urban interface fire hazard can be reduced to a less than significant level (**Class II**).

## Law Enforcement

***Impact PS 3: Would the Project result in substantial adverse physical impacts associated with the provision of new or physically altered law enforcement facilities, the construction of which could cause significant environmental impacts, in order to maintain acceptable levels of service or performance objectives?***

*Significance Before Mitigation: Less than Significant*

The Project would result in structural development, personal property, and a new residential population that would generate an increased demand for police services. As designed, the Project places residences in close proximity to parking lots. Single family detached housing and many townhomes provide locked garages and subterranean parking is provided for at least one of the condominium podium flat buildings. Surface parking lots, access drives and alley access to private garages are adequate lit for security purposes, subject to the City's "Dark Sky" requirements. Security lighting is provided on building exteriors and the design of the Project allows for ease of visibility into most access driveways and open space areas by police in patrol cars. In addition, the Project will be conditioned to institute a Neighborhood Watch program through its Homeowner's Association and to provide private security patrol services to supplement police services. With these mitigation measures in place, the Project and its residents would not create a need for additional police protection services that would require alteration of existing facilities or the construction of new facilities and its impacts would be less than significant (**Class III**).

## Library Services

***Impact PS-4: Would the Project result in substantial adverse physical impacts associated with the provision of new or physically altered library facilities, the construction of which could cause significant environmental impacts, in order to maintain acceptable levels of service or performance objectives.***

*Significance Before Mitigation: Less than Significant*

The Project's estimated population of approximately 1,209 residents at build-out would result in increased use of the Goleta branch library and the Santa Barbara Library System's digital resources. This potential increase in service demand can be met through a combination of existing facilities and digital services provided through the Santa Barbara Library System's participation in the Black Gold Library Cooperative.

The primary measure of the adequacy of library facilities and services generally used is a ratio based on the number of volumes available per 1000 persons within the library's service area. In the past, smaller branch libraries were limited to the collections that could be accommodated by their built facilities. Today, through the SBPLS participation in the Black Gold Cooperative and the use of a digital catalogue accessible from a personal computer, tablet or mobile phone, residents of the City of Goleta have access to the volumes available within the entire cooperative system. Books may be ordered on line and either picked up at the branch library or digitally downloaded as e-books without requiring a visit to the library.

While not all residents of the Project will have access to personal computers and many may prefer to visit the library rather than order online, the number of volumes of material available to the Goleta branch library would be adequate to serve the needs of Project residents without the need to provide new facilities. Therefore, Project related impacts on library services in the City would be less than significant (**Class III**).

## Public Schools

***Impact PS 4: Would the Project generate enough students to result in the need for an additional classroom using current State standards (Grade K-2, 20 students per classroom; Grades 3-8, 29 students per classroom; Grades 9-12, 28 students per classroom)?***

*Significance Before Mitigation: Less than Significant*

Table 4.11-1 summarizes information on school enrollment and Project-generated students at the elementary, junior high, and high school levels based on the generation factors provided by each of the two school districts serving the Project site.

**Table 4.11-1  
Public School Information**

School	Enrollment	Capacity	Currently Exceeds Capacity?	Project Generated Students	Exceeds Capacity with Project?
<b>Isla Vista Elementary</b>	452 Elementary 24 Preschool	475 Elementary 25 Preschool	No	93	No
<b>Ellwood Elementary</b>	267 Elementary	350 Elementary	No		No
<b>La Patera Elementary</b>	422 Elementary	450 Elementary	No		No
<b>Brandon Elementary</b>	414 Elementary	450 Elementary	No		No
<b>Santa Barbara Charter School</b>	Home Schooling Support – Elementary & Jr. High	n/a	No		No
<b>Goleta Valley Junior High</b>	816	1,185	No	46.5	No
<b>Dos Pueblos High</b>	2,274	2,385	No	93	No

1. Enrollment, capacity, and generation factor (0.2 students/unit) for GUSD provided by R. Pachter, 1/8/13 GUSD.

2. Enrollment for GVJHS and DPHS provided by Davis Hayden, 8/22/11, Santa Barbara School Districts.

3. School capacities for GVJHS and DPHS provided by David Hetynok, 8/22/11, Santa Barbara School Districts. Enrollment was provided by Anna Hernandez, 2/27/12, Fiscal Services, District Attendant Specialist, SBUSD

4. Generation factors for GVJHS (0.1 student/unit) and DPHS (0.2 students/unit) based on Santa Barbara School District's 2010 Developer Fee Justification Study.

5. Isla Vista Elementary School, La Patera Elementary School, Brandon Elementary School, and Ellwood Elementary School are each approximately 5-6 minutes driving distance from the project site. No school is located within walking distance of the Project site. Isla Vista has an available capacity of approximately 29 students; Las Patera Elementary School has an available capacity of approximately 28 students; Ellwood Elementary School has an available capacity of approximately 22 students; Brandon Elementary has a available capacity of 36 students. Santa Barbara Charter supports home schooling and is located at Goleta Junior High School. Inter-district transfer, other "schools of choice" and charter schools with open enrollment and no attendance boundaries, and private schools options are not included in the Table 4.11-1 statistical summary but are also available to Project students.

6. The current combined enrollment in all Goleta Union schools is approximately 3,600 without the project with a total plant capacity of 3,950 students not including El Rancho Elementary School, which was closed in 2007, and available excess District wide plant capacity in excess of 350 students.

The Project is expected to generate approximately 47 junior high school students, who would attend Goleta Valley Junior High School (GVJHS), which has an available excess plant capacity, assuming current class sizes, of approximately 369 students. The addition of the Project's students would not exceed plant capacity and is under City's threshold for school impacts.

The Project is expected to generate approximately 93 high school students who would attend Dos Pueblos High School (DPHS). DPHS has an available excess plant capacity assuming current class sizes of approximately 111 students and the addition of the Project's students

would not exceed available plant capacity and would not exceed the City's threshold for school impacts.

The Project is expected to generate approximately 93 elementary school students. For purposes of determining the Project's impact on the GUSD's elementary schools, this EIR analysis identified five public schools all within approximately the same driving distance (4-6 minutes) from the Project site, any of which may be open to enrollment of elementary age students generated by the proposed Project under current District rules. Four are traditional public neighborhood elementary schools and one is a charter school that provides support for home schooling. The combined unused and available plant capacity of the four traditional elementary schools is 115. Overall, the Goleta Union School District has an available unused plant capacity sufficient to accommodate 250 students without increasing current class size. Accordingly, the 93 elementary age students potentially generated by the proposed Project would not result in an ~~exceedence~~ exceedance of the available plant capacity of nearby elementary schools or of the Goleta Union School District as a whole and, therefore, would not exceed the City's threshold for significant impact on local schools.

In 1986, the State Legislature approved AB 2926, which authorized school districts to levy development fees and placed a cap on the amount of the fee that could be levied. Since 1986 Legislative actions have alternatively expanded and contracted these initial limits. In addition, AB 1600 (1987) established a requirement that there be a nexus between the amount of the school facility fee and the impact created by new development. SB 50 provided for three tiers of fees based on needs assessment. A fee cap established under these laws, subject to every two-year adjustment for inflation by the State Allocation Board, is the total amount of fees that can be levied for school facilities (Government Code § 65995). Payment of school facilities fees pursuant to State law fully mitigates a project's environmental effects on schools under the California Environmental Quality Act. Both the GUSD and the SBUSD require payment of development fees for the provision of school facilities to mitigate the impacts of new development on their schools. Special Parcel Fees have also been imposed by the SBUSD. The Project will be required to pay these fees before receipt of building permit or a certificate of occupancy. Accordingly, pursuant to Government Code § 65995, payment of District-imposed fees would fully mitigate the Project's impacts on public schools for purposes of CEQA.

In summary, the number of students generated by the proposed Project in all grade levels would not exceed the existing capacity or generate the need for additional classrooms at schools within the school districts that would serve the Project. Further, the Project would be required to pay school facilities impact fee imposed by the affected districts. Therefore, Project related impacts on school facilities would be less than significant (**Class III**).

## 4.11.6 Cumulative Impacts

### Fire Protection Services

*Significance Before Mitigation: Less than Significant*

According to the City's GP/CLUP, cumulative development in the City would result in a cumulative impact on fire protection service, due to an increase in emergency calls to primary and secondary responding stations Citywide (City of Goleta, Cumulative Development Projects List, February 2012). Build-out of the GP/CLUP would require the construction of at least one additional fire station in the western Goleta area. Without the development of this additional

station there is potential for a delay in response time in the cumulative condition, a potentially significant impact.

The deficiency in fire protection service in western Goleta would be addressed by the construction of future Fire Station 10 on property owned by the City at 7952 Hollister Avenue. Such construction is identified in the General Plan. A Final Mitigated Negative Declaration (Final MND) prepared for Fire Station 10 site acquisition/selection was adopted by the City Council (Fire Station 10 Site Selection; November 2010). The Final MND found that Fire Station 10 would not result in any significant and unavoidable (Class I) impacts. The Final MND includes mitigation measures for all Class II impacts that would reduce impacts below the level of significance.

The Project would pay the City's DIF to cover its pro rata share of the cost of fire protection services and facilities associated with cumulative development including a Fire Protection Fee for replacement of fire apparatus and equipment and a Fire Facility Fee to assist in financing fire protection capital facilities, such as Fire Station 10. Based on the most recent 2011 DIF schedule, the Fire Protection Fee would be \$0.10/SF (based on inclusion of interior fire sprinkler system) and would total \$59,305.<sup>9</sup> The Fire Facility Fee would be \$797 per Single-Family Dwelling and \$592.00 per non Single-Family Dwelling and would total \$286,760<sup>10</sup>. With payment of these fees, the Project's contribution to cumulative impacts on fire protection services would be less than cumulatively considerable and is considered less than significant (**Class III**).

## Law Enforcement and Libraries

*Significance Before Mitigation: Less than Significant*

The Project would not adversely impact police or library facilities or result in the need for additional facilities. The Project would be subject to payment a Police Facility Fee and a Library Facility Fee. Based on the 2011 DIF schedule, the Police Facility Fee would be \$494/Single-Family dwelling unit and \$365/Dwelling unit other than Single-Family would be \$173,949.<sup>11</sup> The Library Facility Fee would be \$432/SF unit and \$320/Dwelling Other than Single-Family would be \$155,072.<sup>12</sup> As a result of payment of these fees, the Project's contribution to cumulative impacts on police protection and library services would be less than cumulatively considerable and is considered less than significant (**Class III**).

## Schools

*Significance Before Mitigation: Less than Significant*

The School Districts establish and collect School Facilities Fees pursuant to the provisions of the California Government Code and operate their facilities independent of the City. The proposed Project, in combination with all other residential development projects existing, planned, and reasonably foreseeable would pay these fees and in doing so would fully mitigate their impacts on public schools pursuant to CEQA. Based on current capacity and enrollment at schools within the Goleta Union School District and the Santa Barbara School Districts, and as documented in the Districts' budgets and facilities master plans, the Districts can accommodate

<sup>9</sup> (All Residential units (garages included) and recreation building gross square footage 593,059)(0.10).

<sup>10</sup> ((56 SF units) (\$797/unit) +((409 dwellings other than SF units)(\$592/unit)).

<sup>11</sup> ((56 SF units)(\$494/unit) +((409 units)(\$365/unit)) 27,664+149,285

<sup>12</sup> ((56 SF units)(\$432/unit) +((409 units)(\$320/unit)) 24,192+130,880

anticipated potential cumulative growth in enrollment without temporary expansion of existing facilities or construction of new facilities. Should additional or expanded facilities be required at some future date due to presently unanticipated development, the Project would have contributed its fair share toward to the cost of such development through the payment of District-adopted School Facilities Fees and Parcel Fees. Since Project-generated students would not exceed the capacity of existing schools the Project's contribution to cumulative impacts on public schools would be less than cumulatively considerable and is considered less than significant (**Class III**).

#### 4.11.7 Mitigation Measures

##### ***Impact PS 1 – Fire: The Project could result in adverse impacts associated with fire protection.***

**PS 1-1:** Compliance with Santa Barbara County Fire Protection District (SBCFPD) Conditions Letter dated April 16, 2012.

**Plan Requirements and Timing:** The Permittee must ensure that all work must stop immediately and must contact the SBCFPD, Hazardous Materials Unit if visual contamination or chemical odors are detected during any grading and/or construction activities. Grading and/or construction activities shall not resume ~~until~~ without approval from the SBCFPD, Hazardous Materials Unit.

Before the City issues any building permit:

- a. A Fire Protection Certificate will be required for each phase of the Project.

Before the Permittee constructs any structure:

- b. All access ways (public and private, road and driveways) must be installed and made serviceable and maintained for the life of the Project.
  - Access must be as shown on plans dated April 2, 2012, received April 9, 2012.
  - Access to this Project must conform to Santa Barbara County Fire Protection District's Development Standard #1.
  - Access ways must be unobstructed and extended to within 150 feet of all portions of the exterior walls of the first story of any building.
- c. Signs indicating "Fire Lane – No Parking" must be placed every 150 feet or as required by the fire department.
- d. Fire hydrants must be installed pursuant to the SBCFPD's requirements. Fire hydrants must be located per Department specifications and must flow 1250/750 gallons per minute at a 20-psi residual pressure. Plans must be approved by the fire department before installation.
- e. Road names are required for this Project.
- f. The Fire Protection District shall must review the SPA upland buffer plans for the Tecolotitio Creek and unnamed tributary ESHAs and make recommendations as to plant materials that will meet non-invasive requirements but will also be fire retardant or resistant. The District

Department will also review all architectural, landscape and fencing plans for all residential units to be constructed adjacent to the SPA upland buffer and may require changes to those plans that will better address the wildland/urban interface issues. These changes may include, but are not limited to, the use of solid block walls between the single family homes and the upland buffer, forbidding construction of patio covers in the back yards of single family homes constructed of flammable materials such as cloth awnings or wood, such other measures as the District Department deems necessary to reduce fire danger in the absence of fuel modification activity in the upland buffers adjacent to these structures.

Before the City issues a certificate of occupancy:

- g.f. Interior automatic fire sprinkler system requirements must be met.
- h.g. Automatic fire or emergency alarm system requirements must be met.
- i.h. Recorded addresses must be issued as required by fire department. The fire department must determine and assign all address numbers and must issue such numbers to property owners and occupants.
- j.i. Building address numbers must be posted as required by Fire Protection District.
- k.j. Access way entrance gates must conform to fire department standards.
- l.k. Payment of development impact fees to the City is required. The fees must be computed on each new building, including non-habitable spaces.

**Monitoring:** The Director of Planning and Environmental Review, or designee, must coordinate with the Fire Protection District Department to verify approvals.

***Impact PS 3 – Law Enforcement: The Project could result in adverse impacts associated with law enforcement.***

PS 3-1: (Recommended) The Homeowner’s Association formed by the Permittee for the management of the Village at Los Carneros Project component is required to contract for private security services to include periodic night patrols of the Project grounds and parking lots and the “Neighborhood Park Area.” The HOA is required to coordinate with the Sheriff’s Department to form and maintain a Neighborhood Watch Program, which would be designed to include both detached housing areas and multifamily housing areas, including apartments and to provide training to residents in crime prevention.

**Plan Requirements and Timing:** HOA regulations must include requirements for private security patrol and Neighborhood Watch as responsibilities of the HOA. The CC&Rs and By-laws of the HOA must be submitted to the Director of Planning and Environmental Review for review and approval and to the City Attorney for review and approval before they are recorded.

**Monitoring:** Before the City issues any certificate of occupancy, the Director of Planning and Environmental Review must verify the inclusion of private security patrol and creation/management of a Neighborhood Watch program as part of

the responsibility of the HOA Board and verify approval of the Project design by the Sheriff's Department.

#### **4.11.6 Residual Impact**

Upon implementation of Mitigation Measures PS 1-1 and PS 3-1 residual Project-specific impacts regarding adequate fire protection and law enforcement services would be less than significant (**Class II**). Residual Project-specific impacts, as well as Project contributions to cumulative impacts on student enrollment and school capacity would be less than significant (**Class III**). Impacts on library services would be less than significant (**Class III**).