Welcome

Stream and Riparian Vegetation Protection Ordinance Outreach Meeting

County of Santa Clara Planning
County of Santa Clara Clean Water Program
Central Coast Regional Water Quality Control Board

17 November 2015

Stream and Riparian Vegetation Protection Ordinance
Meeting Objectives:
Describe background and purpose of Ordinance,
Provide information on Ordinance implementation,
Answer questions and accept feedback on Ordinance.

Agenda:
Background and Purpose of Ordinance
Regulatory Framework
Details of Ordinance
Adoption Process and Implementation
Questions and Feedback
Next Steps
Regulatory Framework

• 2009 National Pollutant Discharge Elimination System (NPDES) Permit
• 2010 Storm Water Management Plan
• 2013 NPDES Permit and Guidance Document
Regulatory Framework

- General Plan
- Habitat Plan
- Water Collaborative
Ordinance - Basic Requirements

- 30-foot setback would apply to construction activities requiring a development permit
- Setback measured from top of bank or edge of riparian vegetation in mapped zone
Ordinance - Applicability

- Applicability determined during plan review
- Property is located in riparian setback applicability area
- Proximity to creeks and/or wetland areas
- Type of activity and potential for exemption
Ordinance - Exemptions

- No disturbance/water quality impact
- Maintenance activities
- Flood protection, bridges, outfalls, dams
- Trails
Ordinance - Exceptions

• Director’s determination
• Improvements to existing legal structures
• Hardship supported by technical study/review
• Conflicts with other policies (e.g., other setbacks)
Frequently Asked Questions

- Will ordinance require any new fees? No.
- Is my property affected by the ordinance?
  - *Updated Online Property Profile will indicate if in mapped area.*
  - *Planners can assist with further screening.*
- Are existing structures affected?
  - *Existing legal structures may be improved up to a limit of 500 ft²*
  - *Maintenance exempt if no ground disturbance.*

Stream and Riparian Vegetation Protection Ordinance
Next Steps

- Review Ordinance based on community input
- San Martin Planning Advisory Committee (SMPAC) – December 16
- Board of Supervisors – January 12
Questions?

Comments?
Additional Information

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