

REGULAR MEETING OF THE BOARD OF DIRECTORS OF THE  
MONTECITO FIRE PROTECTION DISTRICT

Held at Fire District Headquarters, 595 San Ysidro Road, February 21, 2012.

**The meeting was called to order by Director Jensen at 8:31 am.**

**Present:** Director Jensen, Director Newquist and Director Venable. Chief Wallace and District Counsel M. Manion were also present.

- 1. Public comment: Any person may address the Board at this time on any agenda matter or non-agenda matter that is within the subject matter jurisdiction of the Montecito Fire Protection District; 30 minutes total time is allotted for this discussion.**

There was no public comment.

For Board Action:

- 1. Approval of Minutes of January 17, 2012 Regular Meeting.**

On a motion made by Director Newquist, seconded by Director Venable, the minutes of the January 17, 2012 Regular Meeting were unanimously approved.

- 2. Approval of District warrants and claims.**

After an explanation of Fund 3651 ( Side Fund. ), the Board unanimously approved the warrants and claims for the month of December on a motion made by Director Venable, seconded by Director Newquist.

- 3. Draft Environmental Impact Report (DEIR) for Station 3. Presentation on DEIR and receive public comments on the recirculated DEIR for Station 3 Site Acquisition and Construction Project.**

Dan Gira reviewed a timeline of events relating to the Station 3 project and Draft Environmental Impact Report (DEIR); he pointed out that the purpose of the EIR is to compare impacts of alternative sites. (PowerPoint attached to these minutes.) Mr. Joe Cole, representing the Pines Trust, asked for clarification regarding the construction traffic estimates.

Mr. Manion advised that all comments will be reviewed, included in the final EIR, and responded to with evidentiary conclusions.

The Board took no action.

For Information Only:

**4. Discuss request from Montecito Water District regarding Hot Springs Canyon Property.**

Chief Wallace reviewed the history of the Land Trust's purchase of Hot Springs Canyon Property, and the Montecito Water District's request that the Fire District take ownership/title of 40 acres so that they can maintain water rights. Darlene Beirig, Director on the Montecito Water District Board, advised that their Board conceptually agreed to move forward with taking ownership, with the stipulation to transfer title to another government agency, the County taking trail dedication, a conservation easement, and subject to water district ground rights. It is their hope that they can transfer it to the Fire District.

After discussing the project, the Board directed staff to bring back cost benefit analysis study on a motion by Director Venable, seconded by Director Newquist. Manion: what is area, benefits if any, costs of owning it. Legal issues would occur during the actual transaction.

**5. Update on Station 3.**

Chief Wallace advised that the architects are working to include the issues that were brought up at the MBAR meeting, including a survey, story poles, and the creation of a 3D model.

The Board took no action.

**6. Update on PARS Trustee change.**

Chief Wallace reported that the PARS Trust is changing from Union Bank to US Bank; the fee schedules and options will remain the same.

The Board took no action.

**7. Fire Chief's report.**

Chief Wallace reported on a request for public information from Bob Hazard; Hands Only CPR event on 2/14; update Miramar project; and the 5 Member Board Election Timeline.

**8. CLOSED SESSION:**

- a. **Conference with Labor Negotiators pursuant to Government Code Section 54957.7.**

**District negotiator: John Venable  
Unrepresented Employee: Fire Chief**

**b. *Name of Case: Rhonda Kauer Dalton, individually vs. Montecito Fire Protection District, a public agency; and DOES 1-10, inclusive, Santa Barbara Superior Court Case No. 1381564***

The Board went into closed session at 9:30 a.m. and reconvened at 10:10 a.m. Mr. Manion advised that Board took no reportable action.

**9. Fire Chief Employment Agreement. Approve and authorize the execution of an employment agreement between the District and Fire Chief Hickman.**

On a motion made by Director Venable, seconded by Director Jensen, the Board unanimously approved the execution of an employment agreement between the District and Fire Chief Hickman.

**10. Approve Temporary Promotions.**

Chief Wallace advised that there will be temporary vacancies that will occur when Chief Hickman begins working as the Interim Fire Chief beginning March 1, 2012.

On a motion by Director Venable, seconded by Director Newquist the Board unanimously approved Captain Bret Koepke's temporary promotion to Battalion Chief, Engineer Drew Holthe's temporary promotion to Captain, and Firefighter Rodney Walkup's temporary promotion to Engineer.

**11. Board of Directors report.**

Director Venable reported on the Santa Barbara County Special District's Association meeting.

**12. Requests from Directors for items other than regular agenda items to be included for the February Regular Board meeting.**

Director Newquist asked to research what is required to form a community service district and how they function.

Director Jensen adjourned the meeting at 10:21am

## Montecito Fire Protection District

### Station 3 Site Acquisition and Construction EIR



## Introduction:

### MFPD Station 3 DEIR Hearing



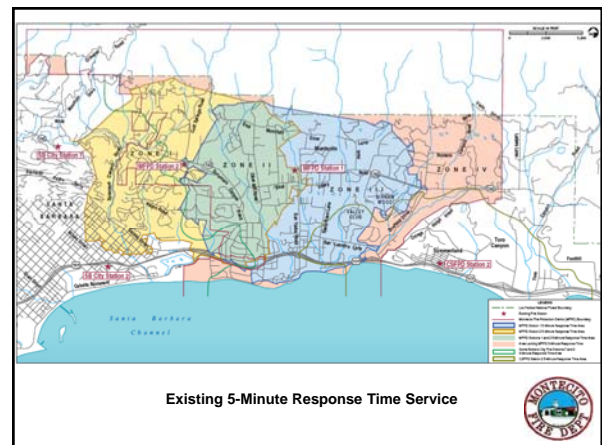
- Fire Chief Kevin Wallace
  - Project Background and Need
- Dan Gira, AMEC Project Manager
  - Overview of Past Process
  - Upcoming/ Ongoing Public Process
- Public Comments on EIR Issues
- Informal Questions and Answers

## Station 3 Site Acquisition and Construction

### • Why is the Project Necessary?

- Portions of eastern MFPD (385 homes) lie outside 5-minute emergency response time of the MFPD's 2 existing fire stations.
- Much of the community is within existing High Fire Hazard Area (e.g., Tea Fire).
- Establishment of a new Fire Station would provide improved levels of service.

### • Existing 5-Minute Response Time Service



Existing 5-Minute Response Time Service

## MFPD Station 3 Site Identification Study



- 1-year study completed in August 2008
- Included:
  - Existing/Future East Montecito Population
  - Emergency Response Time Analysis
  - Review of 13 sites based on Site Selection Criteria and Site-specific Constraints
- Recommended Palmer Jackson East site for further review

## MFPD Station 3

### Site Identification Study Sites



## MFPD Station 3 Site Acquisition and Construction EIR



- EIR includes:
  - Detailed Project Description
  - Review of potential impacts/mitigation (e.g., traffic, noise, economics)
  - Analysis of project alternatives: alternatives considered and discarded, and those to receive further analysis (e.g., alternative sites)

## EIR Issue Areas



- **Aesthetics/Visual Resources:** Changes in site character; neighborhood compatibility; size, bulk and scale
- **Agricultural Resources:** conversion of prime agricultural land; adjacent pesticide/herbicides use
- **Air Quality:** construction emissions/fugitive dust; limited long-term operational emissions
- **Biological Resources:** removal of oaks; potential impacts to adjacent ephemeral drainage
- **Cultural Resources:** Potential for cultural resources
- **Fire Protection:** beneficial impacts to fire protection and emergency response services

## EIR Issue Areas (cont'd)



- **Geologic Processes:** development in vicinity of known faults
- **Land Use Consistency:** consistency with surrounding uses and adopted plans and policies
- **Noise:** “nuisance noise” to surrounding residents associated with emergency vehicle sirens, etc
- **Transportation/Traffic:** traffic hazards associated with construction and emergency vehicles; increased traffic; line-of-sight issues
- **Water Resources:** increased water demand; increased storm water runoff

## EIR Issue Areas (cont'd)



- **Secondary Issue Areas**
  - Energy Use
  - Hazardous Materials/Waste
  - Public Facilities
  - Recreation
- **Cumulative Impacts**
- **Additional CEQA Concerns**
  - Irreversible Impacts
  - Climate Change
  - Growth Inducement

## MFPD Station 3 CEQA / EIR Public Process



- Draft EIR Public Meetings – January 17, 2012 and February 21, 2012
- Recirculated DEIR Comment Period closes **Mar 9, 2012**
- MFPD consideration of EIR and proposed project – Spring/ Summer 2012
- County Permit Process – Begins Summer 2012
- Montecito Planning Commission – Fall/ Winter 2012-2013