

ATTACHMENT B

TEXT AMENDMENTS TO THE TRINIDAD AREA PLAN

(incorporating Suggested Modifications Requested by the Coastal Commission)

(revised text deletions and additions proposed by the County in single-strikeout and single-underline respectively, and text deletions and additions suggested by the Commission are formatted in ~~**bold double-strikethrough**~~ and **bold double-underline** text respectively)

The proposed LCP Amendment consists of the following revisions to Section 3.23-B-1 of the Trinidad Area Plan:

B. DEVELOPMENT POLICIES

1. Extension of Services

It is the intent of this chapter that extensive rural public service systems, such as water and sewer, not be developed. This is exclusive of such public systems such as roads, electric, gas, telephone, and fire protection systems appropriate to planned levels of development. No permit shall be issued by any agency of the County to a special district or private utility or mutual system proposing to provide such services outside an Urban Limit Line or the area identified as the Westhaven Village area; except that provision of water service shall only be permitted, (i) within the service area, if sized so as not to exceed the maximum number of residential sites and other planned uses which can be developed under the adopted plan, and (ii) to the CalFire Trinidad Fire Station located at 923 Patricks Point Drive if sized so as not to exceed provision of the minimum amount of water needed to serve the fire station for domestic water use only.

~~(i) In addition, e~~ Extension of water service outside of the Urban Limit Line as defined in the plan to the service area ~~or to the CalFire Trinidad Fire Station~~ shall only be permitted provided that:

- a) service along the extension **can be extended consistent with Coastal Act section 30254 and** will not remove capacity necessary to serve future development on undeveloped lots within the existing serviced areas, whether within the Urban Limit Line or not, to the uses permitted in the plan;
- b) developments to be serviced are compatible with the plan;
- c) the extension of water service will be paid for only by the users of that service;
- d) the existing system is in no way degraded and that fire protection services are in no way impaired; ~~and~~
- e) the proposed service is found to be in conformance with the resource protection policies of this plan; ~~and~~
- f) **the extension will not remove water system capacity needed to serve Coastal Act priority uses within the service area.**

(ii) Extension of City of Trinidad water service to the CalFire Trinidad Fire Station located at 923 Patricks Point Drive shall only be permitted provided that the service extension:

- a) **is sized so as not to exceed provision of the minimum amount of water needed to serve the fire station for domestic water use;**
- b) **will not remove capacity necessary to serve future development within the City;**

- c) will not impair fire protection services in the City;
- d) is designed and conditioned in such a way that it will not service additional parcels/be growth inducing; and
- e) is found to be in conformance with the resource protection policies of this plan.