## County Growth Management A Hot Item On Ballot

County supervisors—at least corporated areas of Santa Cruz overtones.

ballot could give the board that mandate.

develop one within six months, to a vote of the people. and sets six specific policies:

to that "fair share."

lands. - Define "urban" and "ru-

residential developments to lo- the sample ballot. cate in urban areas, and disrural areas.

of adequate services." Mandate that "at least 15 crease.

percent of housing units newly constructed for sale or rental each year shall be capable of purchase or rental by persons

"natural resources."

The measure was put on the as they are. ballot in a surprise move by dinance.

It is said that since both three of the five-are seeking a supervisors are standing for mandate from voters June 6 to election (Borovatz in a recall not successfully be imdevelop and enforce a growth election, Patton for re-elec- plemented "without the coopermanagement plan in the unin- tion), the measure has political ation of the cities."

Measure J on the primary argued strongly that the measure should not have gone to the ballot in its present form, and While the measure does not the board should have waited contain a growth management until it had developed a complan, it does direct the board to prehensive plan, and then put it growth has already increased

- Supervisors must decide Liddicoat voted to put Measure each year what this county's J on the ballot, but Liddicoat "fair share" of the state popu- noted she did so in order to lation will be and limit growth avoid the label of "anti-growth management.'

Preserve agricultural She and Smith rebelled against the board rebutting the "against argument," but both ral" areas and encourage new signed the "yes" argument on

Patton stated the merit of the courage them from locating in measure is it will prevent the county from becoming an un-- Not allow development to controlled, growth county as proceed "without the provision each year the board must determine the "fair share" in-

While the state population increase percentage-wise has, in recent years, been only about half that of the county's, it has with average or below average been pointed out that a future board could determine that the - Stop the division of land "fair share" here could be when it threatens damage to twice that of the state-a choice that would leave things

It also has been pointed out Supervisors Gary Patton and that county government's juris-Ed Borovatz - surprising in diction in planning does not that the board was in the proc- include the four cities in the ess of developing its own county, and they could take up growth management or- the proposed increase the county envisions.

told the board the plan could

According to the ballot Supervisor Cecil Smith analysis by County Counsel Clair Carlson, the measure "makes findings that the county of Santa Cruz is one of the fastest growing counties in the state and this rapid population the cost of and demand for He and Supervisor Marilyn government services, and is further threatening the loss of agricultural lands and mineral, timber, fish, wildlife, air, water and scenic resources.'

> During board considerations of a series of reports on which it was developing a growth management program. Deputy County Counsel Dwight Herr wrote a legal opinion that basically said a growth management plan that was "inclusionary" would withstand a slight warning to a more court test, but one that was "exclusionary" might have to go carefully. trouble

Herr explained that the Petaluma plan (one of the first cities to develop growth management) had been upheld in court because it allowed all segments of development access to the development process, but that a plan to stop development until services are provided (as in the city of Livermore) has been returned to court for decision.

The only aspect of the Measure J that could be successfully tested in court, in the view of county counsel's opinion, would be the restriction of develop-

County Planner Chris Schenk ment until provision of services

The testable condition was included in the growth management plan by recommendation of Supervisor Phil Baldwin, Soquel-Live Oak representative.

Following the June 6 primarv, whether or not the measure passes, the board of supervisors is set upon a course to complete a growth managment plan for the unincorporated areas of the county.

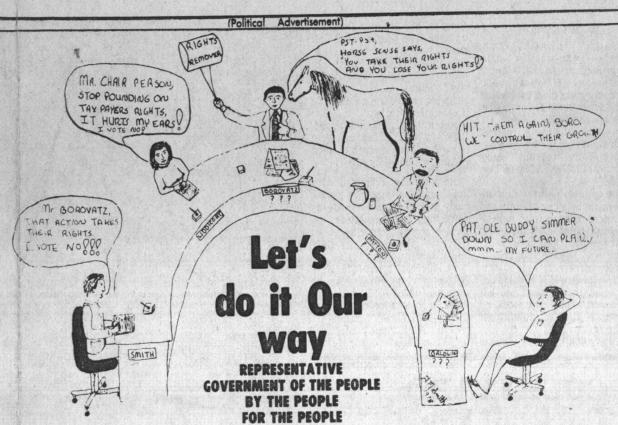
As all three of the supervisors who pushed for the county to develop the plan and put the measure on the ballot are facing election June 6, it is uncertain what will be the impact of Measure J.

It could mean a mandate for a conservationist board to be very restrictive on growth, or a developmental-oriented board

## Orientation **Meet For New SCHS Students**

An orientation meeting for incoming freshmen and their parents will be Tuesday evening at 7:30 in the Santa Cruz High School auditorium.

Principal Jim Coulter, Vice Principal Howard Rhine, and school counselors will be on hand to talk about the school.



Do you believe it is fair (Constitutional) for legislators to legislate away, through zoning, our rights?

Do you believe you should be able to use your property to its best and most suitable use (to you, the owner), provided it does not infringe on the rights of others?

If the government zones your property for a use which it claims is for the public interest and in so doing takes away your rights — do you believe the government should purchase your property on the basis of its best use other than that which is considered to the public interest?

Clip and mail this ad of public interest to the candidate of your choice.

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