

Santa Barbara LAFCO

Report on MSR Program

September 3, 2026

Summary

MSR/SOI Update Process

- CKH Act Requires Update of SOI for a jurisdiction every five years
- **Public Outreach.** Responses were **Due April 10, 2026 (all responses received)**
- A short Community Survey is available at our website www.sblafco.org

Action Items	Dates
Compile and Gather Information	Feb - Sept 2026
Prepare documentation: SOI Update-MSR-CEQA	April - Oct 2026
Admin Draft Review and Comment. 30-day comment period	Aug 2026
Release for Public Review and Comment. 30-day comment period	Oct 2026
Respond to Comments	Nov 2026
Public Hearing regarding the Service Review/Sphere of Influence Update	Dec 2026

Recent Activities

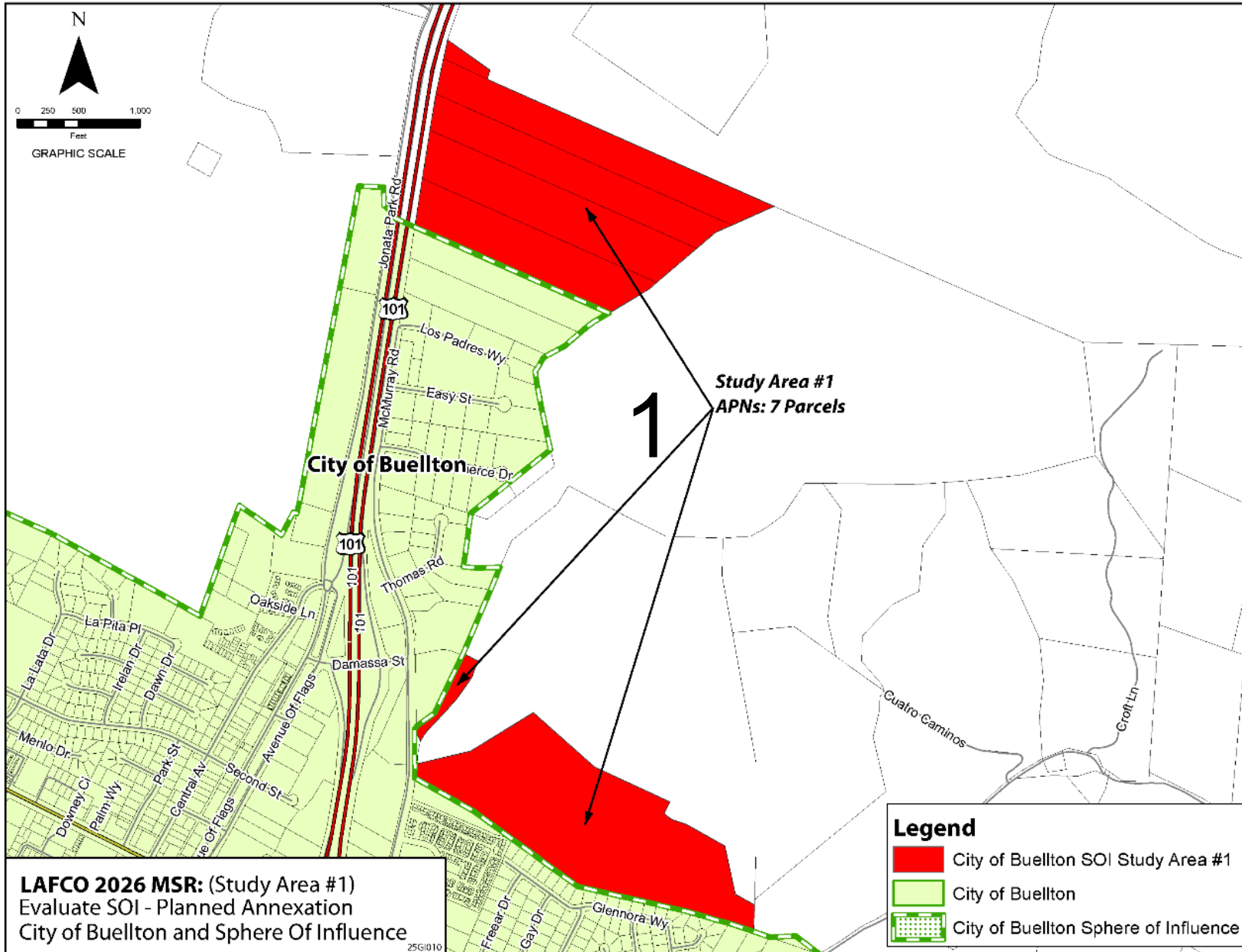
- Admin SOI/MSR Update prepared
 - Public Review targeted – Oct/Nov 2026 (30-day)
 - No significant Changes to Spheres of Influence
 - Re-Confirm existing SOI for four agencies
 - Re-add the Hollister Ave. right-of-way to the Santa Barbara County Fire Protection District

- Seven Study Areas are being considered with tentative recommendations

Study Areas Under Review

- City of Buellton
 - 1 Area – Measure C2024 UGB (Eval only)
 - Intent is to study the area for appropriate governance options
 - allows the City to continue to meet its reasonable housing needs

City of Buellton Study Area



Study Areas Under Review

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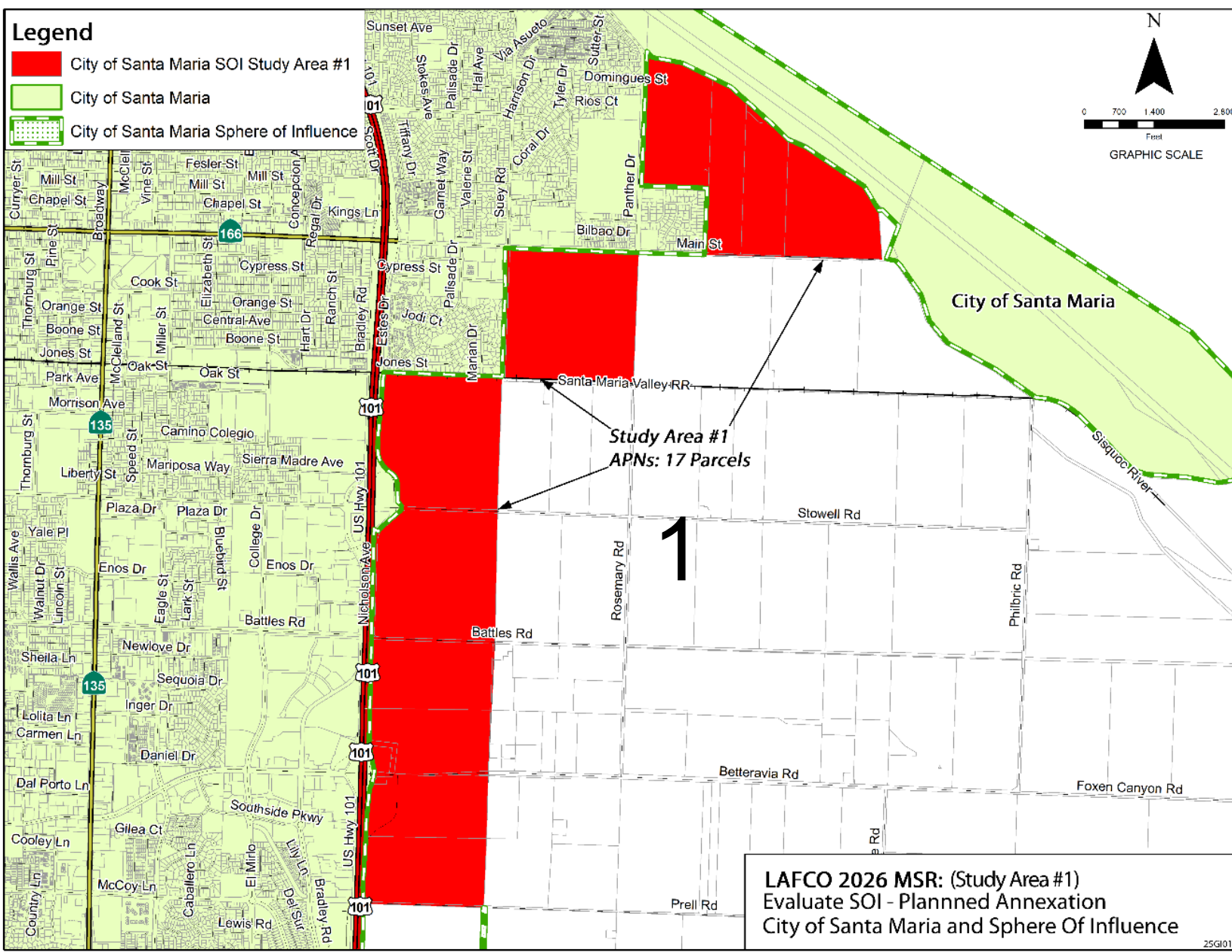
- City of Santa Maria
 - 1 Area – 17 parcels from Prell Road northerly to West Betteravia Road to Main Street
 - Intent is to study the area allowing for a mix of commercial, housing, and institutional uses on annexed land, providing employment, entertainment, retail, and recreational opportunity for existing and new residents alike.
 - City anticipates SOI application in coming months

MSR Program Information
Item No. 1

City of Santa Maria Study Area

Figure K-2
SOI Study Area #1

- Study Area
 - Existing SOI
 - City Limit
- 985 acres
Agriculture



Study Areas Under Review

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- City of Lompoc
 - 1 Area – Bodger Meadow
 - Intent is to study the builders remedy project to develop residential
 - Annexation application anticipated following the County entitlement process

MSR Program Information
Item No. 1

City of Lompoc Study Area

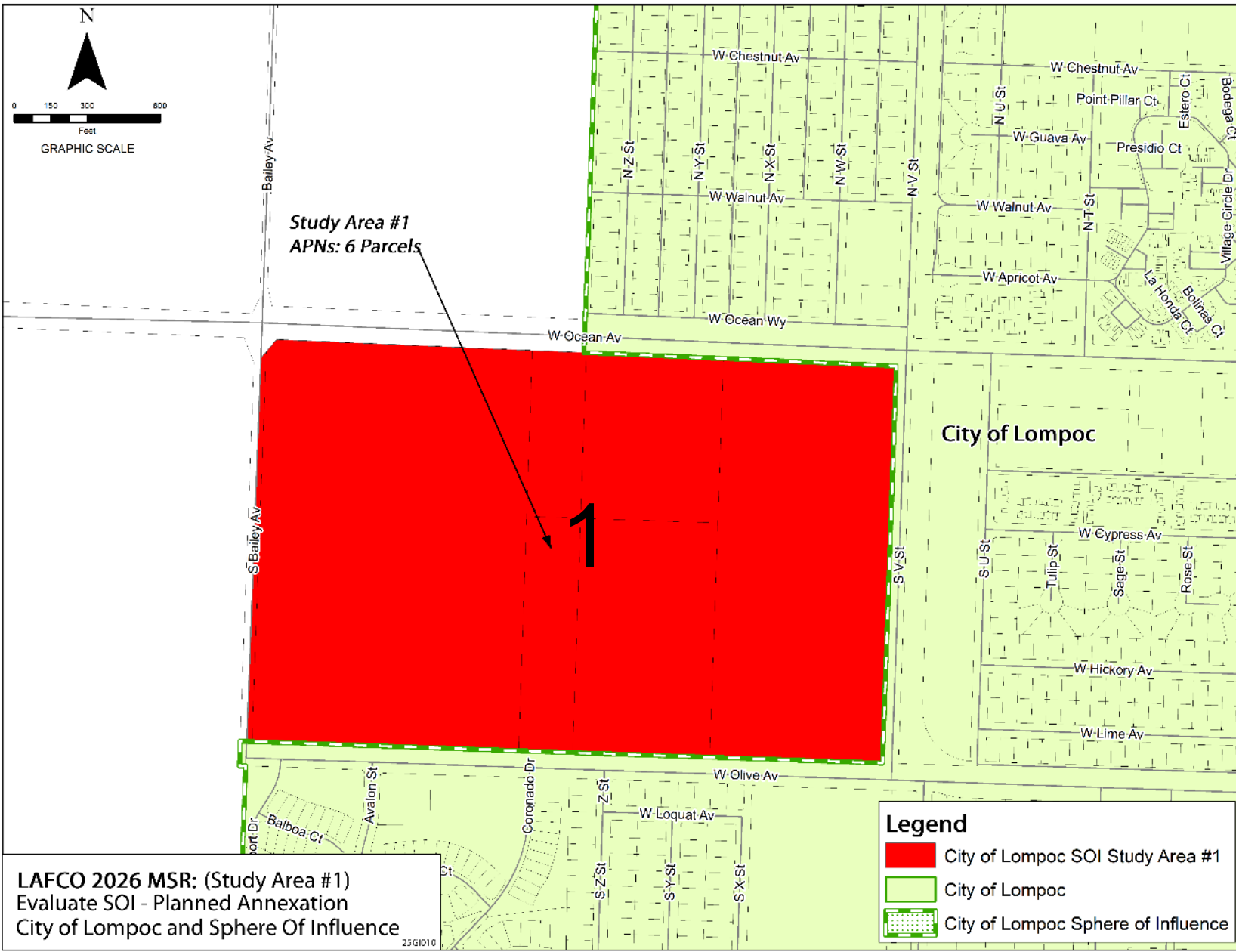
Figure T-2
SOI Study Area #1

 Study Area

 Existing SOI

 CDP Limit

49.11 acres
Agriculture



Study Areas Under Review

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- City of Solvang
 - Area 1 – 3 parcels northwestern quadrant bisected by Hwy 246
 - Intent is to study the area to be developed as a Master Planned Community.
 - Area 2 – 3 parcels contiguous to the Alisal Ranch
 - Intent is to study the area future Conditional Use Permit for the facility allowing expansion to add approximately 40 guest units that will provide a “glamping” experience

MSR Program Information
Item No. 1

City of Solvang Study Area

Figure L-2
SOI Study Area #1

-  Study Area
 -  Existing SOI
 -  City Limit
- 325.17-acres
AG-I-40 & 100



City of Solvang Study Area

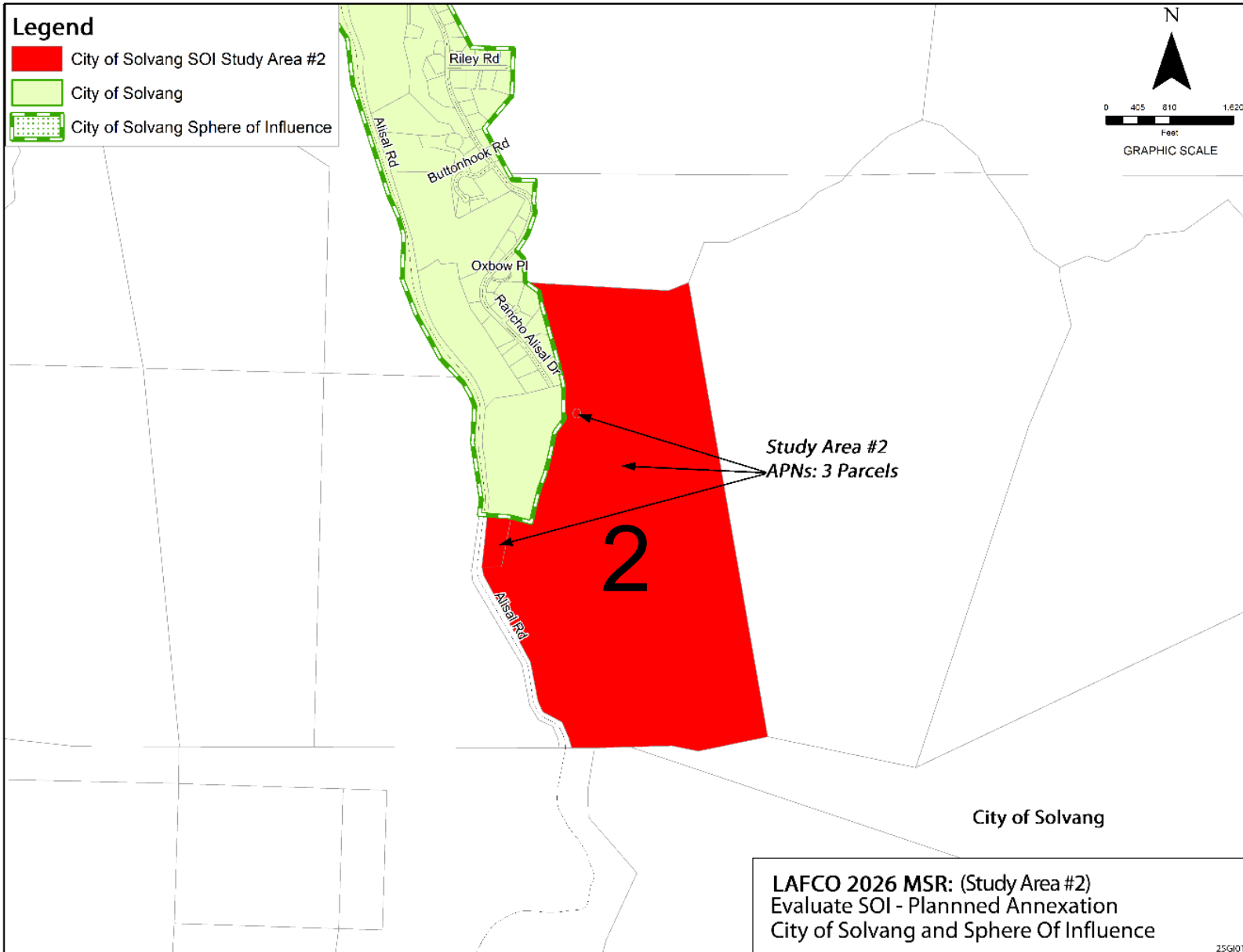


Figure L-3
SOI Study Area #1

- Study Area
- Existing SOI
- City Limit

184.83-acres
AG-I-40

Study Areas Under Review

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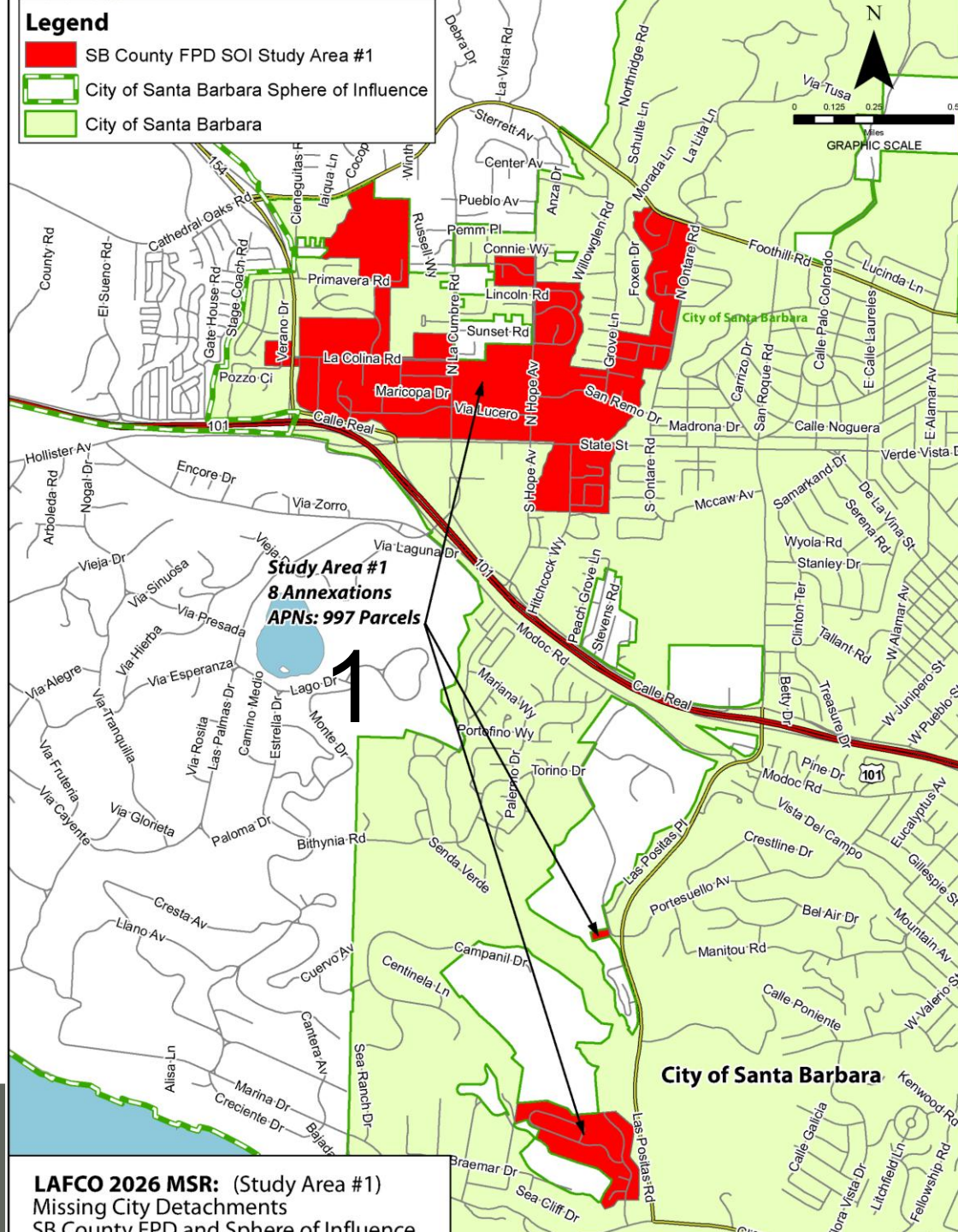
- City of Santa Barbara County Fire
 - Area 1 – 997 parcels include 316.56-acres as Reorganization Action
 - Intent is to acknowledge prior action for detachment
 - Area 2 - Santa Barbara Airport along Hollister Avenue right-of-way
 - Intent is to study the area recommend Hollister roadway be brought back into CFPD consistent with Airport as back-up provider

MSR Program Information
Item No. 1

SBCFPD Study Area

Figure C-2
SOI Study Area #1

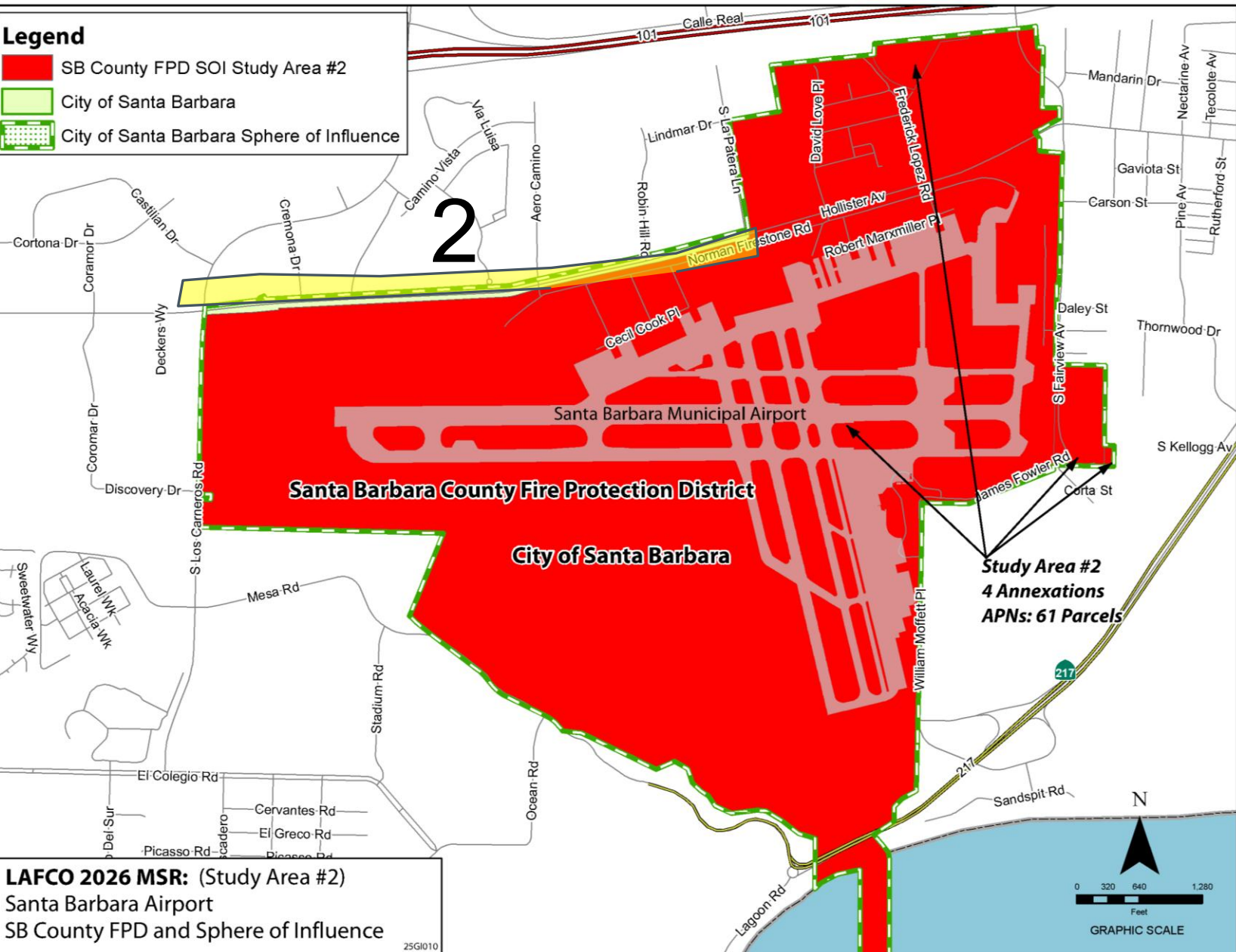
- Study Area
 - Existing SOI
 - City Limit
- 316.56 acres
Various City zoning



LAFCO 2026 MSR: (Study Area #1)
Missing City Detachments
SB County FPD and Sphere of Influence

Legend

- SB County FPD SOI Study Area #2
- City of Santa Barbara
- City of Santa Barbara Sphere of Influence



LAFCO 2026 MSR: (Study Area #2)
Santa Barbara Airport
SB County FPD and Sphere of Influence

SBCFPD Study Area

Figure C-3
SOI Study Area #1

Study Area

Existing SOI

City Limit

0.24 miles

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Sphere of Influence

- Sphere of Influence Update determines probable 20-year physical/service boundary
- Decision Making Tool - not a land use approval
- SOI does not require annexation to take place
- Anticipates an area receiving services
- Usually involves areas close to the jurisdiction
- Property must be inside the SOI to be annexed or authorized services such as OASA
- Last update completed in 2021 & 2025 for most jurisdiction

Municipal Service Review

- Municipal Service Reviews are required by CKH to update an SOI
- Municipal Service Reviews provide information for Sphere decisions
- Evaluates each jurisdiction's ability to provide services to an area
- 7 legislative factors must be addressed in the Service Review

Summary

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- Sphere is a long-range planning tool
- Public Review Draft of SOI Update-MSR for a 30-day public review period starting November
- Recommendation will be finalized for Public Review Draft
- Adopt Spheres for 4 of 12 agencies
- All remaining agencies (Cities & IVCSD) will be updated following final MSR volumes

MSR Program Information
Item No. 1