

## 16. Land Use and Planning

### Overview

This section provides guidelines for evaluating a project's potential impacts on land use, including whether the project would physically divide an established community or conflict with land use plans, policies, or regulations. The impact analysis includes assessing consistency with the Ventura County General Plan, Area Plans, and zoning ordinances to ensure consistency with community character and land use policy objectives.

This topic section is updated from **Section 25, Community Character** in the existing ISAGs.

### Thresholds of Significance

Impact analysis guidelines (formerly referred to as “Methodology”) are provided accordingly for the following updated thresholds.

#### A project may have a significant impact if it would:

**LAN-1** a) Conflict with any applicable land use plan, policy, or development standard adopted for the purpose of avoiding or mitigating an environmental effect, such as the Ventura County General Plan, the applicable Area Plan, and applicable zoning ordinance, and b) result in a significant adverse environmental effect due to that conflict.

**LAN-2** Introduce physical development that would physically divide an established community or is substantially incompatible with existing land uses, architectural form or style, site design/layout, or density/intensity within the established community in which the project is located.

#### Legend:

 Derived from Appendix G of CEQA

 Derived from a combination of specific County standards and Appendix G of CEQA

### Related Technical Terms

The following technical terms related to this topic section have been updated or incorporated:

- Area Plan
- Community character
- Established community
- Existing Community Designated Area