



BOARD OF SUPERVISORS
AGENDA LETTER

Agenda Number:

Clerk of the Board of Supervisors
105 E. Anapamu Street, Suite 407
Santa Barbara, CA 93101
(805) 568-2240

Department Name: Public Works
Department No.: 054
For Agenda Of: December 5, 2023
Placement: Administrative
Estimated Time:
Continued Item: No
If Yes, date from:
Vote Required: Majority

TO: Board of Supervisors
Board of Directors, Laguna County Sanitation District

FROM: Department Scott D. McGolpin, Public Works Director, 568-3010
Director:
Contact Info: Aleksandar Jevremovic, County Surveyor, 568-3020

SUBJECT: Parcel Map No. 14,824, Orcutt Gateway Retail Center, 16TPM-00000-00001;
Abandon various road rights-of-way; Accept various easement dedications per
said map; Fourth Supervisorial District

County Counsel Concurrence

As to form: Yes

Other Concurrence: N/A

Auditor-Controller Concurrence

As to form: N/A

Recommended Actions:

Acting as the Board of Supervisors:

- a) Subject to recordation of Parcel Map No. 14,824, abandon that portion of the 20-foot-wide strip dedicated to the County of Santa Barbara for road purposes as described in Book 32, Page 388 of Deeds lying within the lands subdivided by the map, and authorize the Clerk of the Board to endorse thereon its approval of the abandonment as noted on said Parcel Map; and
- b) Subject to recordation of Parcel Map No. 14,824, abandon that portion of the 30-foot-wide easement dedicated to the County of Santa Barbara for road purposes as described in Book 1701, Page 9 of Official Records lying within the lands subdivided by the map, and authorize the Clerk of the Board to endorse thereon its approval of the abandonment as noted on said Parcel Map; and
- c) Subject to recordation of Parcel Map No. 14,824, abandon that portion of the property dedicated to the County of Santa Barbara as a public road as described in Book 2056, Page 184 of Official Records lying within the lands subdivided by the map, and authorize the Clerk of the Board to endorse thereon its approval of the abandonment as noted on said Parcel Map; and

- d) Subject to recordation of Parcel Map No. 14,824, accept on behalf of the public and authorize the Clerk of the Board to endorse Parcel Map No. 14,824 accepting the offers of dedication as shown thereon as follows:
- i) A 10-foot-wide Public Access and Public Utility easement to the County of Santa Barbara; and
 - ii) A 30-foot-wide Public Utility easement to the County of Santa Barbara; and
 - iii) A variable width Public Utility and Public Access easement to the County of Santa Barbara (Sunny Hills Road); and
 - iv) A variable width Multi-Purpose Trail easement to the County of Santa Barbara; and
- e) Determine that according to California Environmental Quality Act (CEQA) Guidelines Section 15162 there are no substantial changes proposed in the project which will require major revisions to the Environmental Impact Report (95-EIR-01); no substantial changes have occurred with respect to the circumstances under which the project is undertaken; and there is no new information of substantial importance; and, therefore the recommended actions are within the scope of the environmental review documents for this project and no new environmental document is required [Attachment C - CEQA 15164 Addendum to the Orcutt Community Plan Final Environmental Impact Report (95-EIR-01) dated July 15, 2019 from the Staff Report dated 7/25/2019 approved and adopted by the Santa Barbara County Planning Commission on 8/14/2019 (<https://cosantabarbara.app.box.com/s/q97rv82305oyfnbdjhcyxrrdhu3dgtkqy/file/503522398258>).

Acting as the Board of Directors of the Laguna County Sanitation District:

- a) Subject to recordation of Parcel Map No. 14,824, accept the offer of dedication of the 15-foot-wide easement for sanitary sewer purposes to the Laguna County Sanitation District, and authorize the Clerk of the Board of Directors to endorse thereon its acceptance of said easement as noted on said Parcel Map.
- b) Determine that according to California Environmental Quality Act (CEQA) Guidelines Section 15162 there are no substantial changes proposed in the project which will require major revisions to the Environmental Impact Report (95-EIR-01); no substantial changes have occurred with respect to the circumstances under which the project is undertaken; and there is no new information of substantial importance; and, therefore the recommended actions are within the scope of the environmental review documents for this project and no new environmental document is required [Attachment C - CEQA 15164 Addendum to the Orcutt Community Plan Final Environmental Impact Report (95-EIR-01) dated July 15, 2019 from the Staff Report dated 7/25/2019 approved and adopted by the Santa Barbara County Planning Commission on 8/14/2019 (<https://cosantabarbara.app.box.com/s/q97rv82305oyfnbdjhcyxrrdhu3dgtkqy/file/503522398258>).

Summary Text:

This item is on the agenda in order to abandon those portions of road rights-of-way lying within the land being subdivided on said map and accept various easement dedications per said map.

Parcel Map No. 14,824 (County Assessor Parcel Number 129-208-001) is located south of East Clark Avenue and east of Stillwell Road and also known as Orcutt Key Site 2 (currently unaddressed), in the Orcutt area, Fourth Supervisorial District. The County Surveyor has received Parcel Map No. 14,824 and is satisfied that the Parcel Map is technically correct, is substantially the same as and conforms to the approved Tentative Map and any approved alterations thereto and complies with all applicable laws and regulations.

The County Surveyor has received written notice from all agencies that imposed conditions of approval on the subdivision for Parcel Map No. 14,824, certifying that their requirements have been satisfied. The County Surveyor also has received written notice from the Clerk of the Board that the payment of real property taxes has been made and deposited with the Clerk of the Board prior to recordation.

After the Clerk of the Board of Supervisors and the Clerk of the Board of Directors endorse their acceptance of the offers of dedication for easements and the abandonments noted thereon, the County Surveyor will deliver the Parcel Map to the County Recorder for recordation.

Consummation of the abandonments and the acceptance of easement dedications to the County of Santa Barbara is subject to recordation of the subject Parcel Map.

Consummation of the acceptance of the easement dedication to the Laguna County Sanitation District is subject to recordation of the subject Parcel Map.

Background:

At its regularly scheduled meeting on August 14, 2019, the Santa Barbara Planning Commission met and approved Parcel Map No. 14,824 and adopted the Addendum to the Orcutt Community Plan Final Environmental Impact Report (95-EIR-01) dated July 15, 2019 for the subject property.

The Conditions of Approval for Parcel Map 14,824, specifically Condition #12 in Attachment B1, require that prior to the recordation of the Parcel Map, Public Utility easements shall be provided in the locations and widths required by the serving utilities. Pursuant to Sections 66439, 66440, and 66447 of the California Government Code, dedications of or offers to dedicate an interest in real property for specified public purposes shall be signed and acknowledged by the record title interest holders. Such dedications shall be accepted, accepted subject to improvement, or rejected by the approving legislative body on behalf of the public and shall be endorsed by the Clerk of the legislative body.

Fiscal and Facilities Impacts:

Budgeted: None

Fiscal Analysis:

None

Special Instructions:

The County Surveyor shall present Parcel Map No. 14,824 to the Clerk of the Board of Supervisors and Clerk of the Board of Directors of Laguna Sanitation District and request acknowledgement of the Boards' acceptance thereon, including the abandonments and acceptance of the dedications thereon as appropriate. Once the Parcel Map has been endorsed by the Clerks, the County Surveyor shall transmit it to the County Recorder's Office for recordation.

Please send a copy of the Minute Order of Approval to the County Surveyor's Office, Attention: Aleksandar Jevremovic, County Surveyor.

Attachments:

Attachment A: Parcel Map 14,824 (5 Sheets)

Authored by:

Alan Lemke, County Surveyor's Office, 568-3020

CC:

Ben Singer, Planner, bsinger@countyofsb.org
Surveyor, Kenny Fargen, Fargen Surveys, Inc., ken@fargensurveys.com
Surveyor, Marshall Fargen, Fargen Surveys, Inc., marshall@fargensurveys.com
Agent for the Owner, Robert Kunkleman, G3 Real Estate, robert@g3realestate.com