

SANTA BARBARA COUNTY BOARD AGENDA LETTER



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

Agenda Number:
Prepared on: August 24, 2005
Department: Planning and Development
Department No.: 053
Agenda Date: September 13, 2005
Placement: Administrative
Estimate Time: 5 minutes
Continued Item: NO
If Yes, date from:
Document FileName: G:\GROUP\Permitting\Case Files\AGP\03 cases\03agp-00000-00022\bsfina03AGP00022.doc

TO: Board of Supervisors

FROM: Dianne Meester, Assistant Director
Planning & Development

STAFF CONTACT: Florence Trotter-Cadena, Planner III
934-6253

SUBJECT: 03AGP-00000-00022, Wells Fargo Bank Agricultural Preserve Replacement Contract

Recommendation:

That the Board of Supervisors:

Approve and direct execution and recordation by the Clerk of the Board of new contract 03AGP-00000-00022, replacing a portion of the original Agricultural Preserve 75-AP-045. The replacement contract involves Assessor's Parcel No. 139-250-063, located approximately 1 mile northwest of the intersection of Refugio and Mesa Verde Roads, in the Santa Ynez area, Third Supervisorial District.

Alignment with Board Strategic Plan:

The recommendation is primarily aligned with actions required by law or by routine business necessity.

Executive Summary and Discussion:

The subject property has been in an agricultural preserve (75-AP-045) since January 1, 1976. A tentative parcel map (TPM 14,598) modified the boundaries of the existing preserve thus causing the need for the replacement contracts. The site is approximately 104.02 acres used for cattle grazing.

Mandates and Service Levels:

Government Code §51200 (known as the California Land Conservation Act of 1965 or the Williamson Act) provides that local jurisdictions may establish an agricultural preserve program having the goal of retaining land in an agricultural use. The County of Santa Barbara has adopted such a program which is codified under the Agricultural Preserve Program Uniform Rules. Both the County’s Uniform Rules and the Government Code provide that agricultural preserve contracts between the County and landowners are voluntary. Therefore, there are no state mandates associated with this program.

Fiscal and Facilities Impacts:

The costs associated with processing this replacement contract are offset by the \$1,326.00 processing fee required to be paid by the applicant per the Planning & Development adopted fee schedule.

Permit revenues are budgeted in the Permitting & Compliance Program of the Development Review, North Division on Page D-296 of the adopted 2005 – 2006 fiscal year budget.

Special Instructions:

Please distribute copies of the recorded contract with attached legal descriptions and copies of the Board of Supervisors Minute Order as follows:

P&D	Contract, Map
Assessor	Contract, Map
Surveyor	Contract
Clerk	Contract
Wells Fargo Bank NA, Trustee	Contract, Map
Sederland Trusts	
8405 N. Fresno Street, Suite 210	
Fresno, CA 93720	

Concurrence: N/A

Attachments:

1. Agricultural Preserve Contracts
2. Legal Descriptions
3. Vicinity Map