

EXHIBIT A  
GOWING REORGINIZATION  
LEGAL DESCRIPTION

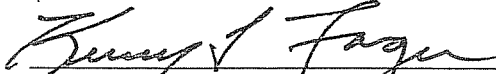
A PORTION OF LOT 3 OF THE RANCHO GUADALUPE, ACCORDING TO THE RECORD OF SURVEY MAP RECORDED IN BOOK 17, PAGE 167 IN THE RECORDER'S OFFICE OF THE COUNTY OF SANTA BARBARA, STATE OF CALIFORNIA AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

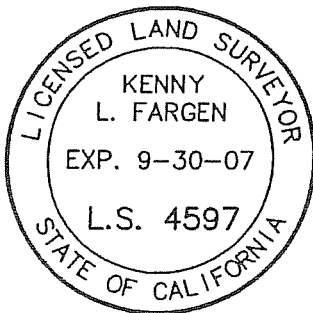
BEGINNING AT THE SOUTHWEST CORNER OF LOT 14 OF THE GRISINGHER & DEGASPARIS ADDITION TO THE TOWN OF GUADALUPE, AS RECORDED IN MAP BOOK 15, PAGE 137 IN THE RECORDER'S OFFICE OF SAID COUNTY,

1. THENCE NORTH 00 DEGREES 23 MINUTES EAST 100 FEET,
2. THENCE SOUTH 88 DEGREES 43 MINUTES EAST 28.83 FEET TO THE NORTHWEST CORNER OF SAID LOT 14,
3. THENCE SOUTH 16 DEGREES 32 MINUTES WEST ALONG THE WESTERLY LINE OF SAID LOT 14 A DISTANCE OF 103.64 FEET TO THE POINT OF BEGINNING.

THE ABOVE DESCRIBED FIGURE CONTAINING 1,441 SQUARE FEET.

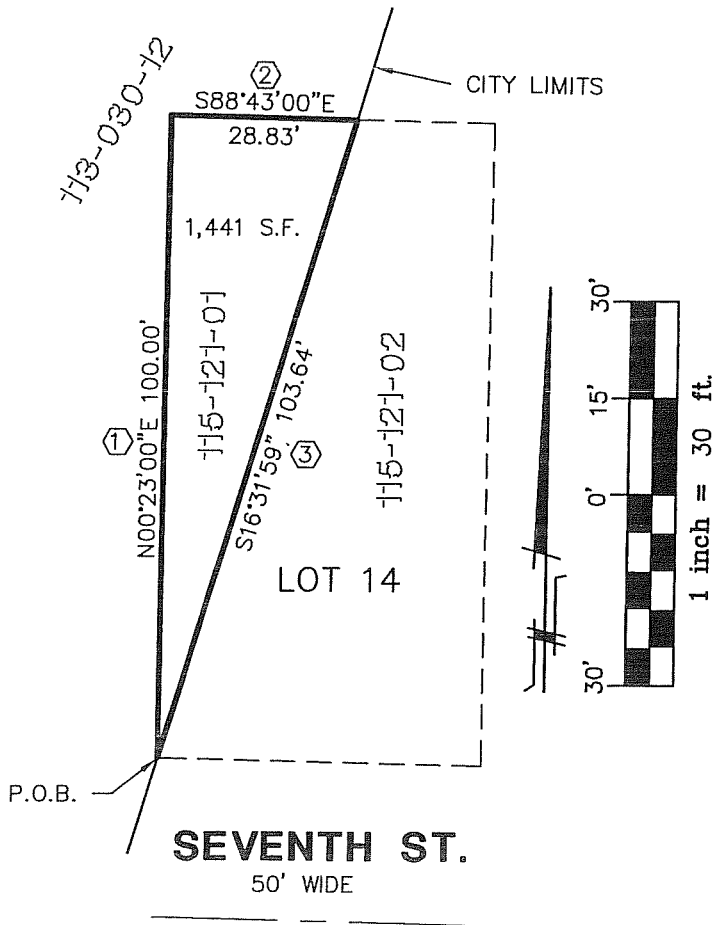
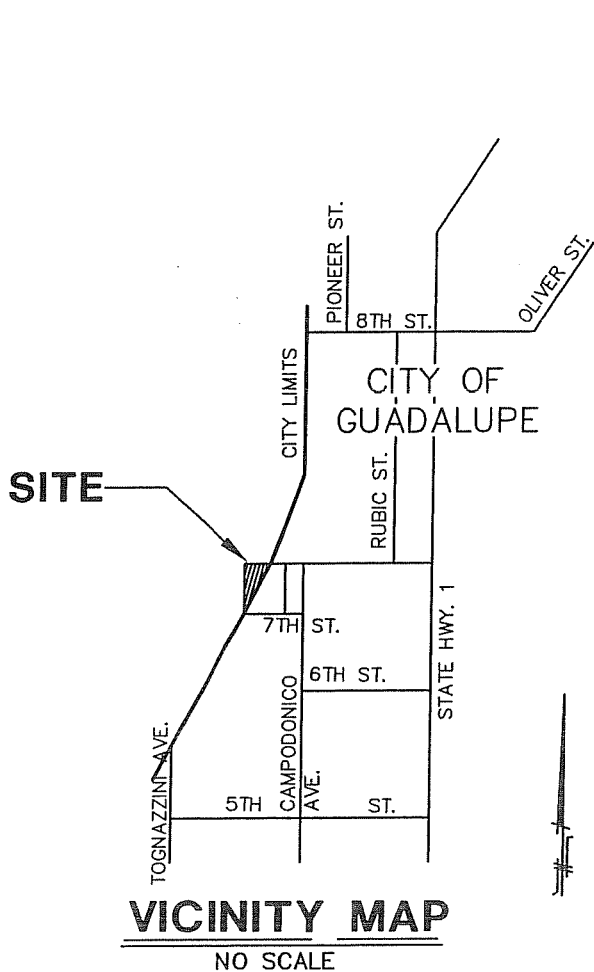
(SEE ATTACHED EXHIBIT MAP MADE A PART HEREOF)

 1-12-07  
KENNY L. FARGEN L.S. 4597 DATE  
LICENSE EXPIRATION DATE: 9-30-07  
(06165LEGAL.DOC)



07-10

**"EXHIBIT B"**  
**GOWING REORGANIZATION:**  
**ANNEXATION TO THE**  
**CITY OF GUADALUPE**  
**(CITY ANNEXATION NO. )**



APPROVED AS TO FORM AND SURVEYING CONTENT

07-10

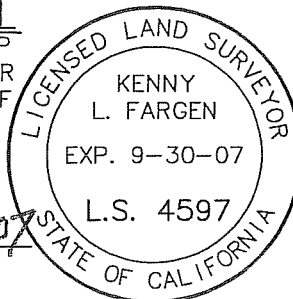
**LEGEND**

MICHAEL B. EMMONS PLS 5899 DATE  
 SANTA BARBARA COUNTY SURVEYOR  
 LICENSE EXPIRATION: 12/31/2008

③ = COURSE NUMBER  
 SF = SQUARE FEET

**SURVEYORS STATEMENT**

I HEREBY STATE THAT THIS ANNEXATION MAP CORRECTLY REPRESENTS A MAP MADE BY ME OR UNDER MY DIRECTION UNDER THE PROVISIONS OF SECTION 8761 OF THE PROFESSIONAL LAND SURVEYORS ACT.



*Kenny L. Fargen* 1-12-07  
 KENNY L. FARGEN L.S. 4597 DATE

**FARGEN SURVEYS INC.**

2624 AIRPARK DRIVE  
 SANTA MARIA, CALIFORNIA 93455  
 PHONE: 805-934-5727  
 FAX: 805-934-3448  
 DATE PREPARED: JANUARY 2007

061651.DWG

JOB: 06165

SHEET 1 OF 1



**COUNTY OF SANTA BARBARA  
PLANNING AND DEVELOPMENT  
OFFICE OF LONG RANGE PLANNING  
MEMORANDUM**

**DATE:** August 6, 2007

**TO:** Bob Braitman, Executive Officer, LAFCO

**FROM:** John McInnes, Director, Office of Long Range Planning

**SUBJECT:** **Gowing Reorganization: Annexation to the City of Guadalupe; Detachment from the Santa Barbara County Fire Protection District; and Detachment from the Santa Barbara Coastal Vector Control District**

**(No. 7-10)**

---

**Project Description:**

The application proposes to annex a parcel located immediately adjacent to the City of Guadalupe city limits. The parcel which is the subject of the application (APN 115-121-01), approximately 0.03 A, is within the County and is part of a single lot (remaining parcel number APN 115-121-02, 0.09 A) with both parcels and the single lot owned by the same property owner (Rebecca Gowing Family Trust).

The subject parcel could then be re-zoned and developed as high density residential (1- 4 units). The subject parcel is vacant. The parcel now within the city limits appears either partially developed or burdened with a structural encroachment. Concurrently, the vacant parcel would be detached from both the County Fire Protection District and Mosquito and Vector Management District.

This is in response to your July 6, 2007 Request for Reportback regarding the above referenced proposal. Based on our review of the application materials:

**General Information:**

- The property is unincorporated.
- The property is **not** within a Community Plan Area.

**General Plan and Zoning Designations:**

- The General Plan designation information in the Proposal Questionnaire is **not** accurate.

X  The County General Plan designates the proposal area as A-II, agricultural - minimum parcel size 40 acres.

X  The County has zoned the property: U – minimum parcel size 10 acres, unless parcel exists

ZONING DESIGNATIONS	PARCEL NUMBER(S)
U – open land uses – agriculture	115-121-01

X  The property is **not** Prime Agricultural Land as defined by G.C. § 56064.

X  The property **is not** Open Space as defined by G.C. § 65560.

X  The property **is not** within a Land Conservation Act (Williamson Act) contract.

X  The property **is not** within a Farmland Security Zone.

**General Plan Consistency and Other Comments:**

Surrounding Area

	Existing Land Uses	General Plan Designation	Zoning Designation
East	Residential	High Density Residential per city	R-3 per city
West	Agriculture – field crops	A II , agriculture, minimum 40 acres	U – unlimited agriculture, open space
North	Vacant-Residential	High Density Residential per city	R-3 per city
South	Residential	Low Density Residential	R-1 per city

5. Land Use and Zoning – Present and Future

B. The new zoning for the subject parcel would be R-3 (High Density Residential), therefore allowing for greater development density.

12. Relationship to Regional Housing Goals and Policies.

The City notes that the annexation will allow for high density residential development consistent with its General Plan.

The proposed annexation is unlikely to impact the County’s ability to meet its share of the affordable housing allocation through the RHNA process, since the subject parcel is currently

zoned for agricultural use and was not considered in the County's inventory process. Given the size of the parcel being annexed, there will be no perceptible impacts to agriculture.

cc: John Baker, Director of Planning and Development  
David Matson, Deputy Director, Office of Long Range Planning  
Sharon Friedrichsen, Assistant to the CEO, County Executive Office  
OLRP Chron