

My name is Guner Tautrim. I live in the Gaviota area and serve on the Gaviota Planning Advisory Committee (Gavpac). I am however writing this as my personal opinion not that of the Gavpac.

This is in regard to the Las Varas Ranch and whether or not there are any requirements for a trail easement exaction other than the trail easements that have been offered in their development application. Since the Gavpac is wrangling with alignment of this state mandated coastal trail, I am taking a much more holistic view of the trail through the entirety of the Gaviota coast.

It is my belief that the trail easement should consider connectivity to the east and west as well as a vertical access element. The latter has been satisfactorily addressed in the applicants' application and deserves in my opinion no further comment. The lateral access however is what is in question. There are a few options on the table. I would have to agree with my colleagues at the Gavpac who recommended an east west trail alignment that parallels the freeway just to the south (of freeway). This, along with the applicants' dedication of the beach trail east west alignment, is in my opinion, adequate and sufficient to satisfy the coastal trail mandates. It is only when you look at the coast as a whole, and not in segments, that this becomes clear.

As a hiker through the glorious Gaviota coast region I would expect to experience the following things: sweeping views of the Santa Ynez Mountains as seen from the bluff tops, intimate coastal experience as had by being on the beach, over views of the coastal terrace as seen from the north looking southward toward the beach with the ocean beyond. When analyzing a specific property it should not be our intent to "exact" trails that which give all of these experiences. However we should analyze the coast as a whole, as I have mentioned, and be certain that the hikers experience encompasses all that I have mentioned. Without taking the time to walk you through all the proposed routes (which I would be happy to do) let me just say that if the trail is implemented and takes -the more or less- shape of that which the Gavpac is suggesting, then, I can say with confidence, that the experience of the hiker will encompass all that I have identified without the need to bisect through the heart of an incredible example of a working coastal ranch. Not only would agriculture be adversely effected, there are numerous ESHA (environmentally sensitive habitat) constraints as well.

I know there is fears that what happens at Las Varas will set precedent for other development projects in the future but I think that should not be the case. Every property on this coast is unique in its' opportunities and constraints and should be dealt with as such. Again I do not think that a trail exaction is warranted through the heart of this property in light of the trail dedications offered. Thank you for your consideration.

Guner Tautrim