

COUNTY OF SANTA BARBARA CALIFORNIA

PLANNING COMMISSION

COUNTY ENGINEERING BUILDING
123 E. ANAPAMU ST.
SANTA BARBARA, CALIF. 93101-2058
PHONE: (805) 568-2000
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January 25, 2010

Ronn Carlentine
Real Estate Services
General Services Department

PLANNING COMMISSION
HEARING OF JANUARY 20, 2010

RE: Union Valley Parkway Extension Government Code Consistency; 09GOV-00000-00012

Hearing on the request of Ronn Carlentine, General Services Department, to consider Case No. 09GOV-00000-00012, [application filed on December 11, 2009], for a determination that the acquisition of 2 easements in order for the County to provide for the extension of Union Valley Parkway east of Highway 135, is consistent with the Comprehensive Plan of the County of Santa Barbara pursuant to Government Code Section 65402(a). This site is identified as AP Nos. 107-250-011, -012, -013, and 107-210-035, located at 4470 Orcutt Road, in the Orcutt area, Fourth Supervisorial District.

Dear Mr. Carlentine:

At the Planning Commission hearing of January 20, 2010, Commissioner Blough moved, seconded by Commissioner Valencia and carried by a vote of 5 to 0:

1. Determine that the proposed acquisition of 2 easements is consistent with the Comprehensive Plan; and
2. Transmit the consistency report required by Government Code Section 65402(a) to Dana Carmichael (Planning & Development) and the Board of Supervisors. The memo dated January 20, 2010 and the letter reflecting the Planning Commission's action shall constitute the required report.

The Planning Commission's action relative to Government Code Section 65402(a) is advisory in nature; therefore the appeal procedure is not applicable.

Sincerely,

Dianne M. Black

Dianne M. Black
Secretary to the Planning Commission

cc: Case File: 09GOV-00000-00012
✓ Planning Commission File
County Chief Appraiser
County Surveyor
Fire Department

COUNTY OF SANTA BARBARA
PLANNING AND DEVELOPMENT

C-3

Consent Agenda

TO: County Planning Commission

FROM: Doug Anthony, Deputy Director



HEARING DATE: January 20, 2010

RE: Hearing on the request of Ronn Carlentine, Manager of the Office of Real Estate Services, General Services Department, agent for Department of Public Works, Transportation Division, to consider case number 09GOV-00000-00012, application filed on December 11, 2009, for a determination that the acquisition of 2 easements for the County to provide for the extension of Union Valley Parkway east of Highway 135 is consistent with the Comprehensive Plan of the County of Santa Barbara pursuant to Government Code §65402(a). This site is identified as Assessor Parcel Numbers 107-250-011, -012, -013, and 107-210-035, located at 4470 Orcutt Road, in the Orcutt area, Fourth Supervisorial District

APPLICANT: Ronn Carlentine, Manager, Office of Real Estate Services,
General Services Phone: (805) 568-3078

Project Description: The Union Valley Parkway extension project was approved by the County Board of Supervisors on October 27, 2009, thereby authorizing the County Public Works Department to proceed with negotiations for the acquisition of permanent easements and temporary rights-of-entry with adjacent property owners. Therefore, in accordance with Government Code Section 65402(a), the County of Santa Barbara Public Works Department, through the General Services Department, is requesting the acquisition of 2 easements over portions of properties (APN 107-250-011, -012, -013, and 107-210-035).

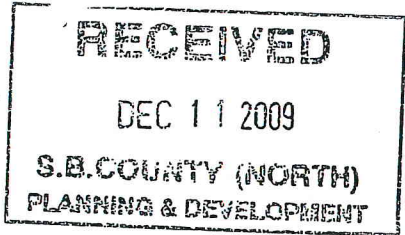
Consistency with Applicable Comprehensive/Community Plan Policies:

Orcutt Community Plan Transportation Policy CIRC-O-1: The County Shall adopt and implement an Orcutt Transportation Improvement Plan (OTIP) which includes long-term improvements to roadways and alternative transportation facilities targeted to provide for acceptable levels of service on roadways and intersections within the planning area. The OTIP shall be an integrated Plan for capital improvements of roads and intersections as well as alternative transportation facilities. The OTIP shall contain a list of transportation projects to be undertaken and include projected costs for each funded and unfunded improvement. The County shall also revise the Transportation Impact Fee based upon the projected cost of transportation system improvements identified in the OTIP.

Consistent: The proposed project is consistent with the Comprehensive Plan, including the Circulation Element, and the Orcutt Community Plan. The Circulation Element refers projects that are located within the Orcutt Community Plan area to the Orcutt Community Plan for Circulation Element Consistency. The Union Valley Parkway Extension project was included in the Orcutt Transportation Improvement Plan (OTIP) as a funded

C-3

Memorandum



Date: December 10, 2009

To: Zoraida Abresch
Planning and Development

From: Ronn Carlentine, Manager (568-3078)
Office of Real Estate Services
General Services Department

RC

Subject: Government Code Section 65402(a) - Conformity with County's Comprehensive Plan Project: Union Valley Parkway Extension Project (APN: 107-250-11,12,13 and 107-210-35) Fourth Supervisorial District

In accordance with Government Code Section 65402(a), the County of Santa Barbara, through the General Services Department, is contemplating the acquisition of 2 easements over portions of Properties (APN: 107-250-011,012,013 and 107-210-035) for the County to provide for the extension of Union Valley Parkway easterly of Highway 135.

LOCATION: The parcels owned by Walmart and the Bunkelmans respectively which are the subject of this memorandum are located with their easterly boundary at Hummel Drive and their westerly boundary at Highway 135. The parcels are known as County Assessor Parcel Number 107-250-011,012,013 and 107-210-035.

PURPOSE: The proposed acquisition of the subject properties is to allow for the extension of Union Valley Parkway westerly from its termination at Hummel Drive to Highway 135. Union Valley Parkway will continue westerly from Highway 135 to Blosser Road within the Santa Maria City limits and that portion will be the responsibility of the City and is currently set for construction.

EXTENT: The extent of these proposed real property transactions is the acceptance of an easement interest in the Properties. The vesting of the Properties will be held by the County of Santa Barbara. This will allow for the construction of the segment of Union Valley Parkway that lies within County jurisdiction.

Please determine whether the County's proposed vacation of the subject Property is in conformity with the County's Comprehensive Plan pursuant to Government Code Section 65402(a). In accordance with the Planning Commission's findings, please forward the action letter regarding its determination to my attention at the Office of Real Estate Services, General Services Department, for further processing of the proposed purchase of the Property.

If you have any questions, please call me at 568-3078. Thank you for your assistance.

09GOV-00000-00012
Union Valley Parkway Extension
4470 Orcutt Road
107-250-011,-12,-13 & 107-210-035
C-2/10-R-1

