



Ad hoc Subcommittee Update Discussions with the Santa Ynez Band of Chumash Indians

Board of Supervisors Hearing
March 15, 2016

Ad hoc Subcommittee

Established August 25, 2015

Purpose of Subcommittee and Direction by the Board of Supervisors:

Engage the Santa Ynez Band of Chumash Indians in discussions related to land use and financial matters of mutual concern that include but are not limited to the Waiver of Sovereign Immunity, Santa Ynez Valley properties of interest inclusive of the Camp 4, Mooney, Escobar and 350 acre "Triangle" properties and other general topics between the County and the Tribe as appropriate...

Representatives and Meetings

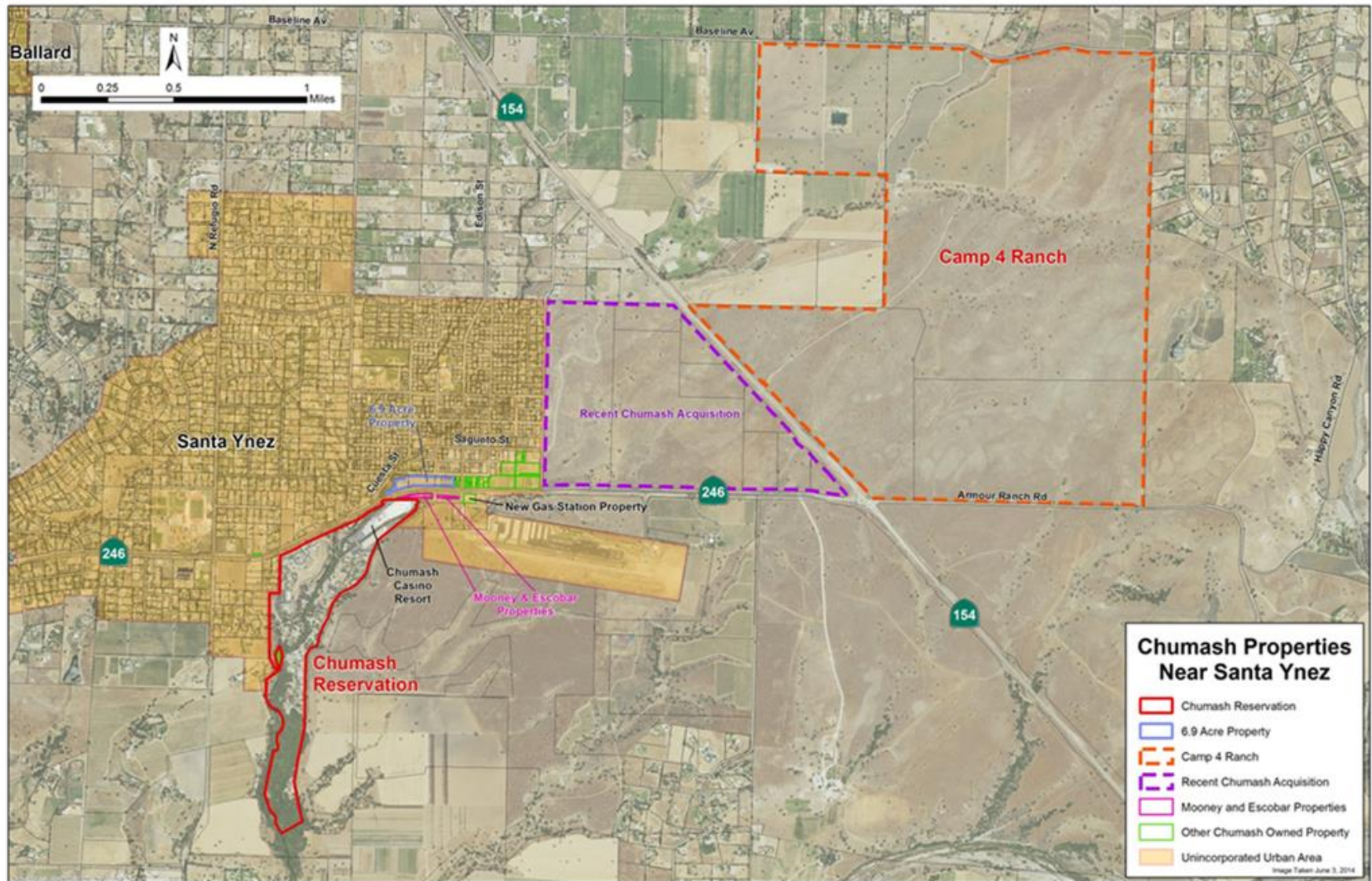
Representatives

- **County**
 - Third District Supervisor Farr
 - Fourth District Supervisor Peter Adam
- **Santa Ynez Band of Chumash Indians**
 - Tribal Chairman Vincent Armenta
 - Tribal Vice Chairman Kenneth Kahn

Meetings to Date - 7

- September 24, October 19, November 12,
- December 10, January 14, February 11,
March 3

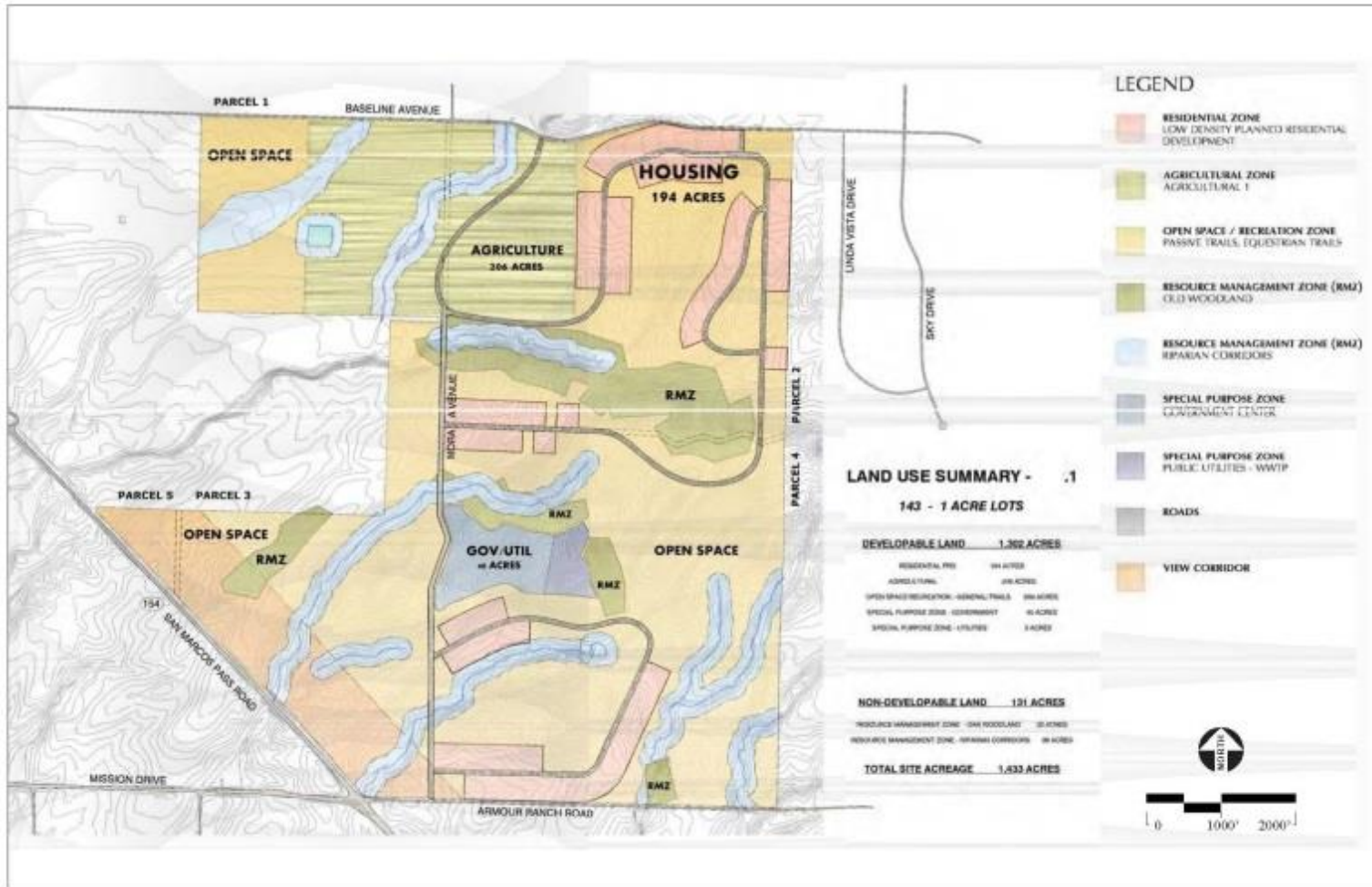
Chumash Properties Near Santa Ynez



Current Camp 4 FTT Acquisition

- The proposed Camp 4 project encompasses over 1,400 acres
 - Property, acquired by the Santa Ynez Band of Chumash Indians in 2010, is also in a multi-year Agricultural Preserve (Williamson Act) contract.
- The Environmental Assessment prepared for Camp 4 identifies two development alternatives.
 - Alternative A consists of 1,433 acres to be converted to 143 five-acre residential lots.
 - **Adopted**- Alternative B consists of 143 one-acre residential lots, 30 acres of tribal facilities and banquet hall/exhibition facility.

ZONING MAP FROM EA



Primary concerns expressed by County

- Revenue Impacts
- Land use conflicts
- Lack of compatibility with surrounding land use
 - SYV Community Plan
- Lack of ongoing revenue required to support public services for project
- Lack of Environmental Impact Statement
- Need for full 1,433 acres FTT to provide for Tribal housing needs

Discussions to date

- **Ground Rules**
- **Review of Chumash Land Holdings including:**
 - **Camp 4**
 - **Mooney and Escobar**
 - **350 Acre Property**
- **Draft 2011 Cooperative Agreement provided by Tribe to County**

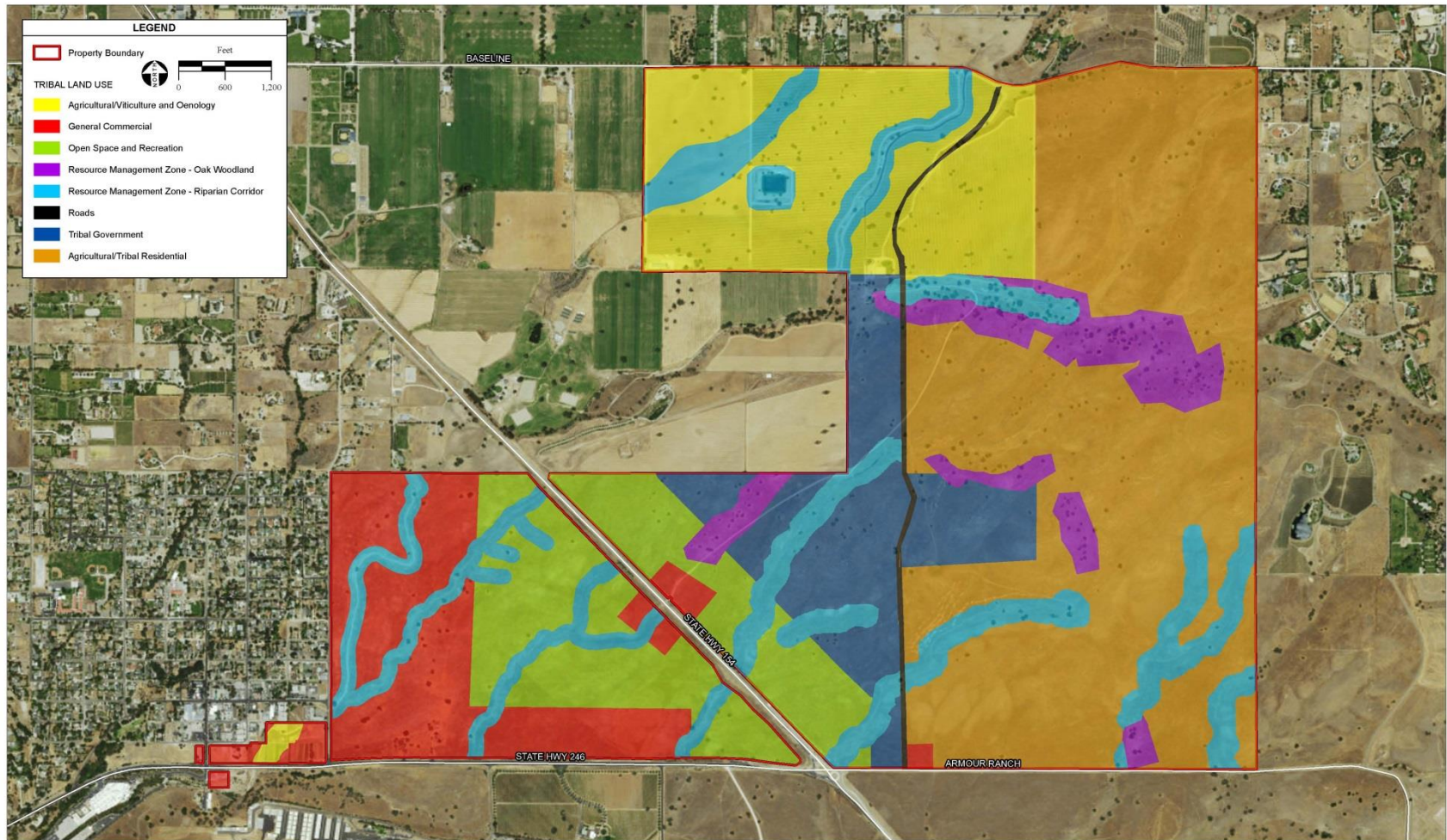
Discussions to date

- **Review of Santa Ynez Valley Property Tax Assessments/Distribution**
- **Review of Municipal Finance**
- **Government services provided**
- **Key areas of focus and terms of potential future agreement**

Key Terms

- **Waiver of Sovereign Immunity**
- **Term**
- **Municipal Finance – In Lieu of Taxes**
- **Gaming**
- **Williamson Act**
- **Fee to Trust**

Tribal Zoning Map-March 1, 2016

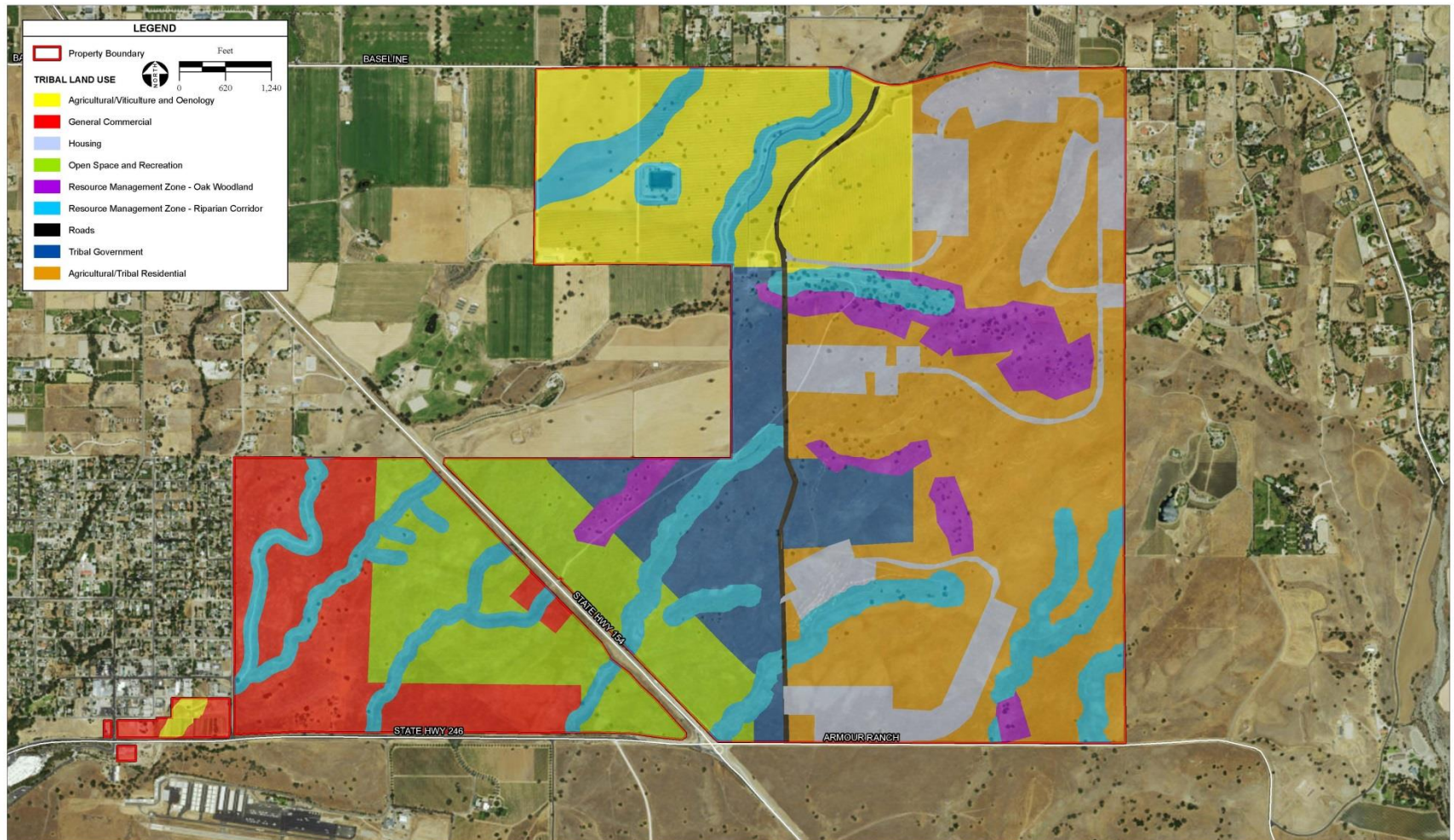


SOURCE: Aerial Photograph, 1/5/2015, AES, 2/24/2016

Santa Ynez Band of Chumash Indians Parcel Review / 201551 ■

Proposed Tribal Land Use

Tribal Zoning Map-March 9, 2016



SOURCE: Aerial Photograph, 1/5/2015, AES, 3/8/2016

Santa Ynez Band of Chumash Indians Parcel Review / 201551

Proposed Tribal Land Use

Recommended Actions

- a. Receive and file report on the Ad hoc Subcommittee of the Board of Supervisors discussions with the Santa Ynez Band of the Chumash Indians, and;**
- b. Provide direction as appropriate to the Ad hoc Subcommittee of the Board of Supervisors regarding discussions with the Santa Ynez Band of Chumash Indians, and;**
- c. Determine pursuant to CEQA Guidelines Section 15378(b)(5) that the above actions are not a project subject to CEQA review.**

An aerial photograph of a vineyard. The rows of grapevines are arranged in a grid pattern, with a dirt path or road running through the center. A person is visible walking along the path. The background shows a hazy landscape with trees and distant hills under a bright sky. The foreground is filled with dry, brownish vegetation.

Thank you