



County of Santa Barbara BOARD OF SUPERVISORS

Minute Order

November 5, 2019

Present: 5 - Supervisor Williams, Supervisor Hart, Supervisor Hartmann, Supervisor Adam, and Supervisor Lavagnino

COMMUNITY SERVICES, BEHAVIORAL WELLNESS,
GENERAL SERVICES

File Reference No. 19-00900

RE:

Consider recommendations regarding the Exclusive Right to Negotiate for Purchase of County-owned property on Hollister Avenue with the Housing Authority of the County of Santa Barbara for a No Place Like Home (NPLH) development project, as follows:

- a) Determine, in accordance with California Government Code Section 26227 and County Code Section 12A-10.3, that the "Hollister Lofts" project (Project) proposed by the Housing Authority of the County of Santa Barbara, a public body, corporate and politic (Housing Authority), would serve the social needs of the population of the County, and that the portion of the property located at APN No. 061-040-030 in the 4500 block of Hollister Avenue (Property), will not be needed for County purposes during the time of the Agreement discussed below, and therefore, that the Board may make the Property available to Housing Authority;
- b) Approve and authorize the Chair to execute the Exclusive Negotiations Agreement (Agreement) between the County of Santa Barbara and the Housing Authority, which will grant the Housing Authority, for a period of three (3) years, exclusive rights to negotiate with the County in good faith for acquisition of the Property and thereby enable the Housing Authority to apply for State of California NPLH competitive funds and other financing for the Project; and
- c) Determine that the recommended actions are not the approval of a project that is subject to environmental review under the California Environmental Quality Act (CEQA) pursuant to CEQA Guidelines section 15004(b)(4), finding that the actions consist only of a pre-approval or preliminary agreement that: conditions any further agreement on compliance with CEQA; does not bind any party or commit the County to any definite course of action prior to CEQA compliance; does not restrict the County or any lead or responsible agency from considering any feasible mitigation measures and alternatives, including the "no project" alternative; and does not restrict the County or any lead or responsible agency from denying the project, and direct staff to file a Notice of Exemption on that basis.



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A motion was made by Supervisor Williams, seconded by Supervisor Hart, that this matter be acted on as follows:

- a) Approved;
- b) Approved and authorized; Chair to execute; and
- c) Approved.

The motion carried by the following vote:

Ayes: 5 - Supervisor Williams, Supervisor Hart, Supervisor Hartmann, Supervisor Adam, and Supervisor Lavagnino