



BOARD OF SUPERVISORS
AGENDA LETTER

Clerk of the Board of
Supervisors
105 E. Anapamu Street, Suite
407
Santa Barbara, CA 93101
(805) 568-2240

Agenda Number:

Submitted on:
(COB Stamp)

Department Name: Planning &
Development
Department No.: 053
For Agenda Of: December 17, 2019
Placement: Administrative
Estimated Tme: N/A
Continued Item: No
If Yes, date from:
Vote Required: Majority

TO: Board of Supervisors

FROM: Department Lisa Plowman, Director, Planning and Development
Director(s): (805) 568-2086

Contact Info: John Zorovich, Deputy Director, Energy, Minerals & Compliance
Division (805) 568-2519

SUBJECT: Coastal Resource Enhancement Fund (CREF) Grant Contract – Mathilda Drive
Property Acquisition, Third District

County Counsel Concurrence:

As to form: Yes

Other Concurrence: Risk Management

As to form: Yes

Auditor-Controller Concurrence:

As to form: Yes

Real Property

As to form: Yes

Recommended Actions:

That the Board of Supervisors:

- a) Approve and authorize the Chair to execute the Coastal Resource Enhancement Fund contract with the City of Goleta, in the amount of \$80,000, to help fund City's purchase of 0.25 acres at the south end of Mathilda Drive, APN: 079-554-031, located along the Sperling Preserve in the City of Goleta ("Property"), in the Third Supervisorial District (Attachment A);
- b) Approve and authorize the Chair to execute a Conservation Easement Deed with the City of Goleta (Exhibit B to CREF Contract in Attachment A) over the Property;
- c) Approve and authorize the Clerk of the Board to execute the Certificate of Acceptance (Attachment B); and

d) Determine that the allocations of the CREF grant is exempt from CEQA pursuant to Section 15378(b)(5) of the State Guidelines for the implementation of the California Environmental Quality Act.

Summary Text:

The attached Coastal Resource Enhancement Fund (CREF) Contract awards the City of Goleta a \$80,000 grant to purchase a 0.25-acre property in Goleta adjacent to the City’s Sperling Preserve. The purchase price is the fair market value of the Property, \$80,000. Once acquired, the City will immediately convey a Conservation Easement to the County of Santa Barbara. The City secured an additional \$2,805 to pay for closing costs.

Exhibit B of the CREF Contract (Attachment A) includes the Conservation Easement that the City will record to the Property. The Conservation Easement would protect existing plants, animals, and other natural resources and habitat onsite, and allow for public access and passive recreation.

Background:

Mitigation of impacts to coastal resources from offshore oil and gas development is required as a condition of approval on the Point Arguello, Point Pedernales, and Santa Ynez Unit projects. Mitigation funds are provided through the Coastal Resource Enhancement Fund (CREF).

The \$80,000 is derived from three sources. At the June 18, 2019 Board of Supervisors hearing, the Board of Supervisors awarded the City of Goleta a \$66,430 grant from the 2018-19 CREF cycle and extended the City’s 2017 \$10,750 CREF award towards this Property until June 7, 2020. The remaining \$2,820 comes from the Planning & Development Department (P&D), which has \$2,820 remaining for funding acquiring and protecting Monarch butterfly habitats pursuant to the conditions of approval for two past development projects that required applicants to contribute money to mitigate the impacts to the Monarch butterfly (Santa Barbara Club Resort and Spa/Hyatt 86-DP-046 and Nesbitt Structure 95-RMM-003).

Fiscal Analysis:

<u>Funding Sources</u>	<u>Current FY Cost:</u>	<u>Annualized On-going Cost:</u>	<u>Total One-Time Grants Costs</u>
General Fund			
State			
Federal			
Fees			
Other: Permit Mitigation			\$ 2,820.00
Other: CREF			\$ 77,180.00
Total	\$ -	\$ -	\$ 80,000.00

No fiscal and facilities impacts are associated with staff’s recommendations. The Project does not involve County property or ongoing costs. Funding for CREF is budgeted in the Coastal Mitigation Budget Program on page D-269 of the County of Santa Barbara Fiscal Year 2019–20 adopted budget, and is fully supported by funds in the Coastal Resource Enhancement Fund. Administration of CREF includes updates of the annual status report, solicitation and evaluation of grant proposals and recommendation of grant awards to the Board of Supervisors, preparing, monitoring and enforcement of CREF grant contracts, preparation and monitoring of the CREF budget, reassessing CREF fees, and responding to inquiries.

Key Contract Risks:

A risk analysis was performed for the proposed contract and was determined to be of low risk: the performance period is less than two years; the complexities of the contract requirements are low; and the contract is not controversial.

Special Instructions:

Clerk of the Board will:

- Ensure that a notary will acknowledge the Board of Supervisor Chair's signature for recordation purposes when signing the Conservation Easement (Acknowledgement is Attachment C of this board letter). Insert Acknowledgement as page 17 of 24 in the Conservation Easement (Exhibit B to Attachment A of this board letter).
- Forward a copy of the signed contract to Carlo Achdjian of Real Property Division, General Services Department and Kathy McNeal Pfeifer of the Planning and Development Department, Energy, Minerals & Compliance Division;
- Execute the Certificate of Acceptance (Attachment B) and forward the original to Carlo Achdjian of Real Property Division, General Services Department; and
- Forward the original signed Conservation Easement and Acknowledgement to Carlo Achdjian of Real Property Division, General Services Department.

Carlo Achdjian of Real Property Division, General Services Department will assist with escrow for the acquisition and provide the escrow officer a copy of the contract, the original Certificate of Acceptance and the original Conservation Easement. The Escrow Officer will record the documents and provide copies to Carlo Achdjian of Real Property Division, General Services Department.

Kathy McNeal Pfeifer of the Planning and Development Department to request the Auditor Controller Department to wire the CREF grant money into escrow.

Attachments:

- A. Contract with The City of Goleta
- B. Certificate of Acceptance
- C. Acknowledgement

Attachment A

Contract with the City of Goleta

Attachment B

Certificate of Acceptance

Attachment C

Acknowledgement