

# SANTA BARBARA COUNTY BOARD AGENDA LETTER



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

**Agenda Number:**  
**Prepared on:** 3/22/06  
**Department Name:** General Services  
**Department No.:** 063  
**Agenda Date:** April 4, 2006  
**Placement:** Administrative  
**Estimate Time:**  
**Continued Item:** NO  
**If Yes, date from:**

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**TO:** Board of Supervisors

**FROM:** Bob Nisbet, Director (560-1011)  
General Services Department

**STAFF CONTACT:** Paddy Langlands (568-3096)  
Assistant Director, Support Services Division

**SUBJECT:** Grant of Sewer Easement to the Summerland Sanitary District Across Ocean View County Park  
First Supervisorial District; Folio No.: 003488

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## Recommendation(s):

That the Board of Supervisors:

- a) Adopt and execute a Notice and Resolution of Intent to Convey an Interest in Real Property related to the County granting an easement 350 linear feet by 15 feet wide to the Summerland Sanitary District ("SSD") which will allow SSD to install an underground sewer pipeline across a portion of County owned property known as Ocean View County Park (APN 005-690-024) connecting the Montecito Ranch Estates residential development, which is in close proximity to Ocean View County Park, to SSD's main infrastructure; and (TWO THIRDS VOTE REQUIRED)
- b) Approve and execute an Easement Deed conveying the above stated easement to the Summerland Sanitary District.

## Alignment with Board Strategic Plan:

The recommendation is primarily aligned with Goal No. 1, An Efficient Government Able to Respond Effectively to the Needs of the Community.

## Executive Summary and Discussion:

Patrick Nesbitt is developing 9 parcels (APN 005-210-035, -061, -062, -063, -064, -065, -066, -067, and -068) known as the Montecito Ranch Estates in the Summerland area. Approved plans indicate a new sewer line extending from the entrance to Montecito Ranch Estates west along Via Real where it would tie into the existing sewer infrastructure near Greenwell Avenue. Granting SSD the proposed easement would enable the

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developer to route the sewer line across Ocean View County Park, thereby reducing the length of the required new connection by approximately 900 feet. The Summerland Sanitary District issued a Can and Will Serve Letter for the project and will accept the proposed permanent sewer line easement into their main infrastructure.

On June 1, 2005, the Planning Commission determined that the conveyance of the proposed easement is consistent with the Comprehensive Plan of the County of Santa Barbara, the Local Coastal Plan and the Summerland Community Plan pursuant to Government Code §65402 (c).

The proposed easement is being granted without charge to SSD. The easement will acknowledge the location of the pipeline, SSD's ownership thereof and their responsibility to maintain it. A map showing the location of the proposed easement is attached to the Easement Deed.

**Mandates and Service Levels:**

No change in programs or service levels.

**Fiscal and Facilities Impacts:**

Facilities Services' and other County staff time necessary to process this easement has been paid by the developer of the Montecito Ranch Estates, Patrick M. Nesbitt. Due to the easement being granted to the Summerland Sanitary District for the benefit of the residents in the area, the easement is being conveyed at no cost to SSD. There are no Facilities impacts.

**Special Instructions:** Upon Board approval and execution of the Resolution of Intent and the Easement Deed by the Chair, the Clerk should distribute as follows:

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|--|---|
| 1. Original executed Resolution                              | Official File                               |
| 2. Copy of Resolution, original executed Deed & Minute Order | Attn: Connie Smith, Real Estate Svcs Office |
| 3. Copy of Resolution and Minute Order                       | Attn: Claude Garciacelay, Parks Department  |

NOTE: Upon receipt of the executed Easement Deed, the Office of Real Estate Services will deliver the Deed to the SSD for acceptance. Upon return of the Deed from the SSD, Office of Real Estate Services will deliver to County Clerk-Recorder's Office for recordation. After recordation, Office of Real Estate Services will copy the recorded document for the Official File and Parks Department, and send the original fully executed and recorded document to the Summerland Sanitary District.

**Attachments**

Notice and Resolution of Intention to Convey an Interest in Real Property  
Easement Deed

**BOARD LETTER PREPARED BY CONNIE SMITH, OFFICE OF REAL ESTATE SERVICES.**