

Lee-Rodriguez, Nicole

From: Betty Jo [ellersieck@cox.net]
Sent: Friday, November 05, 2010 6:54 PM
To: sbcob
Subject: Fw: Coastal Zoning Revisions

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Dear Board of Supervisors:

Those of us in Santa Barbara are particularly fond of the coastal frontage that adds significant beauty to our environment,

However.....

The proposed coastal commission rules are a major infringement upon the rights of those landowners affected, without clear benefit to the public at large.

A requirement that all but a principal residence upon a property would require bureaucratic approval by the Coastal Commission in addition to all the permits required currently would make construction virtually impossible – as well as demanding the destruction of structures denied approval. I fail to see the reasoning behind targeting private structures that permit beach access. If maintenance of these structures is denied and someone is injured due to unsafe conditions, any agency complicit in denying maintenance would have to assume liability – and deservedly so.

Of particular note to those of us in Hope Ranch is the restriction of the number of horses allowed per property to two and even that number will be subject to an exorbitant fee which will forbid most horse owners from compliance.

Hope Ranch is now and has always been an equestrian community – one of the few left in California. Many residents make this their home just on this issue alone. If the proposed rules take effect, it signals the destruction not only of a lifestyle that brought people to this community, but a significant portion of the value of their homes, without benefit to the coastline. What is the Coastal Commission thinking?

If passed, the residents of Hope Ranch could and should demand en mass reassessment of their properties to reflect the decline in value attributed to these measures. In addition, building in the coastal region will halt, which means that income from permits will end. At a time of declining revenues, a drastic decrease in income is the last thing that government needs.

Sincerely,

Ernst and Betty Jo Ellersieck

Wendy Kelly