



BOARD OF SUPERVISORS
AGENDA LETTER

Agenda Number:

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

Department Name: Planning & Development
Department No.: 053
For Agenda Of: August 18, 2009
Placement: Administrative
Estimated Tme: N/A
Continued Item: No
If Yes, date from:
Vote Required: Majority

TO: Board of Supervisors
FROM: Department Dianne Black, Interim Director, 568-2086
Director(s) Planning and Development
Contact Info: Dave Ward, Deputy Director, (805) 568-2520
Development Review - South County
SUBJECT: Thompson New Agricultural Preserve Contract, Carpinteria area

County Counsel Concurrence

As to form: Yes

Auditor-Controller Concurrence

As to form: N/A

Other Concurrence: N/A

As to form: No

Recommended Actions:

That the Board of Supervisors consider the request of Charles and Linda Thompson, owners, for the creation of a new prime agricultural preserve contract, Case No. 08AGP-00000-00039.

The Board of Supervisors action should include the following:

Approve the creation of a new nonprime Agricultural Preserve Contract:

1. Accept the exemption, included as Attachment A of this Board Letter, pursuant to CEQA Sections 15317;
2. Execute an agreement, included as Attachment B of this Board Letter creating Agricultural Preserve, 08AGP-00000-00039; and,
3. Adopt a resolution, included as Attachment C of this Board Letter creating Agricultural Preserve, 08AGP-00000-00039.

Summary Text:

The new prime agricultural preserve (08AGP-00000-00039) will consist of 10.0 acres used for the production of avocados. The property is currently zoned AG-I-5 under the Land Use and Development Code and is identified as AP No. 155-200-058. On December 5, 2008 the Agricultural Preserve Advisory Committee recommended approval of the Agricultural Preserve Contract for the proposed project and, by a 4-0 vote, found it consistent with the Uniform Rules.

Background:

Government Code §51200 (known as the California Land Conservation Act of 1965 or the Williamson Act) provides that local jurisdictions may establish an agricultural preserve program having the goal of retaining land in an agricultural use. The County of Santa Barbara has adopted such a program which is codified under the Agricultural Preserve Program Uniform Rules. Both the County's Uniform Rules and the Government Code provide that agricultural preserve contracts between the County and landowners are voluntary. Therefore, there are no state mandates associated with this program.

Fiscal and Facilities Impacts:

Budgeted: Yes

Fiscal Analysis:

There are no fees associated with new contracts. The cost for the contract review and preparation of this report is estimated to be \$1,000.00, and is budgeted in the Permitting & Compliance Program of the Development Review, North Division on Page D-308 of the adopted 2009– 2010 fiscal year budget.

Special Instructions:

Please distribute copies of the recorded contract with attached legal descriptions and copies of the Board of Supervisors Minute Order as follows:

Assessor	Contract, Map
J. Ritterbeck, Planner II	Contract, Map
Surveyor	Contract, Map
Charles and Linda Thompson	Contract, Map
7664 Stanley Park, Carpinteria, CA 93013	

Pursuant to Government Code Sections 65355 and 65090, a notice shall be published in at least one newspaper of general circulation. Mailed notice required to property owners within 300 feet of the project, including the real property owners, project applicant, and agencies expected to provide essential services shall be done at least 10 days prior to the hearing (Government Code Section 65091).

The Clerk of the Board shall forward a copy of the Minute Order to Planning and Development, Hearing Support Section, Attn: David Villalobos.

Planning & Development will prepare all final action letters and otherwise notify all concerned parties of the Board of Supervisor's final action.

Attachments:

- A. CEQA Exemption for Agricultural Preserve
- B. Agricultural Preserve Contract
- C. Resolution Creating Agricultural Preserve, 08AGP-00000-00039
- D. Legal Description
- E. Site Plan

Authored by:

J. Ritterbeck, Planner II, (805) 568-3509
Development Review – South
Planning and Development Department