

**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:** 4/16/02  
**Department Name:** 3<sup>rd</sup> District  
**Department No.:** 011  
**Agenda Date:** 4/23/02  
**Placement:** Departmental  
**Estimate Time:** 30 minutes  
**Continued Item:** NO  
**If Yes, date from:**

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**TO:** Board of Supervisors

**FROM:** Gail Marshall  
Third District Supervisor

Susan Rose  
Second District Supervisor

**STAFF CONTACT:** Mark Chaconas  
Executive Staff Assistant-Third District  
568-2192

Alissa Hummer  
Executive Staff Assistant- Second District  
568-2191

Jennifer Briggs  
Director of Parks  
568-2461

**SUBJECT:** Dedicate an additional \$200,000 from South Coast West Quimby and Development Mitigation Fee Trust Funds and execute a grant agreement to contribute funds towards the acquisition of the Ballfields at Girsh Park in Goleta.

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**Recommendation(s):**

That the Board of Supervisors:

1. Dedicate an additional \$200,000 from the South Coast West Quimby and Development Mitigation Fee Trust Funds (#1400 & #1405) towards the acquisition of the Ballfields at Girsh Park in Goleta.
2. Execute the Grant Agreement for the Acquisition of Recreational Facilities to facilitate a deposit into an escrow account in the total amount of \$1,000,000 towards the purchase of the Ballfields

**Alignment with Board Strategic Plan:** The recommendations are primarily aligned with Goal No. 5: A High Quality of Life for All Residents, Goal No. 7: A Community that Fosters the Safety and Well-Being of Families and Children, and Goal No. 1: An Efficient Government Able to Respond Effectively to the Needs of the Community.

**Executive Summary and Discussion:**

Last year, the ownership group of the Camino Real Marketplace announced their intent to sell the 13 acre property adjacent to Girsh Park that is home to the Dos Pueblos Little League and a wide variety of other community groups. The appraised value of the property is \$6,000,000, however the purchase price has been discounted to \$4,000,000.

The Fields Forever Campaign initiated a fundraising drive to purchase the 13-acre property and the recreational facilities that were developed in 1997 by the ownership group of the Camino Real Marketplace. On May 15, 2001, your Board approved an allocation of Quimby funds totaling \$800,000 towards the acquisition of the ballfields.

The request before you today is to approve an additional allocation of \$200,000 of park mitigation fees that will bring the County's total contribution to \$1,000,000 towards the \$4,000,000 needed to close escrow on the purchase. Most importantly, the contribution brings the "Fields Forever" fundraising campaign within reach of achieving its acquisition phase goal by the May 1, 2002 deadline.

The campaign has been remarkably successful. Owing to the strong resolve of The Foundation for Girsh Park and overwhelming community support to raise the necessary funds to complete the purchase, the Fields Forever Campaign has made steady progress through grants and gifts from over 900 donors including local businesses, foundations and individuals throughout the community. To date, just over \$3.3 million - including the County's initial \$800,000 which kicked off the campaign - has been raised. The fundraising potential has also been fortified by a generous \$1 million challenge grant offered by the Girsh-Hochman family that will match all donations made by individuals in the community.

The goal of the Fields Forever Campaign is to not only raise the \$4,000,000 necessary to purchase the 13 acres but to also establish an endowment that will assist in the ongoing operations and maintenance of the park. The original 12 acre Girsh Park is maintained and operated by the non-profit Foundation for Girsh Park and they will maintain and operate the additional 13 acres.

It is important to note that the County has collected park mitigation fees within the South Coast West Recreation Demand Area based on the principals and standards of the Recreation Element of the Santa Barbara County General Plan which provides for the public interest, convenience, health, welfare and safety by requiring that land be acquired and developed for public park and recreational purposes.

Fees collected within the South Coast West Regional Recreation Demand Area serve the recreational needs of the whole community and are generated by development projects from the western boundary of Highway 101 at Gaviota to the eastern boundaries at Highway 154 and Los Positas Road.

The allocation of \$200,000 towards acquisition of the ballfields at Girsh Park will come from a combination of Park Mitigation Fee Trust Funds designated for use in the South Coast West Regional Recreational Demand area as follows: \$135,600 from the South Coast West Quimby Trust Fund (#1400) and \$64,400 from the SCW (AB-1600) Development Mitigation Fee Trust Fund (#1405). The remaining balance of Park Mitigation Fee Trust Funds designated for use in the South Coast West Regional Recreational Demand will now be \$146,381.

A preliminary examination of where the Park Mitigation Fee Trust Funds were generated shows that approximately 56% of the fees were in fact generated from projects originating outside the City of Goleta. In addition, 66% of the AB-1600 fees were generated outside of the boundaries of the City. However, we understand the regional benefit of this park and the important value it brings not only to the City but the entire Goleta Valley and feel strongly that the use of these fees is necessary and appropriate.

On May 15, 2001 your Board directed staff to develop the necessary agreement to facilitate the contribution of \$800,000 towards the purchase of the ballfields. Your approval to increase the contribution by \$200,000 will allow the acquisition phase of the Fields Forever campaign to succeed and enable the \$1.9 million endowment-raising phase to proceed with strength and momentum ensuring the ballfields remain a high quality regional sports complex.

**Mandates and Service Levels:** No Mandates. No direct impact to County service levels.

**Fiscal and Facilities Impacts:** Dedication of \$200,000 from the South Coast West Quimby Trust Fund and Development Mitigation Fee Trust Fund will leave a balance of \$106,578 in account #1400 and \$39,803 in account #1405 respectively.

**Special Instructions:** Provide copy of executed agreement to Parks Department, attention Coleen Lund and to The Foundation for Girsh Park, attention Brian Neilson.

**Concurrence:** Parks Department

**Attachment:** Grant Agreement