



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: Public Works
Department No.: 054
For Agenda Of: November 20, 2007
Placement: Administrative
Estimated Tme:
Continued Item: No
If Yes, date from:
Vote Required: Majority

TO: Board of Supervisors

FROM: Department Scott D. McGolpin, Public Works, Director, 568-3010
Director
Contact Info: Michael Emmons, Deputy Director – County Surveyor, 568-3020

SUBJECT: Final Map of Tract No. 14,430 Unit 2, Rice Ranch
Fourth Supervisorial District

County Counsel Concurrence

As to form: N/A

Auditor-Controller Concurrence

As to form: N/A

Recommended Actions:

That the Board of Supervisors:

- A. Approve the Final Map of Tract No.14,430 Unit 2, Rice Ranch
- B. Reject the offer of dedication for multiple use trail easements, but reserve the right to accept the offer at a future date.
- C. Reject the offer of dedication for Lot 465, in fee, to the County of Santa Barbara, for Community Park purposes, but reserve the right to accept the offer at a future date.
- D. Reject the offer of dedication for public emergency access easement, but reserve the right to accept the offer at a future date.

Summary Text:

The County Surveyor's Office has received the Final Map of Tract Map No. 14,430 Unit 2 APN 101-390-002 which is located along the south side of Stubblefield and Rice Ranch Roads in the southern portion of the Orcutt Community, Fourth Supervisorial District. The County Surveyor is satisfied that the Final Map is technically correct, conforms to the approved Tentative Map or any approved alterations thereto and complies with all applicable laws and regulations.

All Departments concerned with the processing of Subdivision Maps have certified that the Final Map is ready for Board approval. The payment of Real Property Taxes has been made or bonded for and deposited with the Clerk of the Board.

The County is rejecting the offer of Lot 465 at this time, and reserves the right to accept the property subsequent to the construction of park facilities by the developer. The developer is conditioned, as part of the tract improvements, to construct the community park at Rice Ranch. The County will accept the fee title to the property once the park facilities are complete and accepted, the construction bonds are released and the park is ready to be opened for public use. The park is estimated by the developer to be complete in Spring 2008.

The County Surveyor's Office is in receipt of a Can & Will Serve letter from Cal-Cities Water, the entity that will provide water service for said Tract No. 14,430 Unit 2. The County Surveyor's Office is in receipt of a Can & Will Serve letter from the Laguna Sanitation District, the entity that will provide sanitary services for said Tract No. 14,430 Unit 2.

Background:

N/A

Fiscal and Facilities Impacts:

Budgeted: No

Narrative:

Special Instructions:

After the Clerk of the Board endorses its approval thereon, the Final Map of Tract No. 14,430 Unit 2 shall be transmitted to the County Recorder's Office by the County Surveyor. A copy of the Board of Supervisor's Minute Order of Approval shall be sent to the County Surveyor's Office and the County Parks Department.

Attachments:

Authored by: Rob Murphy, Survey Specialist

cc:

Surveyor: Wallace Group

Planner/Agent: UPC Urban Planning Concepts

Owner: Rice Ranch Ventures, LLC