



AGRICULTURAL PRESERVE ADVISORY COMMITTEE

Revised Agenda

Planning Commission Hearing Room

Meeting Date: December 11, 2025

123 E. Anapamu Santa Barbara, CA 93101

9:00 A.M.

Planning & Development 805 568-2000

APAC Members

Stephanie Stark | Chair
David Lackie | Vice-Chair
Royce Larsen
Aleks Jevremovic
Sergio Ricardo

Agricultural Commissioner’s Office
Planning & Development Department
UC Cooperative Extension
County Surveyor
Assessor’s Office

Planning and Development Staff

Aaron Zambrano
Teresa Castro

County Counsel
APAC Secretary

Remote Participation: Member Royce Larsen, — Participating remotely from 624 W. Foster Road, Suite C, Santa Maria, CA 93455 (location open to the public and ADA accessible).

Revised agenda items #1 and #2 were listed under the incorrect owner’s name.

IMPORTANT NOTICE REGARDING PUBLIC PARTICIPATION

The Agricultural Preserve Advisory Committee offers both in-person and virtual participation options until further notice. Members of the public may participate in any of the following ways:

- **Submit a Written Comment via Email:** Comments may be submitted prior to the start of the meeting by emailing the Recording Secretary at castrot@countyofsb.org. Submitted comments will be placed into the record and distributed to the Committee.
- **Attend the Meeting In Person:** Members of the public are welcome to attend and provide comments during the meeting.
- **Watch the Live Stream:** The meeting will be streamed live and can be viewed on YouTube at: https://www.youtube.com/channel/UC_hPfWWxJ_kd_oF6fPAygBA
- **Participate Remotely via Zoom (Video or Phone):** To join the meeting remotely, please use the Zoom link provided in the meeting notice.

Video and Teleconference Public Participation

You are invited to a Zoom webinar.

When: Dec 11, 2025 09:00 AM Pacific Time (US and Canada)

Register in advance for this webinar:

https://santabarbaracounty.zoomgov.com/webinar/register/WN_5eUzpz9DRKuTdNfjEJ6Fgw

Meeting ID: 161 032 2661

After registering, you will receive a confirmation email containing information about joining the webinar.

In compliance with the Americans with Disabilities Act, if you need a disability-related modification or accommodation or are exempt from applicable Health Officer Orders, including auxiliary aids or services such as sound enhancement equipment or an American Sign Language interpreter, to participate in this hearing, please contact Hearing Support Staff at 805-934-6297. Notification at least 48 hours prior to the hearing will enable the Hearing Support Staff to make reasonable arrangements. If you have any questions or if you are participating in the hearing telephonically or electronically and need a disability-related modification or accommodation or have any issues attempting to access the hearing telephonically or electronically, please contact Hearing Support Staff at 805-934-6250. • Disclosure of Campaign Contributions: Pursuant to Government Code section 84308, members of this legislative body are disqualified and not able to participate in any agenda item involving land use permits and other entitlements if the legislative body member received more than \$250 in campaign contributions from the applicant or contractor, an agent of the applicant or contractor, or any financially interested participant who actively supports or opposes the County's decision on the agenda item within the preceding 12 months. Applicants, appellants, contractors, agents or any financially interested participant who actively supports or opposes the County's decision on the agenda item who have made campaign contributions totaling more than \$250 to a Board member within the preceding 12 months, are required to disclose that fact for the official record of the subject proceeding. Disclosures must include the amount and date of the campaign contribution and identify the recipient Board member and may be made either in writing to the Clerk of the Board of Supervisors prior to the subject hearing or by verbal disclosure at the time of the hearing.

- The Chair will announce when public testimony can be given for the items on the agenda. Each speaker is allocated 3 minutes for comments due to time constraints. Total time allocated for public comments for an item is 15 minutes. Public testimony will be made as follows:

- Presentation by the applicant.
- Questions by the Committee.
- Public Comment.
- Additional response by applicant/staff.
- Committee deliberation.
- Motion, discussion of motion, decision, and vote by the Committee.

Writings that are a public record under Government Code § 54957.5(a) and that relate to an agenda item for an open session of a regular meeting of the Agricultural Preserve Advisory and that are distributed to a majority of all of the members of the Agricultural Preserve Advisory Committee prior to the meeting but less than 72 hours prior to that meeting shall be available for public inspection at Santa Barbara County Planning and Development, 123 E. Anapamu Street, Santa Barbara, CA. ***Please contact the staff member indicated on the agenda via telephone to set an appointment to view documents.*** Writings that are considered a public record under Government Code § 54957.5(a) and relate to an agenda item for an open session of a regular meeting of the Agricultural Preserve Advisory Committee (APAC) will be made available. These documents will be distributed to a majority of the APAC members during the meeting. Agricultural Preserve Advisory Committee | Santa Barbara County, CA - Official Website or by appointment 805-934-6250

ADMINISTRATIVE AGENDA:

- I. Meeting Called to Order**
- II. Public Comments:** Public Comment period is set aside to allow public testimony on items not on today's agenda. The time allocated to each speaker will be set at the discretion of the Chair. Total time allocated for public comment is 15 minutes. When testifying before the Agricultural Preserve Advisory Committee, personal attacks and other disruptive behavior are not appropriate.
- III. Minutes:** The minutes from November 13, 2025, APAC hearing will be reviewed.
- IV. Agenda Management:** Request for continuances

V. APAC Standard Agenda

VI. Reports of Committee Members

STANDARD AGENDA:

The Representatives of the following items be prepared to present their projects by 9:00 A.M.

APAC CONTINUED ITEMS: None

APAC NEW ITEMS:

- 69-AP-040B**
1. **71-AP-042** William Warnekros Replacement Contract **Lompoc**
Planner: Adam Orta, at ortaa@countyofsb.org **Case Number:** 25AGP-00011
Agent: Jones Land Use Planning

Consider the request of Brett Jones, agent for the Owner William Warnekros of Case No. 25AGP-00011 regarding a replacement contract for 69-AP-040B and 71-AP-042 and its consistency with the Uniform Rules. The property is shown as Assessor's Parcel Numbers 093-040-007 (25.66 acres) and 093-040-008 (26.54 acres) zoned AG-II-100 with an AC Comprehensive Plan designation located at Central Avenue & Floradale Avenue in the Lompoc area, Fourth Supervisorial District.

2. William Warnekros Replacement Contract **Lompoc**
Planner: Adam Orta, at ortaa@countyofsb.org **Case Number:** 25AGP-00012
Agent: Jones Land Use Planning

Consider the request of Angela Janes, agent for the Owner William Warnekros of Case No. 25AGP-00012, for a new Agricultural Preserve Contract and its consistency with the Uniform Rules. The property is a 37.09-acre parcel shown as Assessor's Parcel Number 093-090-034, zoned AG-II-40, located at Central Avenue & Floradale Avenue in the Lompoc area, Fourth Supervisorial District.

3. Frank Warnekros Agricultural Preserve Contract **Lompoc**
Planner: Steve Conner, at conners@countyofsb.org **Case Number:** 25AGP-00013
Agent: Jones Land Use Planning

Consider the request of Angela Janes, agent for the Owner Frank Warnekros of Case No. 25AGP-00013, for a new Agricultural Preserve Contract and its consistency with the Uniform Rules. The property is a 27.52-acre parcel shown as Assessor's Parcel Number 093-040-004, zoned AG-II-40, located at Central Avenue & Floradale Avenue in the Lompoc area, Fourth Supervisorial District.

4. Frank Warnekros Agricultural Preserve Contract **Lompoc**
Planner: Steve Conner, at conners@countyofsb.org **Case Number:** 25AGP-00015
Agent: Jones Land Use Planning

Consider the request of Angela Janes, agent for the Owner Frank Warnekros of Case No. 25AGP-00015, for a new Agricultural Preserve Contract and its consistency with the Uniform Rules. The property is a 28.30-acre parcel shown as Assessor's Parcel Number 093-040-006, zoned AG-II-40, located at Central Avenue & Floradale Avenue in the Lompoc area, Fourth Supervisorial District.

5. Draft Uniform Rules Amendments to Allow for Utility-Scale Solar
Planner: Zoe Carlson 805-568-3532

Consider draft Uniform Rules Amendments for Utility Scale Solar and make a recommendation to the Santa Barbara County Board of Supervisors. In collaboration with the County's consultant, ESA, P&D staff has completed the Draft Program Environmental Impact Report (PEIR) for utility-scale solar facilities that balances solar development and agricultural resources and is preparing for decision-maker hearings. P&D

staff presented the draft amendments to the Agricultural Preserve Advisory Committee (APAC) on September 12, 2024. APAC requested a presentation of the draft Uniform Rules Amendments and Draft PEIR prior to decision-maker hearings. Staff would like to revisit this discussion with APAC and requests a recommendation to the Board of Supervisors on draft amendments to the Uniform Rules for utility-scale solar.

APAC DISCUSSION ITEMS: None

REPORTS OF COMMITTEE MEMBERS

Upcoming Meeting Notice:

The next meeting of the Agricultural Preserve Advisory Committee (APAC) is on Thursday, January 8, 2026. Agenda item requests must be submitted by December 22, 2025. Submissions can be made at either the South County or North County Zoning Information Counters. For more information, contact the Planning and Development Department at 805-934-6250 or email the Recording Secretary Teresa Castro at castrot@countyofsb.org.