

A FRAMEWORK FOR THOUGHT

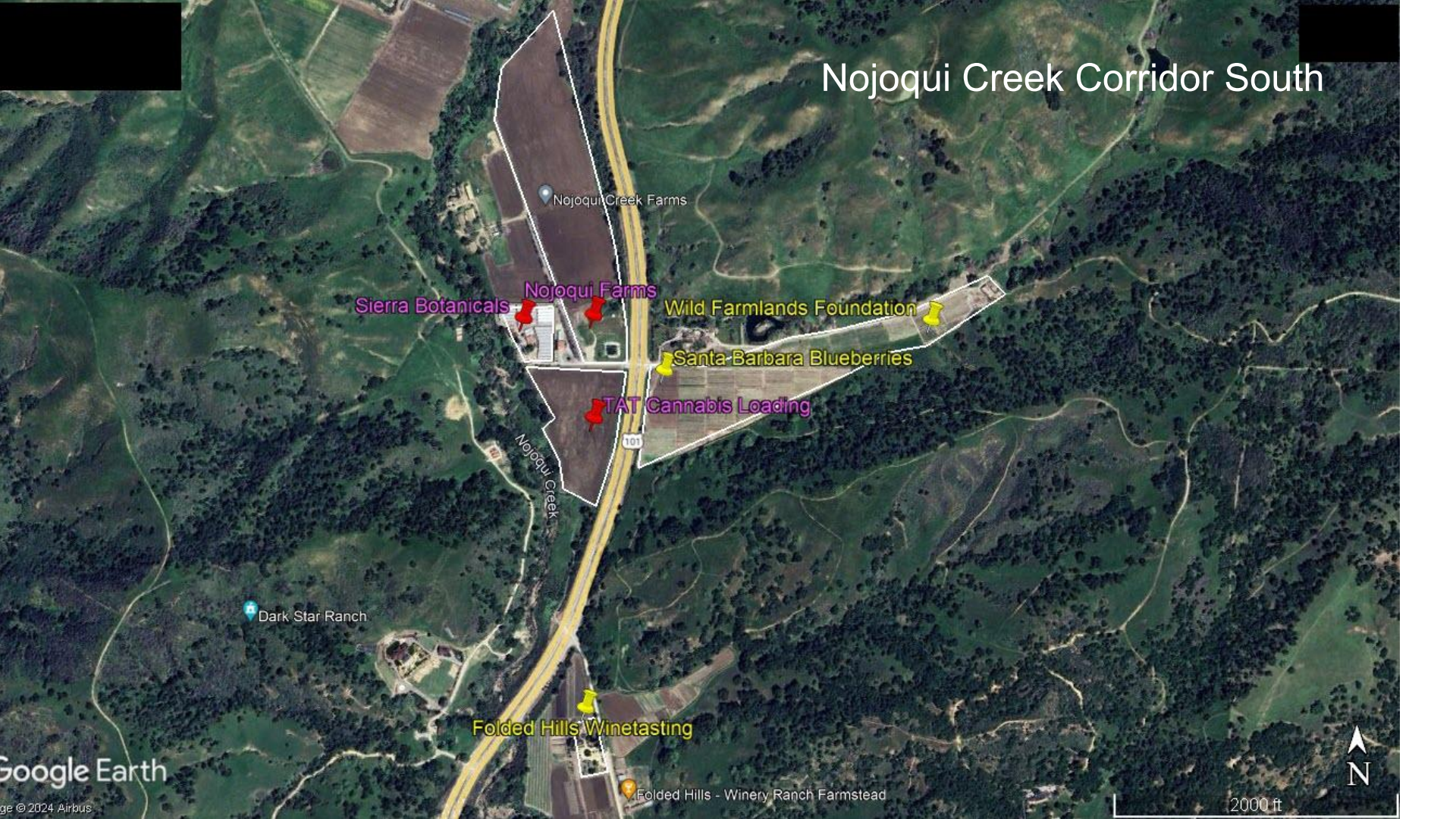
SUPERVISOR LAURA CAPPS

“... The original intent of the cannabis program was to bring money into the county **for the public good**, for libraries and parks and **combating climate change**. I don’t want to lose sight of that goal.” (Excerpted from the Santa Barbara Independent, “Santa Barbara County’s Cannabis Tax Reform Fizzles Out”, June 18th, 2024, Melinda Burns)

RESTORATION OAKS RANCH MISSION STATEMENT

To be an innovator, educator and exporter of proven agroecology practices on the Central Coast. To **educate** policymakers, food growers, landowners and the public **(especially youth)** about how we can **improve soil health, manage carbon,** mitigate runoff pollution, **gain food security,** take **pressure off of landfills,** minimize food packaging waste and **regenerate ecosystems** through **localized agroecology practices.**

Nojoqui Creek Corridor South



Nojoqui Creek Farms

Sierra Botanicals
Nojoqui Farms

Wild Farmlands Foundation

Santa-Barbara Blueberries

TAT Cannabis Loading

Dark Star Ranch

Folded Hills Winetasting

Folded Hills - Winery Ranch Farmstead



Irrigated Crops



U Pick Crops



WHAT IS THE INTENT OF SENSITIVE RECEPTOR?

Agriculture-II Zone

Commercial Cannabis Regulations

View County of Santa Barbara commercial cannabis [Permit Types](#).

If you are unsure of your zoning, you can look it up on our [online interactive map](#).

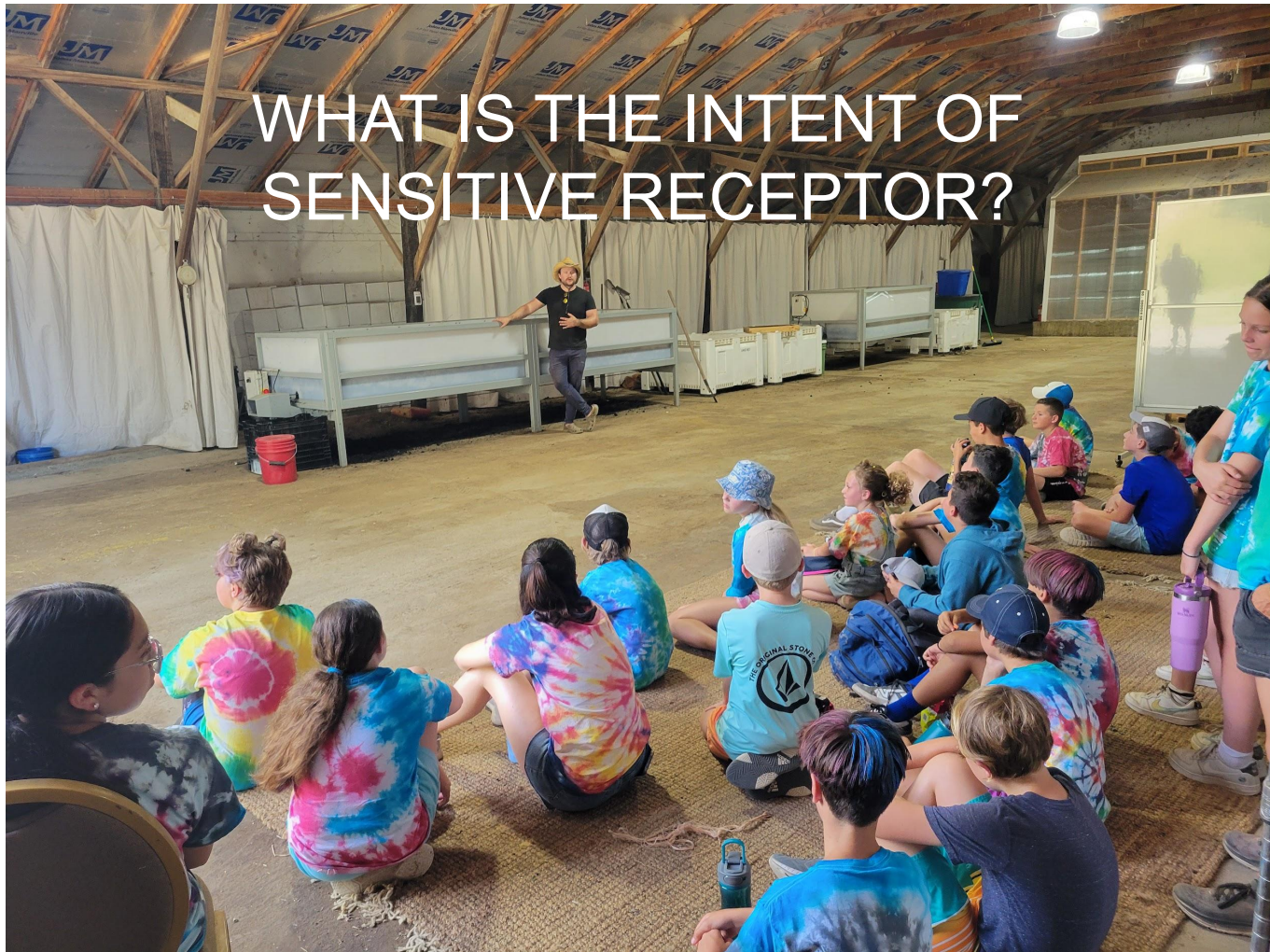
Important Definitions

- **Sensitive Receptor:** A Daycare, school, or youth center

Areas Within Zone Where Use Is Prohibited

- Within 750-feet from a sensitive receptor
- Within Coastal Zone per Business and Professional Code (Not in ordinance)

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Partial List of Organizations Received at Restoration Oaks Ranch
(Youth-Focused Groups in **Bold**)

Cliff Drive Care Center	Heartland Charter School
Franklyn School	City of Ventura Travel Program
Santa Barbara Christian Homesteaders	Santa Barbara City College
Inspire Homesteading Group	Santa Barbara YMCA
Lompoc Mom's Club International	Child Development Center SB (Camp QT)
Lompoc Valley Baptist Church	Chumash Camp Kalawashaq
Lompoc YMCA	Young Life
Santa Ynez YMCA	Girl Scouts
Santa Barbara Parks & Rec	Boys & Girls Club
Santa Ynez Valley Christian School	The Land Trust for Santa Barbara County
Calvary Chapel Santa Barbara	Waldorf School
United States Navy	Wilderness Youth Program
Santa Barbara Community Church	The Way Collective
Naturetrack / Freedom Trax	SB County Regional Climate Collaborative

www.oksbc.org/

It's **OK** Santa Barbara County

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Answered

What would you do if you had a friend struggling with substance misuse issues? >

How would you explain to your peers the risks of using substances like illegal prescription drugs, alcohol, cannabis, fentanyl, or other drugs? >

Why should we break the stigma of opening up about mental health? >

Answers aren't always easy to come by on your own.

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Risk factors for youth high-risk substance use

Over 20 million Americans (aged 12 and older) have a substance misuse problem. Trigger factors can include:

- Family history of substance use
- Favorable family attitudes toward the behavior
- Poor parenting
- Parental substance use
- Family rejection of sexual orientation or gender identity



Get outside:



Spending time in nature can relieve stress and improve your overall well-being. Nature doesn't mean far away; walking on the beach or strolling through Franceschi Park totally counts as spending time in nature.

TRANSPORTATION DEMAND ISSUES

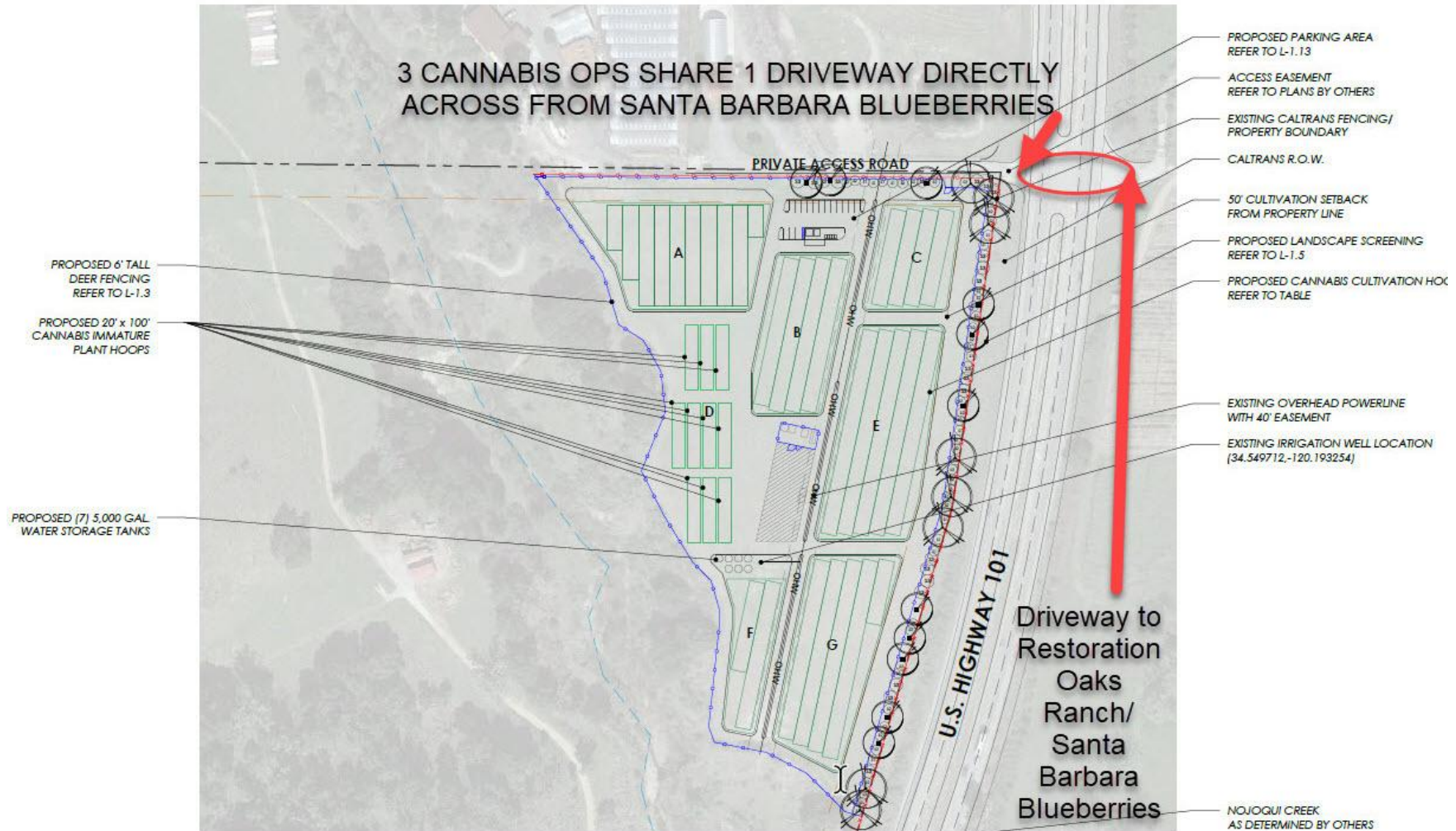
THREE CANNABIS OPERATIONS SHARE A SINGLE 20 FOOT DRIVEWAY

- TAT Ventures proposes: - 5 full time staff, - 12 seasonal workers, - 16 parking spaces
- Sierra Botanicals: - 10 full time staff (Mar-Dec), - 15 parking spaces (4 new),
- Nojoqui Farm: - 5 full time staff, - 19 seasonal workers, - 24 parking spaces

Grand Total for usage of the single 20 foot driveway across from Restoration Oaks Ranch:

- **(Up to) 20 full time staff**
- **(Up to) 31 seasonal workers**
- **(Up to) 55 parking spaces**

3 CANNABIS OPS SHARE 1 DRIVEWAY DIRECTLY ACROSS FROM SANTA BARBARA BLUEBERRIES



PROPOSED 6' TALL DEER FENCING REFER TO L-1.3

PROPOSED 20' x 100' CANNABIS IMMATURE PLANT HOOPS

PROPOSED (7) 5,000 GAL WATER STORAGE TANKS

PRIVATE ACCESS ROAD

PROPOSED PARKING AREA REFER TO L-1.13

ACCESS EASEMENT REFER TO PLANS BY OTHERS

EXISTING CALTRANS FENCING/PROPERTY BOUNDARY

CALTRANS R.O.W.

50' CULTIVATION SETBACK FROM PROPERTY LINE

PROPOSED LANDSCAPE SCREENING REFER TO L-1.5

PROPOSED CANNABIS CULTIVATION HOK REFER TO TABLE

EXISTING OVERHEAD POWERLINE WITH 40' EASEMENT

EXISTING IRRIGATION WELL LOCATION (34.549712, -120.193254)

U.S. HIGHWAY 101

Driveway to Restoration Oaks Ranch/Santa Barbara Blueberries

NOJOGUI CREEK AS DETERMINED BY OTHERS

TRANSPORTATION DEMAND ISSUES

INGRESS AND EGRESS IS A SHARED 20 FOOT DRIVEWAY

Via email, Caltrans commented on the shared driveway of these three county projects.

“ ... Caltrans can reject a permit if there is intensification of an access point without Caltrans’ approval...”

-Caltrans had some meetings with the County on these projects and provided comments. Our comments were that the applicant **must obtain a Caltrans encroachment permit prior to issuance of building or land use permits** as well as bringing the current access up to Caltrans’ safety and operational standards.

THE FRAGILE WATERSHED

Since 1953, Every 20 Year Span Has At Least One 5 Year Drought

- Cannabis plants typically require 6 Gallons/Day and up to 2,000 can be planted in an acre
- If 20 acres of cannabis were planted and cultivated for 3 harvests (9 months), they would use 202 acre-feet per year every year, far more than known historical use.
- The Nojoqui Creek Watershed cannot support this, the ecosystem and the neighborhood will suffer during droughts

Sierra Botanicals Processing

We Ask You To Deny the Permit For These Reasons:

- 1) The project odor is directly detrimental to the public good and climate management programs and projects of Restoration Oaks Ranch, and the project makes no effort whatsoever to manage odor in it's outdoor hoop houses.
- 2) The shared driveway has not been approved by Caltrans, and it is a safety concern. Neither TAT Ventures nor the Sierra Botanicals projects should be approved before Caltrans conducts their due diligence and issues a encroachment permit.
- 3) The Nojoqui Creek Watershed cannot support many acres of cannabis plants. The cannabis grows will hurt the ecosystem, themselves and the neighborhood during periods of drought.