



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 and Development
Department No.: 053
For Agenda Of: 12/5/2006
Placement: Set Hearing
Estimate Time: N/A
Continued Item: NO
If Yes, date from:
Vote Required: Majority

TO: Board of Supervisors
FROM: Department Director(s) John Baker, Director
(805) 568-2085
Contact Info: Dianne Black, Assistant Director
(805) 568-2086
SUBJECT: Bliss Agricultural Preserve Replacement Contract

County Counsel Concurrence:

As to form: Yes No N/A

Auditor-Controller Concurrence:

As to form: Yes No N/A

Other Concurrence: N/A

As to form: Yes No N/A

Recommended Action(s):

That the Board of Supervisors:

Set hearing on December 12, 2006 (Administrative Agenda) to consider the request of Pat Yochum and Ginger Anderson, agents for the owner, for Case No. 06AGP-00000-00022, for replacement of Agricultural Preserve Contract No. 71-AP-60E.

- A. Accept the request for approval of Agricultural Preserve Replacement Contract 06AGP-00000-00022, and;
- B. Execute the attached Short Form Land Conservation Contract for Assessor's Parcel No. 001-090-010, located on the south side of Casitas Pass Road between Livingston Canyon Road and Gobernador Canyon Road, known as 6405 Casitas Pass Road, Carpinteria, First Supervisorial District.

Summary:

On October 6, 2006, the Agricultural Preserve Advisory Committee voted by a unanimous vote of 5 to 0 (Jensen and Giorgi absent) to find the replacement contract consistent with the Uniform Rules. The effective date for the replacement contract will be January 1, 2007. The subject property has been in an agricultural preserve (71-AP-60C/E) since January 1, 1972, and a replacement contract has been requested due to a change of ownership.

Bliss **Agricultural Preserve Replacement Contract**

12/5/2006

Page 2 of 3

Background:

The subject property has been in an agricultural preserve (71-AP-60C) since January 1, 1972. The original contract, 71-AP-60, was created by the Board of Supervisors by Resolution 72-228 on February 22, 1972 and granted to four owners: McCloskey, et.al. (71-AP-60A), Bliss Lands Inc. (71-AP-60B), Barnard (71-AP-60C), and Phillips Ranch (71-AP-60D). At some point prior to 2006, the naming convention was changed so that 71-AP-60C became 71-AP-60E.

On July 12, 2006, an application was submitted for an agricultural preserve assumption contract for 71-AP-60E due to a change of ownership. On September 8, 2006 the Agricultural Preserve Advisory Committee reviewed the agricultural preserve assumption and recommended that the assumption be withdrawn and the change of ownership be reflected by a replacement contract. Therefore, 71-AP-60E will become 06AGP-00000-00022 under this replacement contract. The request for a replacement contract was carried by a vote of 5 to 0 (Jensen and Giorgi absent) by the Agricultural Preserve Advisory Committee, to find the replacement contract consistent with the Uniform Rules and recommend approval of the replacement contract. The subject parcel is approximately 10.2 acres and is used for avocado orchards.

The Agricultural Preserve Uniform Rules require approval by the Board of Supervisors (BOS); for all replacement contracts. The contract is being replaced due to a change in ownership of the subject parcel. Uniform Rule #8 prohibits parcels with different titles to be held under one contract.

Fiscal and Facilities Impacts:

Budgeted: Yes No

Fiscal Analysis:

The costs associated with processing this replacement contract are offset by the \$1,326.00 processing fee required to be paid by the applicant per the Planning & Development adopted fee schedule.

Permit revenues are budgeted in the Permitting & Compliance Program of the Development Review, South Division on Page D-290 of the adopted 2006 – 2007 fiscal year budget.

Staffing Impact(s):

Legal Positions:
N/A

FTEs:
N/A

Special Instructions:

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

Bliss Agricultural Preserve Replacement Contract

12/5/2006

Page 3 of 3

P&D	Contract, Map
Assessor	Contract, Map
Surveyor	Contract
Clerk	Contract
Timothy and Virginia Bliss Family Trust	Contract, Map

Attachments:

- A. Agricultural Preserve Contract
- B. Legal Description
- C. Vicinity Map

Authored by:

Selena Buoni, Planner I, (805)568-2910

Development Review Division – South, Planning and Development Department

C:\Documents and Settings\suzanne\Local Settings\Temporary Internet Files\OLK28\NEW Board Agenda Letter Bliss.doc