

**COUNTY OF SANTA BARBARA
PLANNING AND DEVELOPMENT**

MEMORANDUM

TO: County Planning Commission

FROM: Alice McCurdy, Deputy Director *Alice McCurdy*

DATE: May 13, 2014

RE: The Golden Inn and Village
Case Nos. 12GPA-00000-00002, 12RZN-00000-00002, 12TPM-00000-00009,
12DVP-00000-00014, 13DVP-00000-00005, 13DVP-00000-00006.

Attached is a revised condition letter from the Community Services Parks Division, dated May 13, 2014. In addition, staff recommends the following revisions to the Conditions of Approval (Attachment B to the Planning Commission staff report, dated April 24, 2014):

- 35. Special Condition: Access Easement – Common Open Space.** The Owner/Applicant shall enter into and record an agreement in a form acceptable to and approved by County Counsel and Planning and Development to reserve a reciprocal common open space access easement over all three parcels at the time the final map is recorded. ~~parcel 2 and parcel 3 in favor of parcel 1 at the time of conveyance of either parcel.~~ This agreement is to be recorded with the appropriate instruments as determined by the County Surveyor.
- 37. Map-09 Access Easement.** The Owner/Applicant shall enter into and record an agreement in a form acceptable to and approved by the County Counsel and the Planning and Development to reserve a reciprocal access easement over all three parcels at the time the final map is recorded. ~~Lot 2 in favor of Lot 3 at the time of conveyance of either parcel.~~ This agreement is to be recorded with the appropriate instruments as determined by the County Surveyor.
- 55. DIMF-24e DIMF Fees-Parks.** In compliance with the provisions of ordinances and resolutions adopted by the County, the Owner/Applicant shall be required to pay development impact mitigation fees to finance the development of facilities for the Parks Department. Required mitigation fees shall be as determined by adopted mitigation fee resolutions and ordinances and applicable law in effect when paid. The total Parks DIMF amount is currently estimated to be \$44,196,007~~3~~,776. This is based on 87 residential units. **TIMING:** Parks DIMFs shall be paid to the County Parks Department prior to Final Building Permit Inspection.

59. Rules-29 Other Dept Conditions. Compliance with Departmental/Division letters required as follows:

1. Air Pollution Control District dated January 3, 2013
2. Environmental Health Services Division dated April 9, 2014
3. Fire Department dated January 4, 2013
4. Flood control Water Agency dated December 19, 2012
5. Public Works Project Clean Water dated January 31, 2013
6. Parks Department dated May 13, 2014 ~~April 17, 2014~~
7. Transportation Division dated April 17, 2014



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Connecting People to
Opportunities

May 13, 2014

Supersedes Condition Letter
Dated 4/17/14

TO: Dana Eady, Planner
Planning & Development
FROM: Claude Garciacelay, Park Planner 
RE: 12DVP-014 / 13DVP-005 & 006 Golden Inn & Village
APN 141-380-014

County Parks recommends the following condition(s) to the approval of the above referenced project:

1) Pursuant to the provisions of Ordinance 4348 and 4363 and the appurtenant fee resolutions adopted by the Board of Supervisors, the applicant will be required to pay a development mitigation fee for new dwelling unit(s) to offset the project's potential impact on the County's park system. Said fee will be used in conjunction with other similar fees collected in the area to provide park and recreational facilities in the Regional Demand Area. A protest of mitigation fees imposed may be filed pursuant to Government Code Section 66020(a). The protest shall be filed at the time of approval or conditional approval of the development or within 90 days after the date of the imposition of the fees, dedications, reservations, or other exactions to be imposed on a development project. The Applicant is hereby notified that the 90-day approval period in which the Applicant may protest has begun.

The current applicable fee in the demand area for apartment dwelling unit is \$848 per unit. Ordinance 4363 allows for a 40% reduction in fees for "beneficial projects for this type of housing. The total fee for the project would be **\$44,196.00** (\$508 x 87 unit(s)). Fees are payable prior to final inspection. The final fee amount shall be based on the fee schedule in effect when paid and fee schedules are subject to annual adjustments. This office will not accept or process a check received prior to project permit approval by the decision maker. The check must be made out to COUNTY OF SANTA BARBARA, and can be paid in person or mailed to: Santa Barbara County Parks, Rocky Nook Park, 610 Mission Canyon Road, Santa Barbara, CA 93105.

c: Owner/Applicant: The Rona Barrett Foundation
P.O. Box 1559, Santa Ynez, CA 93460
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