



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: August 22, 2017
Placement: Administrative
Estimated Tme:
Continued Item: No
If Yes, date from:
Vote Required: Majority

TO: Board of Supervisors

FROM: Department Director: Scott D. McGolpin, Public Works Director, 568-3010

Contact Info: Aleksandar Jevremovic, County Surveyor, 568-3020

SUBJECT: **Approve Final Map, Accept Utility Easement, and Set Monument Deposit Amount for Final Map of Tract No. 14,732, Oakhill Partners (Stoker), 07TRM-00000-00003;
Third Supervisorial District**

County Counsel Concurrence

As to form: Yes

Other Concurrence: 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. 14,732 Oakhill Partners (Stoker);
- b) Pursuant to Government Code Section 66496 of the Subdivision Map Act, require the subdivider to post a security to the Clerk of the Board in the total amount of \$6,500 prior to recordation of Final Map of Tract No. 14,732 Oakhill Partners (Stoker), to guarantee the payment of the cost of setting of the interior monuments for the Final Map of Tract No. 14,732 Oakhill Partners (Stoker), which must be set on or before one year from the date of recordation of this Final Map, as certified by the Surveyor on the Final Map of Tract Map No. 14,732 Oakhill Partners (Stoker);
- c) Subject to recordation of the Final Map of Tract No. 14,732 Oakhill Partners (Stoker), accept on behalf of the public and authorize the Clerk of the Board to endorse the Final Map of Tract No. 14,732 accepting the offer of dedication as follows:

- i) The Blanket Public Utility Easement shown thereon for the purposes set forth thereon; and

- d) Determine that, pursuant to the California Environmental Quality Act (CEQA) Guidelines Section 15162, no new effects will occur and no new mitigation measures would be required as a result of the recommended action because there are no substantial changes proposed, no substantial changes in circumstances, and no new information of substantial importance regarding environmental effects of the project or of the sufficiency or feasibility of mitigation measures, and therefore the recommended actions are within the scope of the environmental review documents for this project [Final Mitigated Negative Declaration (08NGD-00000-00011 approved and adopted by the Santa Barbara County Board of Supervisors on November 18, 2008)]and no new environmental document shall be prepared for this project.

Summary Text:

This item is on the agenda in order to approve the Final Map of Tract No. 14,732 (Oakhill Partners (Stoker) 07TRM-00000-00003), to set the monument deposit, and to accept an easement dedication per said map.

Final Map of Tract No. 14,732 Oakhill Partners (Stoker) (County Assessor Parcel Number 097-730-021) is located on Oak Hill Drive, in Vandenberg Village area, Third Supervisorial District. The County Surveyor has received and examined the Final Map of Tract No. 14,732 Oakhill Partners (Stoker) and is satisfied that the Final Map is technically correct, is substantially the same as and conforms to the approved Tentative Map and any approved alterations thereto and complies with all applicable laws and regulations.

Kenny Fargen, the Surveyor for Final Map of Tract No. 14,732 Oakhill Partners (Stoker), has informed the County Surveyor that he will be unable to have the interior property monuments in place at the time the Final Map is recorded. The monuments shall be installed to meet the requirements of Section 66496 of the State Subdivision Map Act and Section 21-16 of Chapter 21 of the Santa Barbara County Code. The County Surveyor recommends that the subdivider be required to furnish security in the amount of \$6,500 prior to the Final Map recordation to guarantee payment of the cost of installation of said monuments.

The County Surveyor has received written notice from all Departments and agencies that imposed conditions of approval on the subdivision for Tract No. 14,732, certifying that their requirements have been satisfied. The County Surveyor has also received written notice from the Clerk of the Board that the payment of real property taxes has been made and deposited with the Clerk of the Board.

The County Surveyor's Office is in receipt of a Final Can-and-Will Serve and Easement Acceptance Letter from Vandenberg Community Services District, the entity that will provide water and sewer services for Tract No. 14,732 Oakhill Partners (Stoker), which state that all arrangements have been made for service of said Tract.

After the Clerk of the Board of Supervisors endorses its acceptance of the Final Map thereon and the Clerk of the Board of Supervisors endorses its acceptance of the offer of dedication noted thereon, the County Surveyor will deliver the Final Map to the County Recorder for recordation.

Consummation of the acceptance of the Blanket Public Utility Easement dedication is subject to recordation of the subject Final Map.

Background:

At its regularly scheduled meeting on November 18, 2008, the Santa Barbara County Board of Supervisors met and approved Tract Map No. 14,732 and adopted Final Mitigated Negative Declaration 08NGD-00000-00011 for the subject project, which can be found at: <https://cosantabarbara.box.com/v/StokerFinalMND>

Under CEQA Guidelines Section 15162, since the recommended actions do not exceed the scope of previously conducted environmental review documents, including the Final Mitigated Negative Declaration 08NGD-000000-00011 dated November 18, 2008, no subsequent environmental document is required. Here, no substantial changes are proposed in the project and no substantial changes will occur with respect to the circumstances under which the project is undertaken. Furthermore, no new information of substantial importance has come to light regarding environmental effects of the project or of the sufficiency or feasibility of mitigation measures. Consequently, the recommended actions are within the scope of the project covered by the environmental review documents adopted by the County Board of Supervisors. Therefore, no subsequent environmental document is required.

Fiscal and Facilities Impacts:

None.

Fiscal Analysis:

None.

Special Instructions:

After the Subdivider furnishes the \$6,500 security for the setting of the interior monuments to the Clerk of the Board, the County Surveyor shall present the Final Map of Tract No. 14,732 to the Clerk of the Board of Supervisors and request acknowledgement of the Board's acceptance thereon, including the acceptance of the dedication thereon. Once the Final Map has been endorsed by the Clerk, the County Surveyor shall transmit it to the County Recorder's Office for recordation.

Please send a copy of the Board of Supervisor's Minute Order of Approval to the County Surveyor's Office Attention : Aleksandar Jevremovic, County Surveyor.

Attachments:

Attachment A: Final Map of Tract No. 14,732 (9 sheets)

Authored by:

Connie Adams, County Surveyor's Office, 568-3021

Subject: Approve Monument Deposit amount for Final Map Tract No.14732 Oakhill Partners 07TRM-00000-00003; Third Supervisorial District

Agenda Date: August 22, 2017

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CC:

Nereyda Montano– County Planner

John Zorovich – County Planner

Surveyor- Kenny Fargen, Fargen Surveys, 2624 Airpark Drive, Santa Maria, CA 93455

Owner- Oak Hills Partners, Anthony E. Wells, 124 West Main Street, Suite G, Santa Maria, CA 93458

Agent- Brian Tetley, Urban Planning Concepts, 2624 Airpark Drive, Santa Maria, CA 93455