

Ramirez, Angelica

Public Comment - Group 4

#1

From: Debbie LeBard <dlebard2@gmail.com>
Sent: Friday, December 3, 2021 4:23 PM
To: sbcob
Subject: December 7th Agenda-Item 1



Caution: This email originated from a source outside of the County of Santa Barbara. Do not click links or open attachments unless you verify the sender and know the content is safe.

December 3, 2021

Clerk of the Board
Board of Supervisors
123 East Anapamu Street, Room 407
Santa Barbara, CA 93101

Re: OASIS Community Center Support – December 7, 2021 Agenda/Meeting

Dear Supervisors:

My name is Debbie LeBard and I have been a resident of Orcutt for over 40 years.

My husband and I donated the land that Oasis is hoping to use for their new community center. This center will be a blessing to everyone in Old Orcutt, especially our senior citizens.

PLEASE vote in favor of this wonderful project.

Sincerely,

Debbie LeBard

Ramirez, Angelica

From: ckmeugniot <ckmeugniot@gmail.com>
Sent: Friday, December 3, 2021 4:51 PM
To: sbcob
Subject: Oasis

Caution: This email originated from a source outside of the County of Santa Barbara. Do not click links or open attachments unless you verify the sender and know the content is safe.

Dear Board of Supervisors,

It is time to vote YES on the Oasis project. It's been 5 years and countless changes and delays but it's time to get this project built and used. I encourage you to vote YES YES YES and see a dream fulfilled.

Christine Meugniot

Ramirez, Angelica

From: John Walk <jwalksm@gmail.com>
Sent: Friday, December 3, 2021 7:24 PM
To: sbcob
Subject: Fwd: OBJECTION TO RECORDED MAP MODIFICATION SOUTHPOINT ESTATES SUBDIVISION, TRACT MAPS 12,679/13,345 PROJECT 16RRM-00000-00001 Related to the OASIS Meeting Center Case No.14GPA-00000-00020 and others. HEARING DATE: DECEMBER 7, 2021
Attachments: 211122 LTR to SBCO BOARD of SUPERVISORS.pdf; ATT00001.htm

Caution: This email originated from a source outside of the County of Santa Barbara. Do not click links or open attachments unless you verify the sender and know the content is safe.

Clerk of the Board,

I am resubmitting our November 22, 2021 letter in opposition to the Oasis Meeting Center Project Recorded Map Modification of the Southpoint Estates Subdivision, Tract Maps 12,679/13,345 scheduled for hearing December 7, 2021 because our attached letter is not attached to the transmittal email shown in the agenda item record. We request that your office correct the record and include our attached letter of opposition which was previously sent to your attention. The opposition letter is attached to our original email forwarded herein.

Thank you for your attention to this matter.

John and Fran Walk

Sent from my iPad

Begin forwarded message:

From: John Walk <JWalksm@gmail.com>
Date: November 22, 2021 at 11:20:22 PM PST
To: Office of the Clerk of the Board <sbcob@countyofsb.org>
Subject: OBJECTION TO RECORDED MAP MODIFICATION SOUTHPOINT ESTATES SUBDIVISION, TRACT MAPS 12,679/13,345 PROJECT 16RRM-00000-00001 Related to the OASIS Meeting Center Case No.14GPA-00000-00020 and others. HEARING DATE: DECEMBER 7, 2021

Clerk of the Board,

Attached is our letter to the Board of Supervisors related to the OASIS MEETING CENTER Case No. 14GPA-00000-00020 hearing scheduled for December 7, 2021. We are objecting to the Recorded Map Modification Southpoint Estates Subdivision, Tract Maps 12,679/13,345 Project 16RRM-00000-00001. Please add our letter of opposition to the hearing record for this item.

Thank you,

John and Fran Walk

November 22, 2021

Honorable Members of the Board of Supervisors
Santa Barbara County Board of Supervisors
105 E. Anapamu St. Fourth Floor, Room 407
Santa Barbara, California 93101

**RE: OBJECTION TO RECORDED MAP MODIFICATION SOUTHPOINT ESTATES
SUBDIVISION, TRACT MAPS 12,679/13,345 PROJECT 16RRM-00000-00001 Related to
the OASIS Meeting Center Case No.14GPA-00000-00020 and others.**

HEARING DATE: DECEMBER 7, 2021

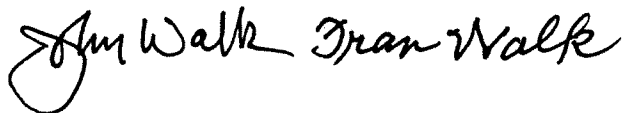
Honorable Members of the Board of Supervisors,

We are owners of a lot described by reference to the above referenced Parcel Maps for the Southpoint Estates Subdivision. The proposed conveyance of development rights is being made without our consent and/or payment of just compensation as required by state and federal law for our loss of open space as a covenant which was adopted and recorded as part of the approval process for the Southpoint Estates Subdivision. This property interest was acquired by each and every parcel owner when they purchased their respective lots with reference to the recorded parcel map. It includes the restrictive no development covenant restriction deeded to the County of Santa Barbara as a Public Trust for both the public and the owners of the Southpoint Subdivision under the State Subdivision Map Act and the State Subdivided Lands Act.

What is now being proposed is an illegal conveyance of this Trust Property and the cancellation of the no development restriction without the required notice, due process, and findings required by law. The County of Santa Barbara cannot make the required finding under its own ordinance: "That the modification does not alter any interest, right, or title reflected on the recorded map...". Our rights, title, and interest in the subject parcel to deny development are being altered by the development. The recorded deed and Map provided notice and intent that this servitude was intended to run with the land as a benefit for all our properties. The loss of this stick in our bundle of rights called real property entitles us to just compensation under the recent United States Supreme Court Case of Cedar Point Nursery v. Hassid (June, 2021). The proposed Recorded Map Modification is both a taking and an impairment of contract under state and federal constitutional guarantees. All owners purchased their respective parcels in reliance on the then existing title. Likewise, our lenders and title insurers have based their contracts upon the prior appraisals which included the development restrictions shown on the recorded maps.

proposed conveyance and cancellation of the development restriction as an alteration of existing rights under the existing maps for open space by deeded and recorded instrument. The County has not considered all the legal rights created by the Subdivision Map process and may not alter any such interest without just compensation and/or consent of all the current Southpoint Estate owners. Please be further advised that all rights at law and in equity are hereby expressly reserved.

Best Regards,

A handwritten signature in black ink, appearing to read "John Walk Fran Walk". The signature is written in a cursive, flowing style.

John Walk and Fran Walk
388 Hartnell Road
Orcutt, CA 93455

Ramirez, Angelica

From: Armando Moreno <atm0389@gmail.com>
Sent: Friday, December 3, 2021 10:33 PM
To: sbcob

Caution: This email originated from a source outside of the County of Santa Barbara. Do not click links or open attachments unless you verify the sender and know the content is safe.

To whom it may concern:

As a long time resident and taxpayer in the Orcutt area, 37 years, I am giving my support for the proposed new Oasis center. There is a deep need for such a service in our under serviced community and this project would be a huge asset for our aging seniors. The area here continues to grow, except for Senior dedicated facilities. The existing Oasis site is aged and in need of repairs. Please consider my vote to go forward with this wonderful project.

Armando Moreno
956 Camelot Dr .,
SM, 93455
805-714-9074

Ramirez, Angelica

From: Charles Hofschulte <frcharles71@gmail.com>
Sent: Saturday, December 4, 2021 10:33 AM
To: sbcob
Subject: Oasis project

Caution: This email originated from a source outside of the County of Santa Barbara. Do not click links or open attachments unless you verify the sender and know the content is safe.

Dear members of the Santa Barbara County planning committee.

It is with a sincere belief that you are taking into consideration this most important project. The need for a permanent "home" for the senior citizens whose numbers continue to swell makes it all the more vitally important that you give approval to this project.

I strongly encourage and support this project.

Sincerely,

Rev.Charles Hofschulte, C.J.

Former pastor of St. Louis deMonfort Catholic parish. From 1975-2015

Ramirez, Angelica

From: Lori & Don Ridolfi <dlridolfi@comcast.net>
Sent: Saturday, December 4, 2021 12:24 PM
To: sbcob; Williams, Das; Hart, Gregg; Hartmann, Joan; Nelson, Bob; Lavagnino, Steve
Cc: D L RIDOLFI
Subject: Hearing DEC 7, 2021, Southpoint HOA Public Comment, RE: OASIS Project
Attachments: BOS Dec 7 OASIS hearing Southpoin HOA.pdf; SP HOA 2020 letter.pdf

Caution: This email originated from a source outside of the County of Santa Barbara. Do not click links or open attachments unless you verify the sender and know the content is safe.

Dear Clerk & Board of Supervisors,
Please see attached comments from Southpoint Estates HOA regarding Project 16RMM-00000-00001 (OASIS) Hearing Date: DEC 7, 2021.

Please acknowledge receipt.

Thank You

Lori Ridolfi
Board Member, Southpoint Estates HOA

To: Santa Barbara County Board of Supervisors
Attn: Clerk of the Board
105 E. Anapamu Street, Room 407
Santa Barbara CA, 93101
sbcob@countyofsb.org

From: Southpoint Estates Homeowners Association Board of Directors
C/O: The Management Trust
2540 Professional Pkwy
Santa Maria CA 93455

Date: 2 December 2021

Subject: Public Comment for the OASIS Meeting Center Project - Board of Supervisors (BOS)
Hearing on 7 Dec 2021

This project does not meet all of the conditions required for approval and must not proceed. The proposed findings in three areas are wrong and therefore do not comply with section 21-15.9 of Chapter 21 (Subdivision Regulations) of the County Code requirement for approval or conditional approval of an application for a modification to recorded final or parcel map, lot split plat or lot line adjustment.

Required Finding #1. "There are changes in circumstances that make any or all of the conditions of such a recorded final or parcel map, lot split plat or lot line adjustment no longer appropriate or necessary.

Proposed Finding #1: "The project site was previously identified as open space and a potential future location for a public park, but a park was never developed and subsequently the community identified a change in circumstances and the need for a senior-serving use/facility. The Board further finds that existing Orcutt Planning Area open space and parkland, together with anticipated future dedication of open space and development of parks and trails with new development, will provide adequate open space, open space views, and recreation for the Orcutt community. ..."

Rebuttal to Finding #1: This proposed finding is wrong for the following reasons: Not building a park yet does not mean the circumstances have changed and is an inadequate justification since the proposed building will preclude building the park in the future as originally intended (the proposed construction is neither an open space nor a park); the open space in question was set aside specifically for the public and the homeowners of Southpoint and held in trust by the BOS to prevent this very attempt to build on KS 18 (see Southpoint HOA letter, dated 13 Dec 2020, attached); and the remaining open space will **not** provide "adequate open space, open space views, and recreation for the Orcutt community" because the proposed facility will constitute a poorly mitigated eyesore in the middle of the open space along with an isolated unconnected section of a bike trail that will rarely if ever be used due to its short length.

Required Finding #3. The modification does not alter any right, interest or title reflected by the recorded final or parcel map, lot split plat or lot line adjustment.

Proposed Finding #3: "The Board of Supervisors finds that the requested modifications to the recorded maps and conditions on the maps will not alter any current right, interest, or title to the OASIS property. ... The property is currently owned by OASIS and this revision will not alter any right, interest, or title reflected in the map. The modifications will remove the requirement that the County hold the development right interests to the property because the proposed project includes a request for the vacation, abandonment, or release of the rights currently held by the County as to the OASIS site. While OASIS proposes to obtain the development rights held by the County, the requested modifications to the two recorded maps and conditions on the maps do not compel the County to relinquish the development rights to OASIS."

Rebuttal to Finding #3: This proposed finding is wrong because the map modification absolutely alters Southpoint homeowners' rights and interests. The introduction to the FEIR states, "The property is also part of the Southpoint Estates subdivision open space, (TM 13,345 open space lot 89)." The development rights are held by the county in trust for the public and Southpoint homeowners. Southpoint homeowners have a property right to restrict development under the subdivision plan which was approved and recorded with the development restriction. The Southpoint homeowners hold beneficial title as part of the subdivision map. The subdivision Map Act and Subdivided Lands Act protect the rights of buyers of lots in California. As the proposed finding is written it appears that the author is willing to accept the parts of the OCP that would favor the project, but disregard areas that determine the infeasibility of this project which is a total biased representation. The project is proposing many changes/amendments to the OCP in order to accommodate the items that are actually not consistent with the OCP, but according to the FEIR the subdivision tract map takes precedence over the OCP. The subdivision tract map requirements hold true no matter who holds title. Per the FEIR, Government Code 65402 Consistency Finding, "In order to approve the OASIS project requests, OASIS must acquire the development rights to the property, which are currently held by the County, pursuant to the Southpoint Estates project conditions of approval (TM 12,679 Condition No.18 and TM 13,345 Condition No.21)." Therefore, approving the project would result in an altered right, interest or title reflected by the recorded final or parcel map inconsistent with the finding requirement.

OCP Action OS-O-6.1: "On sites ... receiving substantial increases in density and/or developable area, the County should delay approval of the rezone to a higher density until the preferred public open space lands on these sites have either been dedicated to the County or secured by other mechanism (e.g., development agreement)."

Per the FEIR, "OASIS is not proposing to set aside other land or to provide funds for the County or another entity (e.g., Land Trust) to purchase other land to offset the proposed reduction in open space. As the project would further reduce open space in Orcutt, the project would exacerbate the previously identified significant impacts from loss of open space resulting from

development (OCP EIR Class I impact, 79-EIR-1 Class II impact with preservation of TM 12,679 Lot 165 open space, which includes the OASIS parcel). Mitigation which would offset this impact includes provision of, or development rights to, other equivalent land or funds for the County to purchase or acquire development rights for equivalent land. However, OASIS has indicated that provision of other land, funds for other land or development rights to other land would not be financially feasible. Therefore, lacking feasible mitigation, Impact REC-1 is considered significant and unavoidable (Class I)."

Additionally, the development rights held by the county can't just be given away without getting something in return. The situation that we are in now, with someone trying to build on open space land, is why the grant deed of development rights was written to begin with, to keep the land open space, as required by the subdivision plan. What is the county getting in exchange for the development rights? Using the proposed trail as mitigation is ludicrous. It would be only a small unconnected segment which in no way benefits or compensates the Southpoint homeowners who purchased a home in reliance upon the development restrictions of record (open space) when the subdivision was built remaining in place. Calling a trail mitigation for the loss of the restrictions on development does not comply with the rules the county has to follow in this situation. If the map modification is approved that is a taking of personal property rights. The county would need to have each and every homeowner's consent or equitable compensation for the loss of open space recorded within the Subdivision Tract Map. Again, this constitutes an altered right, interest or title reflected by the recorded final or parcel map inconsistent with the finding requirement.

Required Finding #4. The recorded final or parcel map, lot split plat or lot line adjustment as modified conforms to the provisions of Section 66474 of the California Government Code;

Proposed Finding #4: The Board of Supervisors finds that the proposed recorded map modifications conform to the provisions of Section 66474 of the California Government Code, as identified below: The modifications are consistent with the General Plan, including the Orcutt Community Plan ... consistency is subject to approval of the companion General Plan Amendment ... which includes amendments to the Orcutt Community Plan, ..."

Rebuttal to Finding #4: This proposed finding is wrong because the modifications are **not** consistent with the **current** General Plan, including the **current** Orcutt Community Plan. This law is meant to prevent this type of development which is clearly inconsistent with the current plans. The statute must intend for consistency with the existing unchanged plan otherwise any development would be possible by simply changing existing plans to include the proposed development thus rendering the statue useless if the type of loophole were allowed.

Conclusion:

The BOS must disapprove this proposed project. It does not meet statutory requirements for approval of a map modification. The justification is a rationalization of non-existent changed circumstances, tramples the open space rights of the public and Southpoint estates homeowners, and destroys an open space preserved for the community in violation of and

inconsistent with the existing community plans. Since the above rebuttals prove that the proposed findings are wrong, the map modification cannot be completed and therefore the BOS must disapprove the proposed project.

//Signed//

Dan Bullard

President, Board of Directors

Southpoint Estates Homeowners Association

Attachment:

Public Comment - OASIS Meeting Center Project - Board of Supervisors, 13 Dec 2020

To: Santa Barbara County Board of Supervisors
Attn: Clerk of the Board
105 E. Anapamu Street, Room 407
Santa Barbara CA, 93101
sbcob@countyofsb.org

From: Southpoint Estates Homeowners Association Board of Directors
C/O: The Management Trust
2540 Professional Pkwy
Santa Maria CA 93455

Date: 13 December 2020

Subject: Public Comment - OASIS Meeting Center Project - Board of Supervisors

Lot 165, which covers most of Key Site 18 (KS18) is an open space no build area established for reasons including compensation for accepting reduced lot sizes for the Southpoint Estates residence lots. The Board of Supervisors should therefore honor Santa Barbara County's commitment to the current residents who purchased their homes expecting that KS18 Open Space would remain an open space no build area as designated in the Orcutt Community Plan (OCP) and also respect and follow the zoning law approved to protect/preserve the open space. Following through on this promise to the Southpoint Estates homeowners means that the Board of Supervisors must deny any changes that would jeopardize the entirety of KS18 Open Space as an open space no build area and infringe on the Southpoint Estates entitlement to compensating open space.

Background of open space lot designation:

1. In 1979 the Board of Supervisors approved Ordinance 3106 which amended section 35-101 of the Land Use Development Code, Adoption of New Zoning Maps. This ordinance authorized the approval of Tract Map 12,679 Unit 1, thereby creating Southpoint Estates and an open space/no build area (lots 197, 198 & 202 from the original lot 165). There would be Tract Map 12,679 Unit 2 and Tract Map 13,345 Units 1, 2 & 3 would follow. With every new recorded tract map, the existing lots were subdivided/renumbered and designated as open space no build (currently labeled as lots 87 thru 97 and 99). All maps have carried forward the stipulation for the open space no build lots. These open space no build lots were established for reasons to include providing compensation to Southpoint Estates for accepting reduced lot sizes for their residence lots. [Discussed in a Santa Barbara County Planning Commission Staff Report and Recommendations (Southridge) dated 2/11/92 prepared for the Board of Supervisors in 1992.] All of the aforementioned tract maps were approved subject to 22 conditions required by the Board of Supervisors. One of these conditions (#20) was to "provide all open space in a sufficient amount with each unit of development in order to maintain a balanced density and an average lot area equal to the required base zone lot size."

2. Tract map 12,679 was based on Santa Barbara County rezone ordinance 3106, approved by the Board of Supervisors, authorizing the map overlay which includes the open space. One of the provisions of ordinance 3106 was, "With the submission of the Precise Plan (final map) for approval the Planning Commission, the developer shall submit a draft of a document which conveys development rights to the county on the common open space lot 165 [Key Site 18 Open Space]. Such document shall specify the intended improvement and that the entire parcel is to be maintained by a homeowners association. The development rights document shall be

subject to approval by the county counsel's office. At the time the final map is presented to the Board of Supervisors for approval by the county surveyor's office, the final development rights document shall be submitted concurrently for signature by the board of supervisors. Such document shall be recorded at the time the final map is recorded."

3. In accordance with ordinance 3106, the developer conveyed the development rights to the county of Santa Barbara for only 2 lots. The development rights are for lot 202 of Tract map 12,679 unit 2 and lot 197 of tract map 12,679 unit 1. The 1st paragraph of the grant deed of development rights for these 2 lots states, "in order to establish and preserve the open space character and the noncommercial recreational use of the real property here in after described (the property) and in satisfaction of condition #18 of the conditions of approval of tract map 12,679, as approved by the Board of Supervisors of Santa Barbara County". When the final 3 tract maps for Southpoint Estates Subdivision were filed (Tract Map 13,345 Units 1, 2 & 3) the 2 lots covered by these grant deed of development rights became current lots 87, 88 & 89. These 3 renumbered lots (originally lots 202 and 197) are part of the original open space lot 165 (KS18 Open Space) covered by the grant deed of development rights. The importance and purpose of these grant deed of development rights is to protect the land from being used for something other than its intended use. In this case, its intended use is open space.

4. Another of the 22 Board of Supervisors conditions of approval for the tract maps establishing lots 87, 88 & 89 was condition #21, "title to the common open space shall be held by a nonprofit association of property owners or by any other individual or entity on such reasonable terms and conditions as the board of supervisors may prescribe subject to conveying to the County of Santa Barbara the rights to develop such property with anything except open space or non-commercial recreation." Regardless of who holds the title to the land, Board of Supervisors condition of approval #21 and the grant deed of development rights require that lots 87, 88 & 89 each remain an open space.

5. According to a Santa Barbara County Planning Commission Staff report prepared for the Board of Supervisors in 1992, "It is staff's conclusion that the intention was for all of Lot 165 to be common open space owned and maintained by the homeowners association at the conclusion of all phases of development (all 163 residential lots)." ... "There is no record that the title to all the Open Space has been transferred to the Homeowner's Association." The lack of the title transfer appears to be an oversight. Lots 95 and 99 (a subset of the original Lot 165 Open Space) are not the lots designated to compensate Southpoint estates for accepting reduced lot sizes for their residence lots as agreed to when the Southpoint Development was approved. Additionally these lots are not suitable for use as open space because these lots are in a flood zone and Santa Barbara County uses them for flood control and other purposes such as moving dirt in and out for the new on/off ramp to Hwy 101 on Clark. It is also inconsistent with prior agreements & the recorded tract maps to attempt to retroactively use these flood zone lots to satisfy the compensating open space requirement. In an April 14, 1981 Department of Resource Management Report to the Santa Barbara County Planning Commission, Tract Map 12,679 Unit 1 designates compensation for Southpoint residential lots 1 thru 38 to be open space lot 197 (not flood zone lots 95 or 99). In an October 26, 1981 Department of Resource Management Report to the Santa Barbara Planning Commission, Tract Map 12,679 Unit II designates compensation for residential lots 39-77 to be open space lot 202 (not flood zone lots 95 or 99). Tract Map 13,345 Unit 3, the last map for the Southpoint Estates Subdivision was recorded on July 31, 1986. Since open space compensation was a condition for final map approval, the compensating open space would have needed to be recorded before or simultaneously with the final map. Since Flood zone lots 95 and 99 weren't recorded until November 21, 1986, those lots could have not met the condition for open space compensation.

Therefore the only option for open space compensation for reduced lot sizes of Southpoint Estates was lots 197 and 202.

Recommendations regarding Amendments to OCP KS18 Development Standard, amendment to OCP Open Space Map and Recorded map modifications:

1. Recommend the Board of Supervisors deny amending OCP KS18 Development Standard (DevStd) KS18-1 because the land in question is designated open space no build (as recorded on Tract Maps 12,679 and 13,345) for the Southpoint Estates Subdivision for reasons to include providing compensation for Southpoint Estates reduced lot size. These compensating lots are also referenced as KS18 Open Space. DevStd KS18-1 states, "The entire site, with exception of the residential and commercial areas noted [elsewhere]... shall remain in natural, undeveloped open space." KS18 Open Space is currently zoned correctly for both county ordinances and OCP standards. Removing DevStd KS18-1 doesn't mitigate the loss of open space. Mitigations are supposed to reduce the impact of an action. Removing the Development Standard requiring the open space does not reduce the impact by compensating for its loss, rather it simply justifies the plan to take it away.

2. Recommend the Board of Supervisors deny amending OCP KS18 DevStd KS18-1 because keeping KS18 Open Space (including lots 87, 88 & 89) as an open space is consistent with the purpose of the grant deed of development rights and Board of Supervisors conditions of approval #20 & #21. Santa Barbara County is under no obligation to relinquish these development rights and should use them as they were intended and agreed to when the open space was established, including to preserve the open space and to provide compensation to Southpoint Estates for accepting reduced lot sizes for their residence lots.

3. Recommend the Board of Supervisors deny amending the OCP Open Space map because the OCP map is labeled as Key Site 18 Open Space consistent with the intended use as stated in the DevStd KS18-1. Tract Maps 12,679 and 13,345 were recorded as open space no build. Both maps are consistent with DevStd KS18-1, their grant deeds of development rights and Board of Supervisors conditions of approval #20 & #21, therefore there is no need for an OCP Open Space map modification.

4. Recommend the Board of Supervisors keep the open space designation (including for lots 87, 88 & 89) because removing the open space designation would take the entitlement rights away from Southpoint homeowners, which is one of their rights approved by the Board of Supervisors in 1979 to compensate them for the reduced residential lot sizes. There are other options in Orcutt that are already zoned for building (i.e. not set aside for open space) that the Planning Commission could have recommended rather than unjustly proposing the Board of Supervisors renege on a legally binding agreement for open space reserved for Southpoint homeowners and benefiting the Orcutt community previously made by the Board of Supervisors. There are other options in Orcutt already zoned to build that the Planning Commission could have recommended rather than unjustly proposing the Board of Supervisors renege on a promise of Open Space reserved for Southpoint homeowners and benefiting the Orcutt community previously made by the Board of Supervisors.

5. Recommend the Board of Supervisors deny the recorded map modification because according to ordinance 3106 and Tract Map 12,679 and 13,345 conditions of approval, for all intents and purposes the land should stay an open space to compensate Southpoint Estates for accepting reduced lot sizes for their residence lots. Especially since Ordinance 3106 mandated that the open space was to be maintained by an HOA, presumably Southpoint Estates.

Ordinance 3106 and Board of Supervisors conditions of approval for final Tract Maps were very clear in the zoning designation of open space no build.

Conclusion:

Maintaining the open space no build lot designation for lots 87, 88 & 89 represents Santa Barbara County's commitment to the current Southpoint Estates residents who purchased their homes expecting that KS18 Open Space would remain an open space no build area as designated in the Orcutt Community Plan and respect of zoning laws that were approved to preserve the open space. It was established, in part, to compensate for accepting reduced lot sizes for the Southpoint estates residence lots. Changing KS18 Open Space status would violate Santa Barbara County's promise to the Southpoint Estates homeowners which led to creating the KS18 Open Space no build area in the first place. Therefore the Board of Supervisors should deny any changes that would jeopardize any part of KS18 as an open space no build area and infringe on the Southpoint Estates entitlement to compensating open space.

//Signed//

Julie Sanchez

President, Board of Directors

Southpoint Estates Homeowners Association

Ramirez, Angelica

From: D L RIDOLFI <dlridolfi@msn.com>
Sent: Saturday, December 4, 2021 12:37 PM
To: sbcob; Williams, Das; Hart, Gregg; Hartmann, Joan; Nelson, Bob; Lavagnino, Steve
Cc: dlridolfi@comcast.net
Subject: Project 16RMM-00000-00001 (OASIS) Hearing Date: DEC 7, 2021 Public Comment
Attachments: OASIS BOS Hearing 7 Dec 2021 Comments.pdf

Caution: This email originated from a source outside of the County of Santa Barbara. Do not click links or open attachments unless you verify the sender and know the content is safe.

Dear Clerk & Board of Supervisors,
Please see our attached public comments (repeated below for convenience).

(2nd attempt) Please acknowledge receipt.

Thank You
Don & Lori Ridolfi

Clerk of the Board of Supervisors (sbcob@countyofsb.org)
County of Santa Barbara
via e mail, 4 Dec 2021

IN RE: OBJECTION TO RECORDED MAP MODIFICATION SOUTHPPOINT ESTATES SUBDIVISION, TRACT MAPS 12,679/
13,345 PROJECT 16RMMRM-00000-00001 HEARING DATE: DECEMBER 7, 2021

DEAR BOARD MEMBERS:

We are owners of lots described by reference to the above referenced Parcel Maps for the Southpoint Estates Subdivision. The proposed conveyance of development rights is being made without our consent and/or payment of just compensation as required by state and federal law for our loss of open space as a covenant which was adopted and recorded as part of the approval process for the Southpoint Estates Subdivision. This property interest was acquired by each and every parcel owner when they purchased their respective lots with reference to the recorded parcel map. It includes the restrictive no development covenant restriction deeded to the County of Santa Barbara as a Public Trust for both the public and the owners of the Southpoint Subdivision under the State Subdivision Map Act and the State Subdivided Lands Act. What is now being proposed is an illegal conveyance of this Trust Property and the cancellation of the no development restriction without the required notice, due process, and findings required by law. The County of Santa Barbara can not make the required finding under its' own ordinance that: "That the modification does not alter any interest, right, or title reflected on the recorded map...". Our rights, title, and interest in the subject parcel to deny development are being altered by the development. The recorded deed and Map provided notice and intent that this servitude was intended to run with the land as a benefit for all our properties. The loss of this stick in our bundle of rights called real property entitles us to just compensation under the recent United States Supreme Court Case of Cedar Point Nursery vs. Hassid 598 U.S. ____ (June 2021) The proposed Recorded Map Modification is both a taking and impairment of contract under state and federal constitutional guarantees. All owners purchased their respective parcels in reliance on the then existing tile. Likewise our lenders and title insurers have based their contracts upon the prior appraisals which included the development restrictions shown on the recorded maps.

The County needs to carefully review the existing rights which would be altered by the proposed conveyance and cancellation of the development restriction as an alteration of existing rights under the existing maps for open space by deeded and recorded instrument. The County has not considered all the legal rights created by the Subdivision Map process and may not alter any such interest without just compensation and/or consent of all the current Southpoint Estate owners. Please be further advised that all rights at law and in equity are hereby expressly reserved.

Sincerely;

//Signed//

By: Don & Lori Ridolfi

Owner of 424 Hartnell Rd

Contact Info:

e mail: dlridolfi@msn.com

Phone: 805-934-1104

Ramirez, Angelica

From: carandccr@aol.com
Sent: Saturday, December 4, 2021 7:24 PM
To: sbcob
Subject: Oasis center

Caution: This email originated from a source outside of the County of Santa Barbara. Do not click links or open attachments unless you verify the sender and know the content is safe.

As I senior I masking the board to please approve the Oasis Center. The Orcutt community is in much need for a senior center.

Sincerely,

Catherine Rodarte

Sent from the all new AOL app for iOS

Ramirez, Angelica

From: AndersonSports <andersonsports@yahoo.com>
Sent: Sunday, December 5, 2021 12:39 PM
To: sbcob
Subject: OASIS Senior Center

Caution: This email originated from a source outside of the County of Santa Barbara. Do not click links or open attachments unless you verify the sender and know the content is safe.

Dear Clerk of the Board,

I strongly encourage you to approve construction of the new OASIS Senior Center in Old Town Orcutt. The importance and benefits of the Senior Center far outweigh any very small loss of open space that might result. As a homeowner in Old Town Orcutt, I greatly value the open spaces and physical beauty of the area, but these would not be meaningfully compromised by this development. Indeed, the aesthetic appeal of the area near the entrance to Old Town Orcutt would be improved by this development. The building of the Center would do a great deal of good, would reward the efforts of many people who have worked very hard to make this vision a reality, and would further improve the quality of life in the community.

I ask that you please approve this well-conceived and beneficial project.

Thank you,
Jeff Anderson
407 Penelope Lane
Orcutt, CA 93455
719-440-1356

Ramirez, Angelica

From: Jeff LeBard <jefflebard@gmail.com>
Sent: Sunday, December 5, 2021 6:32 PM
To: sbcob
Subject: OASIS PROJECT-

Caution: This email originated from a source outside of the County of Santa Barbara. Do not click links or open attachments unless you verify the sender and know the content is safe.

To Whom it May Concern,

I am writing you today in support of the OASIS Senior Center Old Town Orcutt project. As a member of the community I feel this project is a no brainer. This project would help to serve Seniors in an area that currently has far less options for the amount of residents than it should. It is our duty as a community to support our seniors and this project is a huge step in the right direction. The current Oasis site is undersized and under maintained. It is time for us all to stand up and encourage this type of community growth.

Regards,
Jeff and Tracy LeBard
5290 Gladewood Place
Santa Maria, Ca
93460
(805)245-4383

Ramirez, Angelica

From: ray zierman <rayzierman@live.com>
Sent: Monday, December 6, 2021 10:22 AM
To: sbcob
Subject: Oasis Meeting Center

Caution: This email originated from a source outside of the County of Santa Barbara. Do not click links or open attachments unless you verify the sender and know the content is safe.

Supervisors, At a time when we are experiencing a real change in our lives, we have to step back and observe our destinations which have radically altered course. Now is the time to insert comfort and pause into the community. We have gone through so much lately it seems like another world. We should make it a priority to help those who have contributed to our society in the past and realize that gaining years doesn't necessarily equate to lose of living like before. The Oasis Center is a destination, a meeting place for your peers, a place where a simple smile makes the day a little better. There are numerous projects around the county that are important as well, but this location is well needed in our area. We are living longer and there are more seniors joining the ranks, especially the Orcutt area due to our weather and still small town feel. This locations is perfectly centered for Orcutt. Yes, we need more in this county other than housing projects, commercial growth and retail buildings of which are important to a certain degree. We also need what we lack. We need colorful surroundings and positive feelings just like any other area of Santa Barbara County. We have a heart beat here and we are growing. Look at Old Orcutt during a nice day or Friday or Saturday night at any of the many great contributing retainers to OLD ORCUTT. The Oasis Center can be a well needed hub for a growing segment of todays world. Why not look ahead for OUR AREA now? Thank You, Ray Zierman

Ramirez, Angelica

From: Michelle Southwick <michelle@oasisorcutt.org>
Sent: Monday, December 6, 2021 11:32 AM
To: sbcob
Subject: OASIS Letters of Support
Attachments: 20211206 OASIS BoS Letters of Support.pdf

Caution: This email originated from a source outside of the County of Santa Barbara. Do not click links or open attachments unless you verify the sender and know the content is safe.

Here's another stack of OASIS support letters. I have just been told that there are a few more coming this afternoon so if they get here before 4pm I will forward them along to you.

Michelle Southwick

Executive Director

(805) 937-9750 P

(805) 937-0440 F

(503) 314-7911 C



michelle@oasisorcutt.org | www.oasisorcutt.org

Alan W Thiessen
355 Soares Ave
Santa Maria CA 93455
(805) 266-0255

December 1, 2021

County of Santa Barbara
c/o Planning and Development
123 E Anapamu St
Santa Barbara CA 93101

REF: NEW OASIS CENTER

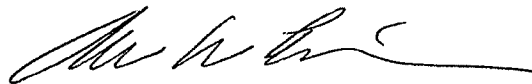
My wife and I live directly across the street from OASIS and have for over 10 years. Next to OASIS is Orcutt Unified School District Administration Office, Orcutt Academy High School, and Orcutt Junior High School.

Except during the COVID-19 shut down of 2020, OASIS has been a center with day and night time activities. OASIS has never been a nuisance nor have we ever been disturbed by lights, people, noise or traffic. I can see the monthly community food distribution from my front window and know from personal experience the good OASIS does for the community.

They maintain the grounds and structure, blending into the neighborhood.

Due to serious health issues, my wife and I haven't been able to walk across the street and participate in the OASIS programming. That hasn't prevented everyone at the Center to call on us, bring food and in general be very kind to myself, my family and Barley, my basset hound.

Sincerely,

A handwritten signature in black ink, appearing to read 'Alan W Thiessen', with a long horizontal flourish extending to the right.

Alan W Thiessen



Michelle Southwick <michelle@oasisorcutt.org>

Letter for Oasis

1 message

Shiloh Flagg <shiloh.flagg.realtor@gmail.com>

Thu, Dec 2, 2021 at 2:40 PM

To: Michelle Wood <michelle@oasisorcutt.org>

To whom it may concern,

I am Shiloh Flagg, and I am the OASIS treasurer. This is my 2nd year as treasurer, and my 3rd year as a active board member. I came on board with OASIS because my grandparents were heavily involved while they were alive, and I saw how much joy OASIS brought to their lives. I want that legacy to continue for our community, and its people.

I am one of the top producing realtors in this area, and trust me when I say that the central coast is growing and becoming more and more popular to move to. I know the new location is necessary, our people need it. OASIS is imperative for our community, and it's time that get our new location started.

I appreciate you taking the time to read my letter, and want to wish you all a MERRY CHRISTMAS!

--

Kind regards,



01996245 DRE | 805-315-7160 MOBILE

shiloh.flagg.realtor@gmail.com EMAIL

shilohflagg.com WEB

NOTE: ON ALL CORRESPONDENCE, PLEASE "CC" MY:

Transaction Coordinator: ksheridan.re@gmail.com

Administrative Assistant: ksheridan.re@gmail.com



- Please rate your experience with my team on Yelp, Google, Facebook & Zillow
- Please follow my business on social media and tag me on any work performed!



Michelle Southwick <michelle@oasisorcutt.org>

Board of Supervisors

Irene Reynolds <reynolds95@verizon.net>
Reply-To: Irene Reynolds <reynolds95@verizon.net>
To: "michelle@oasisorcutt.org" <michelle@oasisorcutt.org>

Sun, Dec 5, 2021 at 5:54 PM

December 5, 2021

Santa Barbara County Board of Supervisors,

Our OASIS has kept me centered and involved in my community during my retirement. It has providing opportunities for socialization, physical activity, and mental alertness.

A new facility would enable more programs for more citizens, beautiful landscaping, better accessible bathrooms, kitchens, and parking.

Thank you for your consideration and I hope that this facility will be approved and become a source of pride for the whole valley.

Irene Reynolds
1413 Dickinson
Santa Maria CA 93455

reynolds95@verizon.net



Michelle Southwick <michelle@oasisorcutt.org>

Letter of support

bill smith <wdsmith10@hotmail.com>

Sun, Dec 5, 2021 at 3:40 PM

To: "michelle@oasisorcutt.org" <michelle@oasisorcutt.org>

I've been a member of Oasis for 3 years now and my life has been enriched. I enjoy the hikes, yoga, the special events and tours, the choir and the ukulele band. I've met a lot of nice people and learned many new things. Oasis helps so many people like me who are retired and are looking for activities and friends. It's portable building has been well used and deserves infinite rest. We need a new building. Please consider the worth of Oasis and provide the funds for its existence and improvements.

Thank you,
Karen Smith

Sent from my iPhone

Sandy Matson

4647 Camlin Court

Orcutt, CA 93455

(805) 709-6542

sandysmatson@gmail.com

December 4, 2021

Santa Barbara County Board of Supervisors

Government Center

511 East Lakeside Parkway

Santa Maria, CA 93455

Dear Board of Supervisors,

I would like to encourage you to approve the Oasis building project. I believe the new facility would be a benefit for the community of Orcutt.

I moved into Foxenwood Estates in Orcutt a few years ago and found Oasis soon after my retirement. It has been wonderful to have the center be within walking distance of my home.

My volunteer involvement with Oasis began just before Covid arrived in March of 2020. I was grateful for the support the facility gave its members during the stay at home period. Oasis continued to reach out by phone and had drive by food distribution days for our seniors. I was so happy to be able to assist the seniors during this time of isolation; delivering Christmas trees, food and gifts to our membership was something I will never forget.

I have joyfully volunteered at many Oasis events but have noticed the deterioration of the buildings and grounds during these times. The portable units are drafty and falling apart requiring the use of portable heaters. Storage space is inadequate with items crammed in every corner. It seems impossible to keep ants from getting into donated food items. The parking lot surfaces are dangerously declining. The staff amazingly copes with all of this but it is time to help them.

Membership at Oasis has grown and the need for a larger area to serve the public is needed. A new facility would benefit all of Orcutt residents, not just seniors. I have a disabled adult daughter who walks for exercise each day. The new facility would have a walking trail; it would be a safe place for her and others to enjoy. Orcutt is losing trails due to new housing so this new walking area with native plants and public restrooms available would be an asset.

Thank you for your time and consideration of this new facility for the Orcutt community.

Sincerely,

Sandy Matson



Michelle Southwick <michelle@oasisorcutt.org>

Orcutt Oasis Senior Center

Suzanne Levy <slevy93455@gmail.com>

Sat, Dec 4, 2021 at 1:31 PM

To: dwilliams@countyofsb.org, ghart@countyofsb.org, jhartmann@countyofsb.org, steve.lavagnino@countyofsb.org, bob.nelson@countyofsb.org

Cc: Michelle Southwick <michelle@oasisorcutt.org>

Dear Supervisors

I am writing in total support of a new building for the Oasis Senior Center. In the short time I have been involved (about 2 years), I have seen the impact on the entire community, not just Orcutt. I have helped serve meals and groceries to those in need. I have helped deliver Christmas gifts to area shut-ins. I have been at many events where those who have no other place to go are able to make friends, exercise, do crafts, and be entertained. OASIS is a very valuable asset to our community, and it is in desperate need of a building that does not have stairs, wooden rails that cause splinters, uneven sidewalks and parking lots, and poor heating. It needs the room to continue their wonderful services and to grow with our aging population.

Please vote in favor of a new building for the OASIS Senior Center.

Thank you.

Suzanne Levy, Ed.D.
6016 Quail Ct
Orcutt
805-934-0477



Michelle Southwick <michelle@oasisorcutt.org>

New center

Louise <louiseu123@gmail.com>
To: michelle@oasisorcutt.org

Thu, Dec 2, 2021 at 7:38 PM

To whom it may concern,

When I first moved to Orcutt I was invited to attend a yard sale. And I found out it was by the Orcutt senior center I was excited as I am 68 years old. When I went there after following the address that I was given, I was shocked! A senior center in an old beat up portable trailer made me want to cry. People that are for their whole lives, Giving to others. Are now having to deal with this. I was out raged I was saddened and I was thoroughly disgusted that we are not doing better for our seniors. We are all going to be seniors someday if we are lucky. I say let's raise the bar, let's make our seniors feel proud about their community and the community proud about their seniors who have given so much. It's time we get back.

Thank you.

Louise Underwood

Sent from my iPhone



Michelle Southwick <michelle@oasisorcutt.org>

Fwd: OASIS Weekly Updates 12/3 - 12/10

1 message

Amy Lammert <amy@oasisorcutt.org>
To: Michelle Southwick <michelle@oasisorcutt.org>

Sat, Dec 4, 2021 at 11:30 AM

----- Forwarded message -----

From: **Ann Waskey** <annwaskey@yahoo.com>
Date: Sat, Dec 4, 2021, 11:07 AM
Subject: Re: OASIS Weekly Updates 12/3 - 12/10
To: OASIS <amy@oasisorcutt.org>

Best of luck at the upcoming Board of Supervisors meeting. I hope they fully consider the services provided to the community by Oasis. There is nowhere else that functions as a one stop shop for friendships and personal interaction around exercise, hiking groups, movies, meals, grocery supply, holiday events and even watch battery repair. Most towns don't offer all of these health saving activities in one place and most seniors don't have the ability to drive all over town for these services. Oasis is aptly named.

Ann Waskey
6055 Impala Trail
Santa Maria, CA

805 9379049

On Friday, December 3, 2021, 05:00:41 PM PST, OASIS <amy@oasisorcutt.org> wrote:



oasis

Oasis Inc.
420 Soares Ave
P.O. Box 2637
Santa Maria, CA 93457

Call Us Today! 1-805-937-9750



Our dream for the future of the Oasis Center

December 1, 2021

To: County of Santa Barbara, Board of Supervisors
From: Kenneth Andrews
Subject: New OASIS Center Project

The new Oasis Center building project has my full support. Over the past 15 years I have seen a huge growth in the membership of the senior center. Many new classes and activities have been added to meet the requirements of the growing Orcutt community, but we've now outgrown the present building.

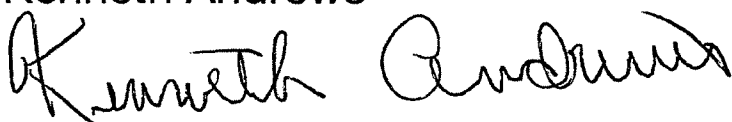
My interests have been well served by several of the classes, particularly the AARP senior driving class and the ballroom dance lessons.

For the past 14 years I have been a member of the Oasis Ukulele Band. We have grown in numbers and the current building is too small to support our chairs, music stands, and ukulele stands, as well as an audience when we perform. I am also a member of the Oasis Senior Choir and we, too, need more room.

This center will provide much-needed space for all kinds of classes and activities.

Please support this project.

Thank you,
Kenneth Andrews

A handwritten signature in black ink that reads "Kenneth Andrews". The signature is written in a cursive, flowing style.

December 1, 2021

To: County of Santa Barbara, Board of Supervisors
From: Karen Eastey
Subject: New OASIS Center Project

It is my hope that you will support this worthwhile project. As Orcutt continues to grow, its population needs a community center large enough to accommodate the many activities the Oasis has provided over the past 60 years, not only for seniors but for the entire community.

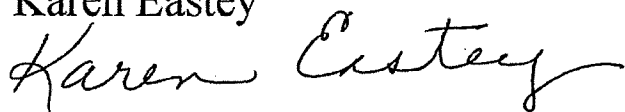
I have been the director/accompanist of the Oasis Senior Choir for almost seven years. Before COVID, our membership was 40-45, and, in spite of COVID, we still have at least 25 singers every week. "Music is Medicine" and this is particularly true for senior citizens.

The current building was outgrown long ago. Our concerts were consistently standing room only. A donated Steinway grand piano is ready to occupy a place of honor once the new building is complete.

This center will provide much-needed space for all kinds of classes and activities. The choir and the ukulele band especially need more room.

Please support this project.

Thank you,
Karen Eastey

A handwritten signature in cursive script that reads "Karen Eastey". The signature is written in dark ink and is positioned below the typed name.

November 28, 2021

Attention: Country of Santa Barbara Board of Supervisors

This letter is to encourage your board to approve the new Oasis Building Project for our Orcutt community.

I've been a member for a couple years and honestly had joined after losing my mother. My mother was a member for many many years and it enriched her life in so many ways. She went to various events but went to the Grief Support group and thoroughly enjoyed the gardening club. Between just those two classes she was able to heal after losing her husband and move forward in having a happier life and gained lifelong friends, which at this stage of a senior's life is so critical. Having someplace to go knowing she would have her friends there made her so happy. This center provides so much to so many and offers a huge variety of classes and events for our aging community. Unfortunately, after losing my mother, I personally had seen the happiness it brought her and that's what encourage me to join, and then I too saw what all of the other members saw, friendship, comradery and opportunities to have a happy healthier lifestyle.

Just recently, after being unemployed for a year and a half, a couple friends of mine told me that Oasis was hiring, although hesitant at first since it seemed like too much of a senior place for me to work, I decided to give it a shot. Although only working her a few weeks now, I have personally seen daily what this center means to so many. The daily smiles on their faces, the excitement as they show up to classes and their personal stories that they love sharing about how much they enjoy coming just makes your day and you look forward to coming back the next to hear more. They literally seem to have a spring in their step as they finish a class and many have shared w/me how especially the Arthritis class has helped them and that they are able to walk, and do so many other physical things that hardly could before going to the classes.

There are many seniors that may not have local family and this becomes their family. This place is so critical to so many and we have the opportunity to continue to grow and help many more in our community but need a larger, newer, better built center to create our forever home for our 'family'.

Lastly, from what I've heard, we only have the land where we are currently located on for a very short time coming and need to find a new location, that is why this is so critical that we can move forward on this project now before our members are displaced and have nowhere to go.

Thank you for your time and consideration in moving forward with this project.

Respectfully,

A handwritten signature in cursive script that reads "Stephanie Stadtmiller".

Stephanie Stadtmiller - 4811 Cherry Avenue, Santa Maria, CA 93455

December 2, 2021

To our Santa Barbara County Board of Supervisors,

I was asked to write this letter what Oasis means to me on one page. This is difficult to do because we could have a lengthy discussion and still not cover all the reasons we need Oasis for the younger seniors and the more mature. My main reason for joining Oasis was to build friendships and to be there for others. I love to help people!

There were many activities I participated in, but because of Covid restrictions, I am no longer attending. I have strong religious reasons why I had to stop. I will continue to support and pay my membership dues because I believe this facility should always be available for seniors.

Next I was asked to write what a new facility would mean to the senior population. There will be more opportunities and services for the elderly. They need a sense of belonging. When you build something permanent, you feel you belong. It's a place where people are committed to you. It's bringing the younger and the old together as part of the community. Every senior needs to feel they belong and this new facility will provide that. This has been the dream of many seniors. You have the opportunity to see these dreams come to pass. Please don't take that away. Thank you so much for your consideration in this matter. I will be praying you make the right decision what is best for our seniors and the community.

Sincerely, Debra L. Isbell



Michelle Southwick <michelle@oasisorcutt.org>

Support for Oasis

Priscilla Gotsick <pgotsick@yahoo.com>

Fri, Dec 3, 2021 at 8:11 AM

To: "michelle@oasisorcutt.org" <michelle@oasisorcutt.org>

My name is Priscilla Gotsick and I live in Hummel Village. I attend exercise classes at the Oasis Center three times a week. Usually there are about 30 people attending the class.

It is a god sent for me and makes such a difference in my life. I, physically and mentally, feel better because of the availability of the classes. Beyond fitness goals, the class allows me a sense of belonging. It has supported me through some difficult moments and helps inject a sense of fun in my day.

The Oasis Center is an important part of our community. I fully support the upgrading and continuation of Oasis services. The Center is central to a growing, prosperous community.

" A comfort zone is a beautiful place but nothing ever grows there"



Michelle Southwick <michelle@oasisorcutt.org>

Oasis Center

1 message

Ig93455@gmail.com <Ig93455@gmail.com>

Thu, Dec 2, 2021 at 2:00 PM

To: michelle@oasisorcutt.org

My husband served on the Oasis Board when the plan to relocate was in its inception. Being a Construction Management person he knew the hoops and hurdles one goes through to obtain a building permit in Santa Barbara County and the Oasis has certainly gone through them. Like many others who had the vision he has not lived to see it built. The Oasis is certainly a bright spot for the many seniors who enjoy the many things offered. A new senior center is certainly needed and I urge you to grant the permit so Ron Glenn and many others will know their efforts were not in vain and many others will benefit for years all the Oasis offers. Sincerely, Lou Glenn

Sent from my iPhone

What is your favorite thing about OASIS?

I volunteer on Fridays at Oasis.
This is such a great group of people
and we would be able to do so much more
with a bigger building.

Name & Address

Linda Longest 422 Santa Anita 93455

Why do we need a new facility?

Our current facility is old, small and
currently so many things need
repaired or updated.

Name & Address

Linda Longest
422 E. Santa Anita 93455

Why do you come to OASIS?

To volunteer! If I were single I would
probably be there every day for one
of their great activities!

Name & Address

Linda Longest
422 E. Santa Anita 93455

What do you gain from being a part of OASIS?

Helping the community by volunteering

Name & Address

Linda Longest
422 Santa Anita 93455

What is your favorite thing about OASIS?

FRIENDSHIP & ACTIVITIES

Name & Address

JANICE RAYMOND
956 Diamond Drive 93455

Why do you come to OASIS?

Meet new people, enjoy the variety of activities

Name & Address

Kathy Barker, Orcutt

What do you gain from being a part of OASIS?

It keeps me happy, healthy & active

Name & Address

Deene Jhonata 3266 Duane Ave
S.M.

Why do you come to OASIS?

Best place to work! Great seeing folks
gather and enjoy the company of others.
Love seeing everyone staying active & inspiring!

Name & Address

John A Hall 4637 California Blvd
Santa Maria CA 93455

What is your favorite thing about OASIS?

OASIS is people friendly, has exercise instructors that are
good at what they teach.

Name & Address

Rachel Benincosa-Rodriguez - Santa Maria, Ca

Why do you come to OASIS?

Friendship - Better Health
Education - Monthly Breakfast
with friends -

Name & Address Jean Stender - 3481 Drake Dr S.M. - 93455

What do you gain from being a part of OASIS?

Inspiration - Better Health

I'm 85 and this is so helpful

Name & Address Jean Stender
3481 Drake Dr - SM - 93455

What do you gain from being a part of OASIS?

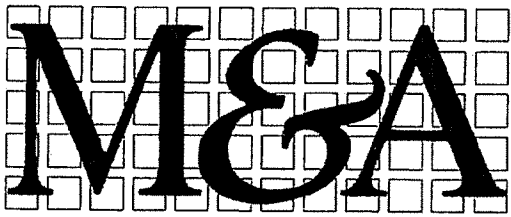
Friendship - my age (85) Exercise - inspiration
for continued education classes -

Name & Address Jean Stender 3481 Drake Dr SM

Why do we need a new facility?

We are too crowded -
need large Library - our exercise class
is over crowded -

Name & Address Jean Stender 3481 Drake Dr 93455 SM



tom b. martinez & associates
ARCHITECTURE INCORPORATED

2624 Air Park Drive Santa Maria, Ca. 93455 Phone:(805) 934-5737 Fax:(805) 934-4916 Email: tom@martinezassoc.net

November 30, 2021

Chair Bob Nelson and Supervisors:

I respectfully request your serious consideration of approval for the OASIS Project. While I have had the privilege of assisting the OASIS Team as their Project Architect, I wanted to personally endorse their Project as it is a very needed entity in our community. As a lifelong resident of Santa Maria, and approaching an age where most of our friends are in their 60's and 70's, I know many individuals who are taking advantage of the services provided by OASIS. Many senior residents of the valley have the opportunity to gather and keep their motivation for life by mingling with like folks. They are taking advantage of the travel clubs, card clubs and many other activities available at the current facility. Myself and my wife have been, or shall I say HAD been, taking their various dance classes in the evenings. Covid has shut that down for the time being, but we are looking forward, as are many others, for this to open up again.

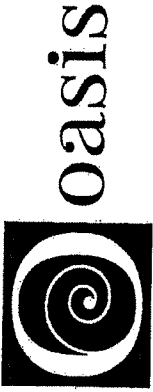
The current facility has for several years been very limited for space and therefore programs, and the school district with their request for OASIS to move, has created a great opportunity for a larger, newer facility that they can call their own. Though I am a resident of northern Santa Maria, we have attended many of the OASIS programs in Orcutt, yet None at the Mussell Senior Center. So they are not just serving the Orcutt area seniors, they are serving the entire VALLEY !!

Help us make the OASIS Senior Center the place to be for seniors. Thank you for our serious consideration of this approval.

Respectfully Submitted,

A handwritten signature in black ink, appearing to read 'Tom B. Martinez', with a stylized flourish extending from the end.

Tom B. Martinez, Architect
Tom B. Martinez & Associates



We need you!

A signature here shows the Santa Barbara County Board of Supervisors your support for our new Building!
Board of Supervisors Meeting
Tuesday, December 7, 2021

#	Date	Name	Address	Signature
1	12-3-2021	Charles Vandenburg	519 W Taylor SM	C. Vandenburg
2	12-7-2021	Ernest DeSmith	4007 EL CERRITO SANTA MARIA	Ernest DeSmith
3	12-4-2021	Rachel Penner-Rodriguez	439 Timber Ln, Santa Maria, Ca	Rachel Penner-Rodriguez
4	12-4-2021	Armando Rodriguez	437 Timber Ln Santa Maria, Ca	Armando Rodriguez
5	12/4/21	Thomas Duxbury	2210 Santa Maria Way #102	Thomas Duxbury
6	12/4/21	Joyce Starr	781 Spencer St. Santa Maria	Joyce Starr
7	12/4/21	Richard Mounier	371 E CERRILLO CROFT	Richard Mounier
8	12/4/21	ANDREA MOONDEL	371 EL CERRILLO CROFT (Santa Maria)	Andrea Mondel
9	12-4-21	Janice Raymond	656 DIAMONDO DE CORT	Janice Raymond
10	12-4-21	Kathy Rocha	808 Mulholland Ave. Santa Maria	Kathy Rocha
11	12/4/21	Charles Hill	165 Foxenwood Dr. Santa Maria	Charles Hill
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25				

From: [Michelle Southwick](#)
To: [shcob](#)
Subject: a few pics of the state of OASIS current buildings
Date: Monday, December 6, 2021 12:32:24 PM

Caution: This email originated from a source outside of the County of Santa Barbara. Do not click links or open attachments unless you verify the sender and know the content is safe.











Michelle Southwick

Executive Director

(805) 937-9750 P

(805) 937-0440 F

(503) 314-7911 C



michelle@oasisorcult.org | www.oasisorcult.org

--

Michelle Southwick

Executive Director

(805) 937-9750 P

(805) 937-0440 F

(503) 314-7911 C



michelle@oasisorcutt.org | www.oasisorcutt.org

Ramirez, Angelica

From: Richard Carmody <carmody48@icloud.com>
Sent: Monday, December 6, 2021 1:28 PM
To: sbcob
Subject: OASIS

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I continue to object to this development. I do not believe the traffic study adequately considers impact on the Clark Avenue/Foxenwood Lane interchange. I live on Hartnell Road and when we purchased our home we paid a premium fee because our lot was smaller than planned. We were assuring that the open space behind us would never be developed. I'm also concerned about interruption of habitat for the rabbits, quail, other small mammals and wildlife such as coyotes and mountain lions that use the open space for transition from one area to another. I have written other letters to the Board and I encouraged the Board to deny this request. I'm also concerned because I recently saw that this development has been called the OASIS Community Center which leads me to be concerned that the facilities would not be exclusively for senior projects. Diane Carmody

Sent from my iPhone