

County of Santa Clara

Department of Planning and Development
Planning Office

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www.sccplanning.org



February 10, 2006

Dear Interested/Affected Party,

On March 14, 2006 at 2 p.m., the County of Santa Clara Board of Supervisors will address the proposed changes to the Williamson Act. The intent of this meeting is to focus on new information regarding timberlands, and outstanding county comparison data. The Board is requesting all public comment be focused on these issues as they have noted prior public comment on the proposed Williamson Act changes.

On January 24th, the Board of Supervisors received a staff report, heard public testimony and decided to continue their deliberations/action on proposed changes to the policies and Guidelines governing the County's Williamson Act program until March 14. The Board decided to continue this item in order to allow time to receive new information from the Department of Conservation regarding whether timberlands should be included in the Williamson Act and for staff to hear from a few remaining counties that have been used for program comparison purposes about how they handle appeals and the frequency with which they revise annual required agriculture-based revenue thresholds.

Documents containing responses to public comments from the November 1 and November 29, 2005 meetings as well as the proposed policies and Guidelines presented to the Board and expected to be acted upon on March 14th are listed below and can be accessed on the Planning division website at : www.sccplanning.org. Responses to public comments made at the January 24, 2006 Board meeting will be added as soon as available. *Interested parties are encouraged to review all these documents and to contact staff any questions and/or their applicability to individual situations.*

Documents Available on the Planning Website:

- Nov 1, 2005 Board of Supervisors Meeting Response to Public Comments
- Nov 29, 2005 HLUET Committee Meeting Response to Public Comments
- Draft Agricultural Preserve Map + Info regarding proposed Agricultural Preserve Map
- Proposed Guideline for Commercial Agricultural Use
- Proposed Guideline for Compatible Use Development on Restricted Lands
- Proposed Guideline for Procedures for County Non-renewal of Williamson Act Contracted Parcels Substandard in Size
- Williamson Act Sample Joint Management Agreement
- Proposed Guideline for Exchange of an Existing WA Contract for Open Space Easement
- Proposed Guideline for Administration, Monitoring and Enforcement of Williamson Act Contracts and Open Space Easements

Public Information Meeting March 6th

One final Public Information Meeting will be held in the Board of Supervisors Chambers on Monday March 6th from 7-9 P.M. The Chambers are located on the ground floor of the County Government Center at 70 West Hedding Street, San Jose, California. Proposed Guidelines will be reviewed and staff will be available to answer questions.

Staff Contacts:

If you have additional questions, please contact the following County staff members:

- Planning and Development Department, Re: Non-renewal, Open Space Easements, Compatible Use Development:
Mike Lopez- (408) 299-5772 or michael.lopez@pln.sccgov.org
Dana Peak - (408) 299-5798 or Dana.Peak@pln.sccgov.org
Cherry Maurer - (408) 299-5746 or Cherry.Maurer@pln.sccgov.org
- Assessor's Office, Re: Property Valuation:
Frank Giordano – (408) 299-5350 or Frank.Giordano@asr.sccgov.org
- Agricultural Commissioner's Office, Re: Commercial Agricultural Guidelines:
Greg Van Wassenhove – (408) 918-4600 or Greg.Van.Wassenhove@aem.sccgov.org
Kevin O'Day – (408) 465-2902 or Kevin.O'Day@aem.sccgov.org
- County Counsel's Office
Lizanne Reynolds – (408) 299-5900

I look forward to seeing you on March 6th. In the meantime, please do not hesitate to contact staff if you have questions.

Sincerely,



Mrs. Jody Hall Esser

Consultant to Department of Planning and Development