

Attachment A
County-wide map showing the
Location of the proposed 2014
Farmland Security Zones and
Agricultural Preserves:
APRC Review Sheets and
Ortho Photo Maps;
Williamson Act Application Matrix

REF130065

Monterey County

2014 Williamson Act Applications

- 2014-001** Lakeshore Farms 2, LLC: FSZ
- 2014-002** HNS Properties LLC: FSZ
- 2014-003** Gill-Hitchcock Family Trust: AP
- 2014-004** Petelaw/Atwood: FSZ
- 2014-005** Petelaw #3: FSZ
- 2014-006** Petelaw Ranch #3: FSZ
- 2014-007** Garin; Bock; Emerson; Vanoli; O'Neal; Garin; EMD: FSZ
- 2014-008** Lanini, et al: FSZ
- 2014-009** Secondo Land Co., LP: FSZ
- 2014-010** Leonardini Home Ranch, PTN: FSZ
- 2014-011** Antone J. Leonardini, et al: FSZ
- 2014-012** Stephen N. Jensen, et al: FSZ

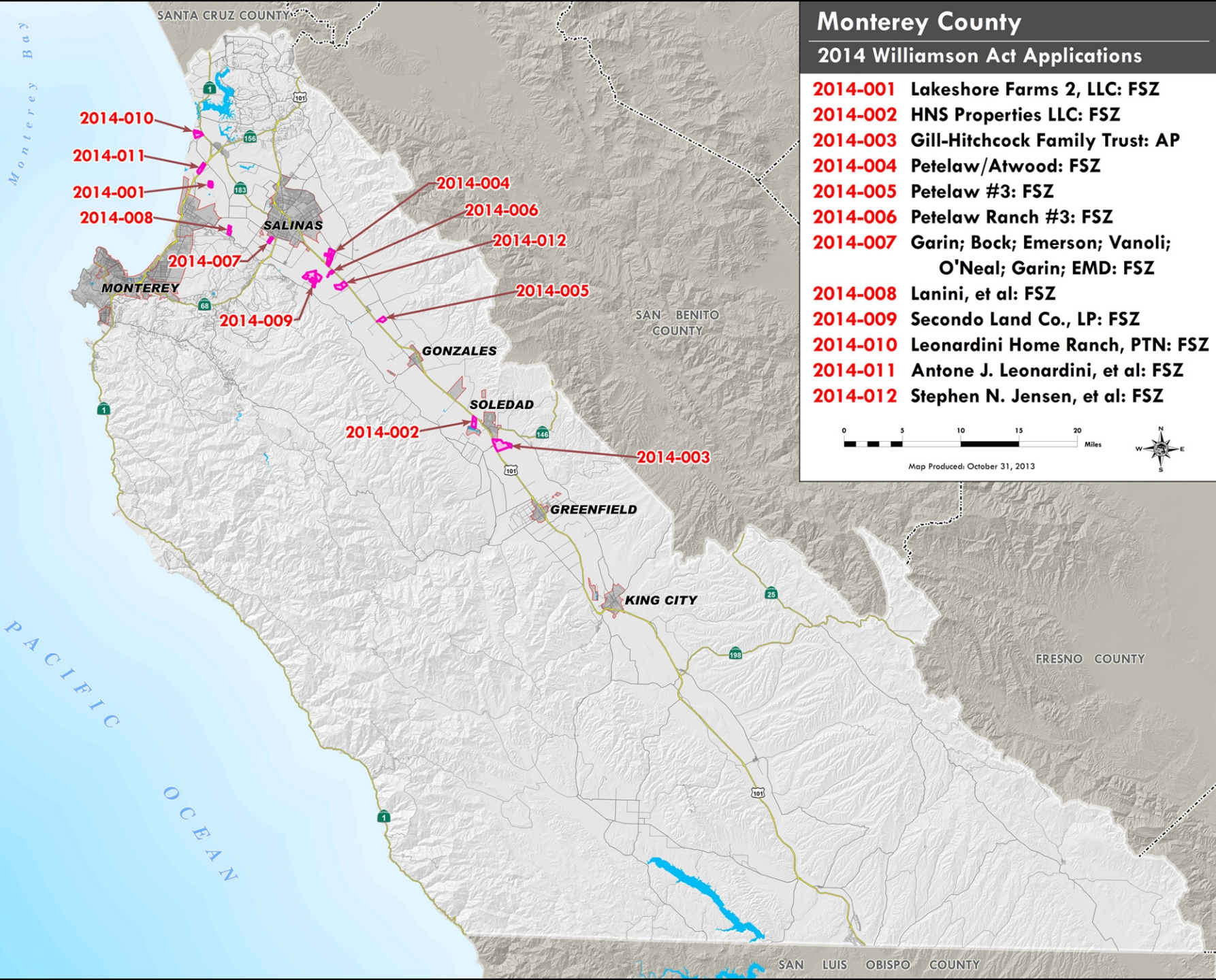


EXHIBIT B-1

AGRICULTURAL PRESERVATION REVIEW COMMITTEE
FARMLAND SECURITY ZONE APPLICATION

Applicant Name: Lakeshore Farms 2, LLC

Application Number: 2014-001 (Formerly 2013-006)

Assessor's Parcel Number(s): 229-011-023; 229-011-024; 229-011-025; 229-011-026; 229-011-029; 229-011-030; 229-011-031

1. Is the application consistent with the General Plan? Yes
2. Is the property located within an existing Agricultural Preserve? Yes, 10-016 & 10-018
3. What is the soil capability classification (Soil Survey of Monterey County/USDA Soil Conservation Service)? Pa, Mg, W, Mf, Pf, OaD, SbA
4. Does the application meet acreage requirements? Yes – 109 acres
5. Does the application meet income requirements? Yes
6. Has the Owner expressly requested that the County create a farmland security zone? Yes
7. Is the property designated on the Important Farmland Series Maps, pursuant to Section 65570 as predominantly one or more of the following: (1) prime farmland; (2) farmland of statewide significance; (3) unique farmland; (4) farmland of local importance? Yes, Primarily “Prime Farmland” and “Farmland of Statewide Importance”
8. If not designated on the Important Farmland Series maps, is the property predominantly prime agricultural land as defined in Section 51201(c)? n/a
9. Is the property enforceably restricted pursuant to the Open-Space Easement Act of 1974 (commencing with Government Code Section 51070)? No
10. Is the property used for any purpose other than the production of food and fiber for commercial purposes? No
11. Is the property used for any use based on the compatible use provisions contained in Government Code Section 51238.1(c), or any of the compatible use provisions contained in County Resolution No. 96-416? No
12. Is the application within one mile of a city? No

13. Is the application within a city's sphere of influence? No
14. If within a city's sphere of influence, has the city expressly approved the creation of the farmland security zone by resolution? n/a
15. What tax impact will the application have? None – Land is already under Farmland Security Zone Contract
16. What is the state subvention payment? \$0
17. What is the net loss to the County? \$0 (See 15, above)
18. What is the net gain to the County? \$0
19. Is there any income from hunting? No
20. Is the application contiguous to any existing or proposed farmland security zones or agricultural preserve? Yes (FSZ 10-016 & FSZ 10-018)
21. Committee recommendation: Approve

2014 Agricultural Preserve Applications: 2014-001

Ortho Photo

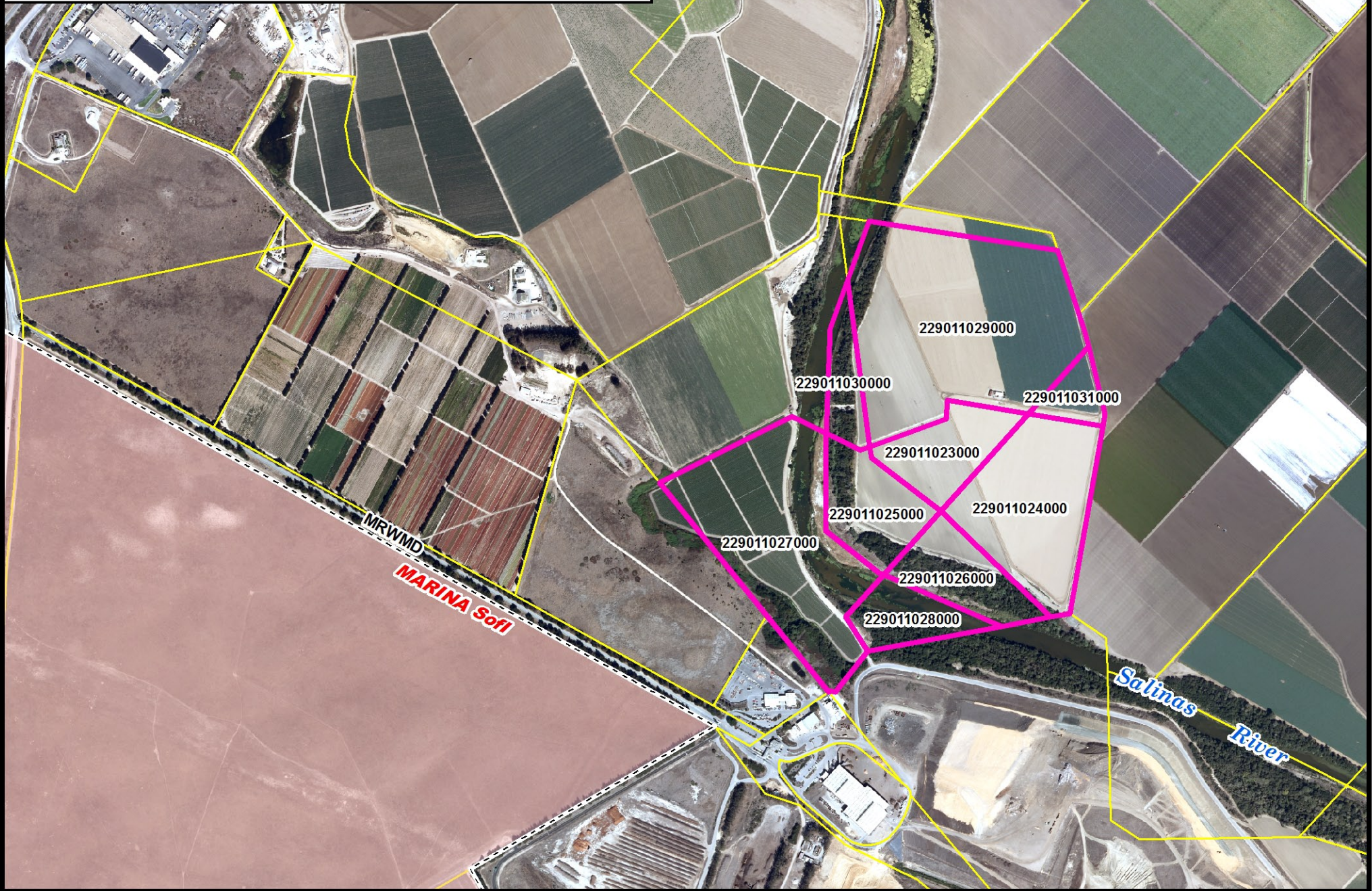
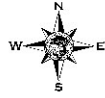


EXHIBIT B-2

AGRICULTURAL PRESERVATION REVIEW COMMITTEE
FARMLAND SECURITY ZONE APPLICATION

Applicant Name: HNS Properties LLC, a California limited liability company

Application Number: 2014-002

Assessor's Parcel Number(s): 257-061-016; 257-061-010; 257-061-017

1. Is the application consistent with the General Plan? Yes
2. Is the property located within an existing Agricultural Preserve? Yes
3. What is the soil capability classification (Soil Survey of Monterey County/USDA Soil Conservation Service)? CnA, SbA
4. Does the application meet acreage requirements? Yes – 168 acres
5. Does the application meet income requirements? Yes – approx. \$323K per annum
6. Has the Owner expressly requested that the County create a farmland security zone? Yes
7. Is the property designated on the Important Farmland Series Maps, pursuant to Section 65570 as predominantly one or more of the following: (1) prime farmland; (2) farmland of statewide significance; (3) unique farmland; (4) farmland of local importance? Yes – “Prime Farmland”
8. If not designated on the Important Farmland Series maps, is the property predominantly prime agricultural land as defined in Section 51201(c)? n/a
9. Is the property enforceably restricted pursuant to the Open-Space Easement Act of 1974 (commencing with Government Code Section 51070)? No
10. Is the property used for any purpose other than the production of food and fiber for commercial purposes? No
11. Is the property used for any use based on the compatible use provisions contained in Government Code Section 51238.1(c), or any of the compatible use provisions contained in County Resolution No. 96-416? SFD?
12. Is the application within one mile of a city? Yes - Soledad
13. Is the application within a city's sphere of influence? No

14. If within a city's sphere of influence, has the city expressly approved the creation of the farmland security zone by resolution? n/a
15. What tax impact will the application have? -\$16,329
16. What is the state subvention payment? \$0
17. What is the net loss to the County? -\$16,329
18. What is the net gain to the County? \$0
19. Is there any income from hunting? No
20. Is the application contiguous to any existing or proposed farmland security zones or agricultural preserve? Yes – 71-002
21. Committee recommendation: Approve

2014 Agricultural Preserve Applications: 2014-002

Ortho Photo

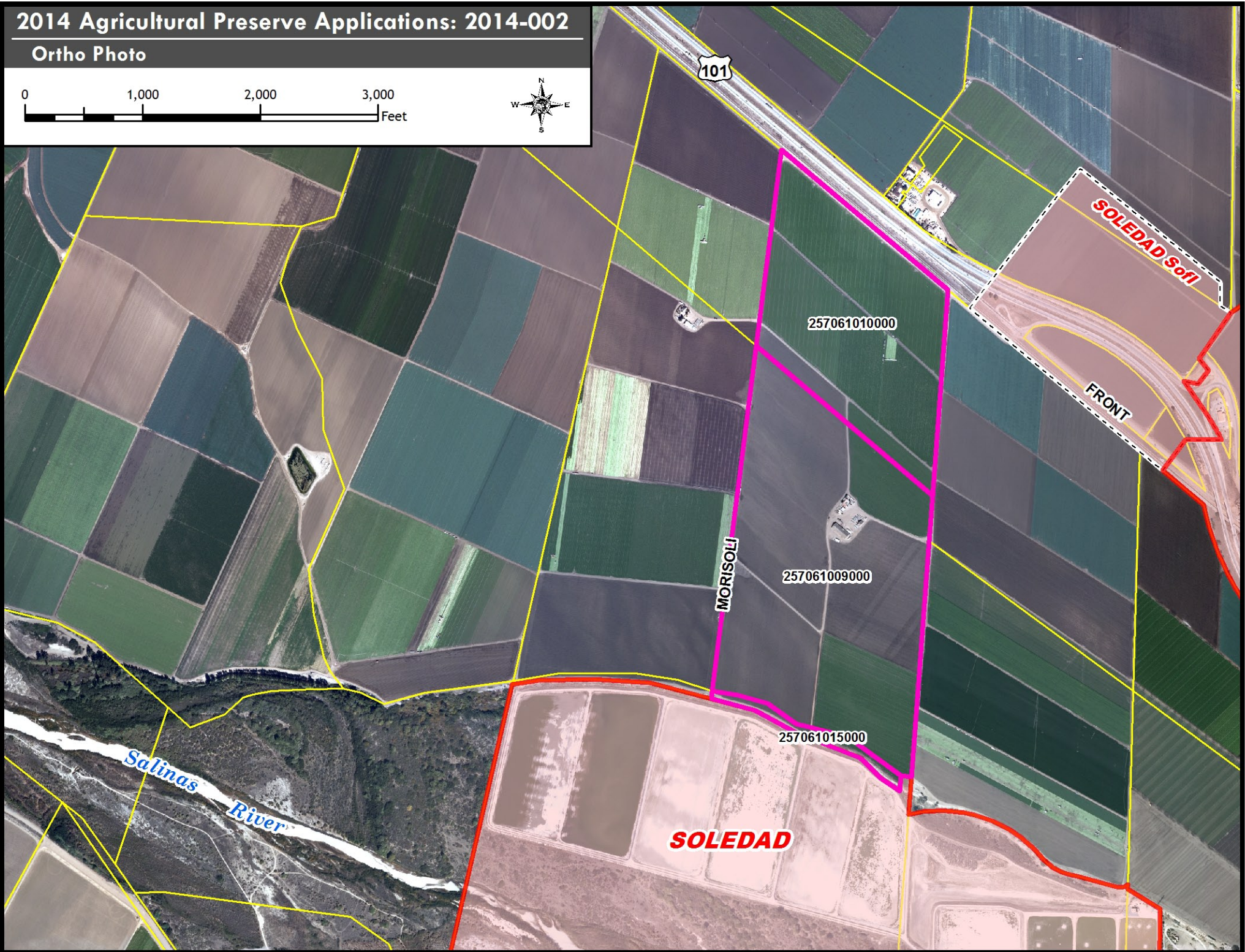
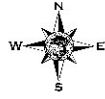


EXHIBIT B-3

AGRICULTURAL PRESERVATION REVIEW COMMITTEE
AGRICULTURAL PRESERVE APPLICATION

Applicant Name: David and Susan Gill Family Trust UTA 1-26-83 and The Hitchcock Children's Trust #1 UTA 1-11-11

Application Number: 2014-003

Assessor's Parcel Number(s): 183-011-014; 257-101-014

1. Is the application consistent with the General Plan? Yes
2. What is the soil capability classification (Soil Survey of Monterey County/USDA Soil Conservation Service)? Mg, Pr, MnA, MoA, Pa, Pf, Me
3. Does the application meet acreage requirements? Yes – 583 acres
4. Does the application meet income requirements? Yes - \$153K per annum
5. Is the application within one mile of a city? Yes - Soledad
6. What tax impact will the application have? -\$2,990
7. What is the state subvention payment? \$0
8. What is the net loss to the County? -\$2,990
9. What is the net gain to the County? \$0
10. Is there any income from hunting? No
11. Is the application contiguous to any existing agricultural preserve? No
12. Is the application consistent with the 12 compatible uses listed in the Procedures for Establishing Agricultural Preserve Contracts? Yes
13. Committee recommendation: Approve

2014 Agricultural Preserve Applications: 2014-003

Ortho Photo

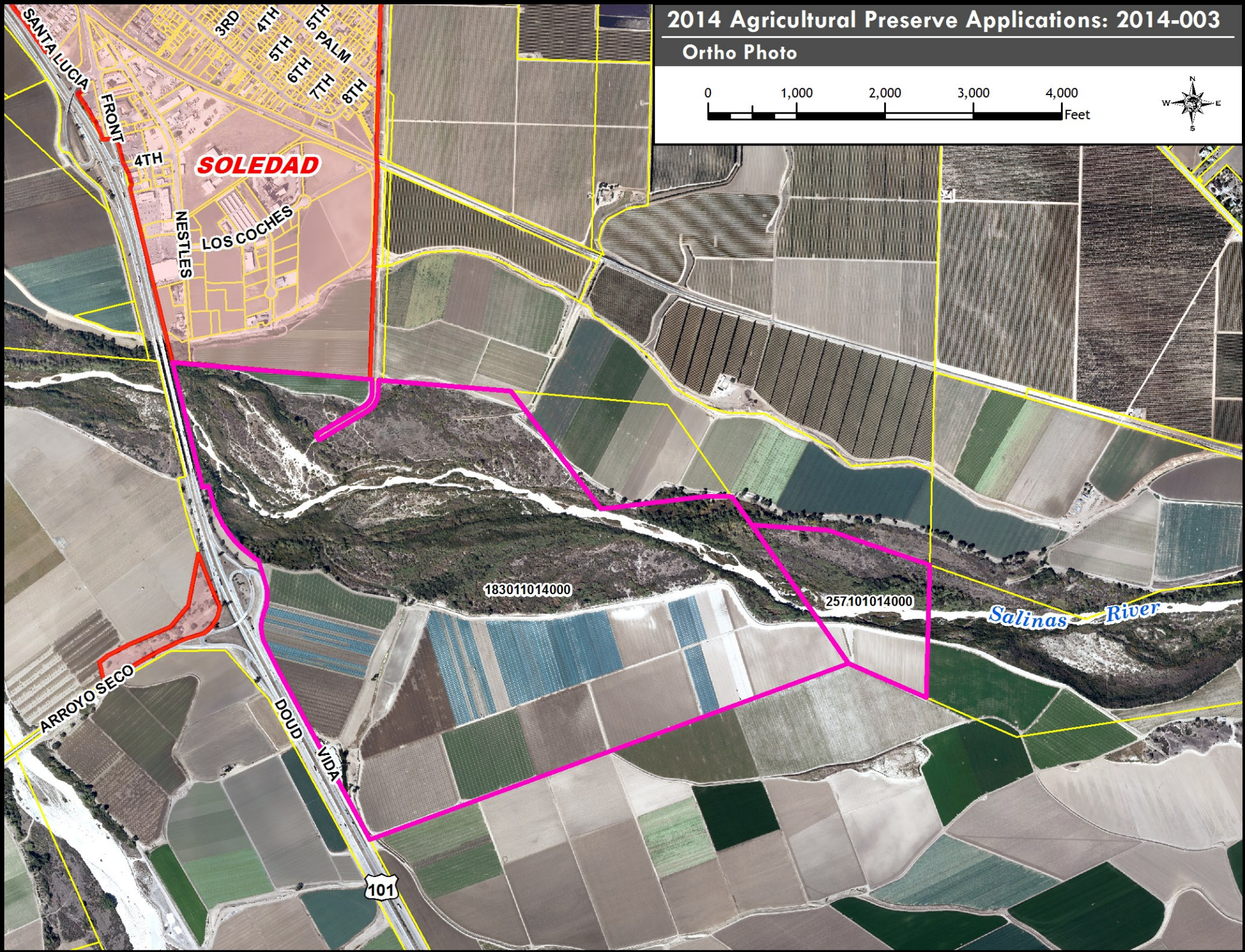
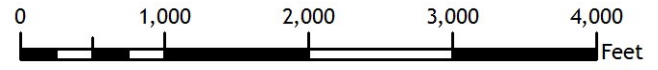


EXHIBIT B-4

AGRICULTURAL PRESERVATION REVIEW COMMITTEE
FARMLAND SECURITY ZONE APPLICATION

Applicant Name: Petelaw Ranch No. 1, L.P., Petelaw Ranch No. 2, L.P., Petelaw Ranch No. 3, L.P.

Application Number: 2014-004

Assessor's Parcel Number(s): 137-141-001; 137-141-002; 137-141-018; 177-161-005

1. Is the application consistent with the General Plan? Yes
2. Is the property located within an existing Agricultural Preserve? No
3. What is the soil capability classification (Soil Survey of Monterey County/USDA Soil Conservation Service)?
4. Does the application meet acreage requirements? Yes – 358 acres
5. Does the application meet income requirements? Yes - \$550K+ per annum
6. Has the Owner expressly requested that the County create a farmland security zone? Yes
7. Is the property designated on the Important Farmland Series Maps, pursuant to Section 65570 as predominantly one or more of the following: (1) prime farmland; (2) farmland of statewide significance; (3) unique farmland; (4) farmland of local importance?
Yes – Predominately “Prime” & “Farmland of Statewide Significance”
8. If not designated on the Important Farmland Series maps, is the property predominantly prime agricultural land as defined in Section 51201(c)? n/a
9. Is the property enforceably restricted pursuant to the Open-Space Easement Act of 1974 (commencing with Government Code Section 51070)? No
10. Is the property used for any purpose other than the production of food and fiber for commercial purposes? No
11. Is the property used for any use based on the compatible use provisions contained in Government Code Section 51238.1(c), or any of the compatible use provisions contained in County Resolution No. 96-416? No
12. Is the application within one mile of a city? No

13. Is the application within a city's sphere of influence? TBD
14. If within a city's sphere of influence, has the city expressly approved the creation of the farmland security zone by resolution? n/a
15. What tax impact will the application have? -\$45,504
16. What is the state subvention payment? \$0
17. What is the net loss to the County? -\$45,504
18. What is the net gain to the County? \$0
19. Is there any income from hunting? No
20. Is the application contiguous to any existing or proposed farmland security zones or agricultural preserve? Yes – 02-008
21. Committee recommendation: Approve

2014 Agricultural Preserve Applications: 2014-004

Ortho Photo

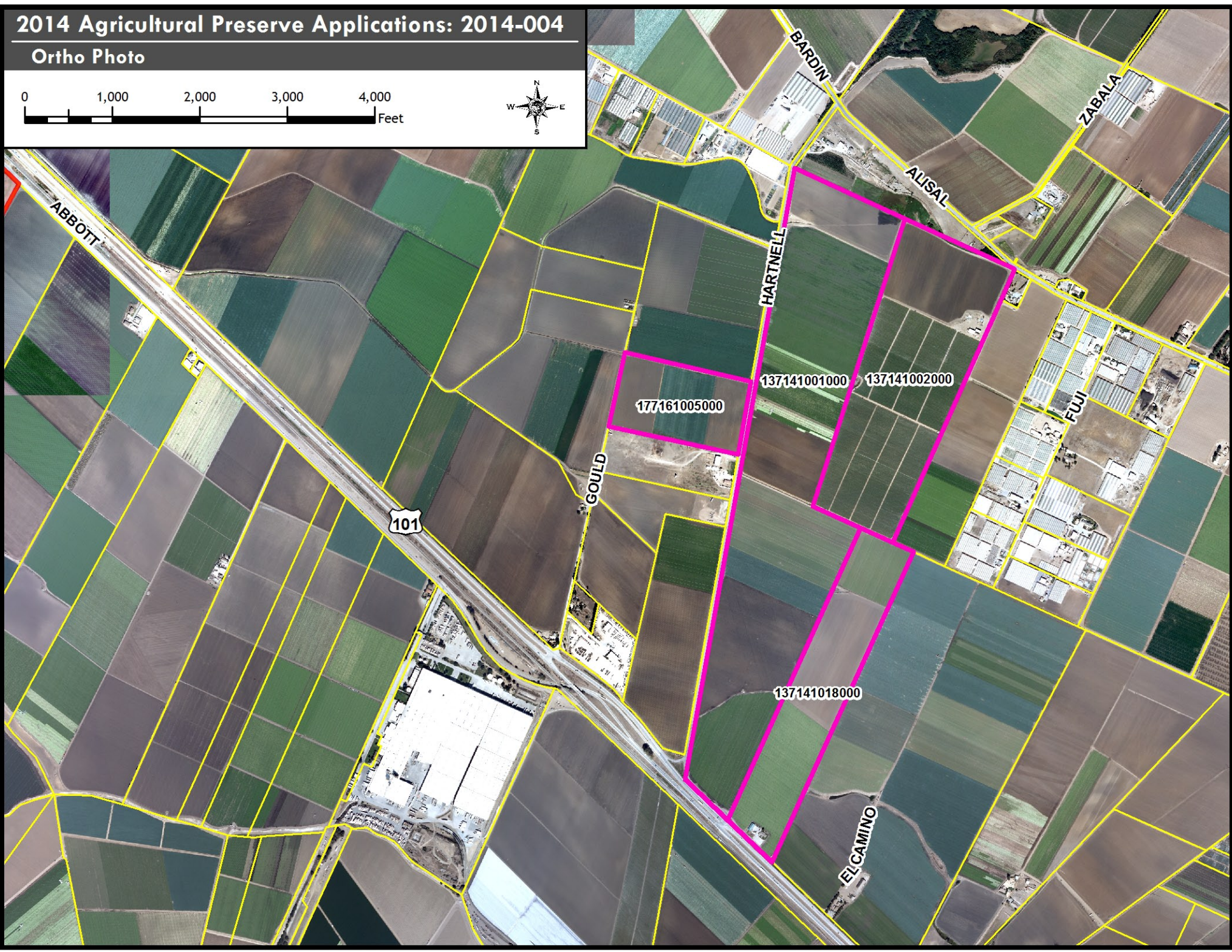
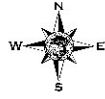
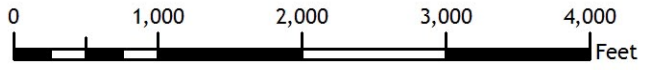


EXHIBIT B-5

AGRICULTURAL PRESERVATION REVIEW COMMITTEE
FARMLAND SECURITY ZONE APPLICATION

Applicant Name: Petelaw Ranch No. 3, L.P.

Application Number: 2014-005

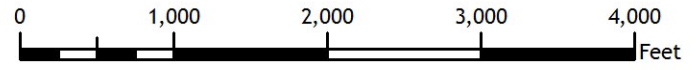
Assessor's Parcel Number(s): 145-011-004

1. Is the application consistent with the General Plan? Yes
2. Is the property located within an existing Agricultural Preserve? No
3. What is the soil capability classification (Soil Survey of Monterey County/USDA Soil Conservation Service)?
4. Does the application meet acreage requirements? Yes – 103 acres
5. Does the application meet income requirements? Yes - \$155K per annum
6. Has the Owner expressly requested that the County create a farmland security zone? Yes
7. Is the property designated on the Important Farmland Series Maps, pursuant to Section 65570 as predominantly one or more of the following: (1) prime farmland; (2) farmland of statewide significance; (3) unique farmland; (4) farmland of local importance?
Yes – Approximately 90% “Prime Farmland”
8. If not designated on the Important Farmland Series maps, is the property predominantly prime agricultural land as defined in Section 51201(c)? n/a
9. Is the property enforceably restricted pursuant to the Open-Space Easement Act of 1974 (commencing with Government Code Section 51070)? No
10. Is the property used for any purpose other than the production of food and fiber for commercial purposes? No
11. Is the property used for any use based on the compatible use provisions contained in Government Code Section 51238.1(c), or any of the compatible use provisions contained in County Resolution No. 96-416? No
12. Is the application within one mile of a city? No
13. Is the application within a city's sphere of influence? No

14. If within a city's sphere of influence, has the city expressly approved the creation of the farmland security zone by resolution? n/a
15. What tax impact will the application have? -\$10,944
16. What is the state subvention payment? \$0
17. What is the net loss to the County? -\$10,944
18. What is the net gain to the County? \$0
19. Is there any income from hunting? No
20. Is the application contiguous to any existing or proposed farmland security zones or agricultural preserve? Yes – 08-004, 10-015 & 86-004
21. Committee recommendation: Approve

2014 Agricultural Preserve Applications: 2014-005

Ortho Photo



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EXHIBIT B-6

AGRICULTURAL PRESERVATION REVIEW COMMITTEE
FARMLAND SECURITY ZONE APPLICATION

Applicant Name: Petelaw Ranch No. 2, L.P. and Wayne W. Petersen

Application Number: 2014-006

Assessor's Parcel Number(s): 137-041-001

1. Is the application consistent with the General Plan? Yes
2. Is the property located within an existing Agricultural Preserve? No
3. What is the soil capability classification (Soil Survey of Monterey County/USDA Soil Conservation Service)? CnA, CbA, SbA & PnC
4. Does the application meet acreage requirements? 40 acres
5. Does the application meet income requirements? Yes - \$77K per annum
6. Has the Owner expressly requested that the County create a farmland security zone? Yes
7. Is the property designated on the Important Farmland Series Maps, pursuant to Section 65570 as predominantly one or more of the following: (1) prime farmland; (2) farmland of statewide significance; (3) unique farmland; (4) farmland of local importance? Yes – Predominately “Prime”, with “Unique” and “Farmland of Statewide Importance”
8. If not designated on the Important Farmland Series maps, is the property predominantly prime agricultural land as defined in Section 51201(c)? n/a
9. Is the property enforceably restricted pursuant to the Open-Space Easement Act of 1974 (commencing with Government Code Section 51070)? No
10. Is the property used for any purpose other than the production of food and fiber for commercial purposes? No
11. Is the property used for any use based on the compatible use provisions contained in Government Code Section 51238.1(c), or any of the compatible use provisions contained in County Resolution No. 96-416? No
12. Is the application within one mile of a city? No
13. Is the application within a city's sphere of influence? No

14. If within a city's sphere of influence, has the city expressly approved the creation of the farmland security zone by resolution? n/a
15. What tax impact will the application have? -\$4,961
16. What is the state subvention payment? \$0
17. What is the net loss to the County? -\$4,961
18. What is the net gain to the County? \$0
19. Is there any income from hunting? No
20. Is the application contiguous to any existing or proposed farmland security zones or agricultural preserve? Yes – 99-002
21. Committee recommendation: Approve

2014 Agricultural Preserve Applications: 2014-006

Ortho Photo

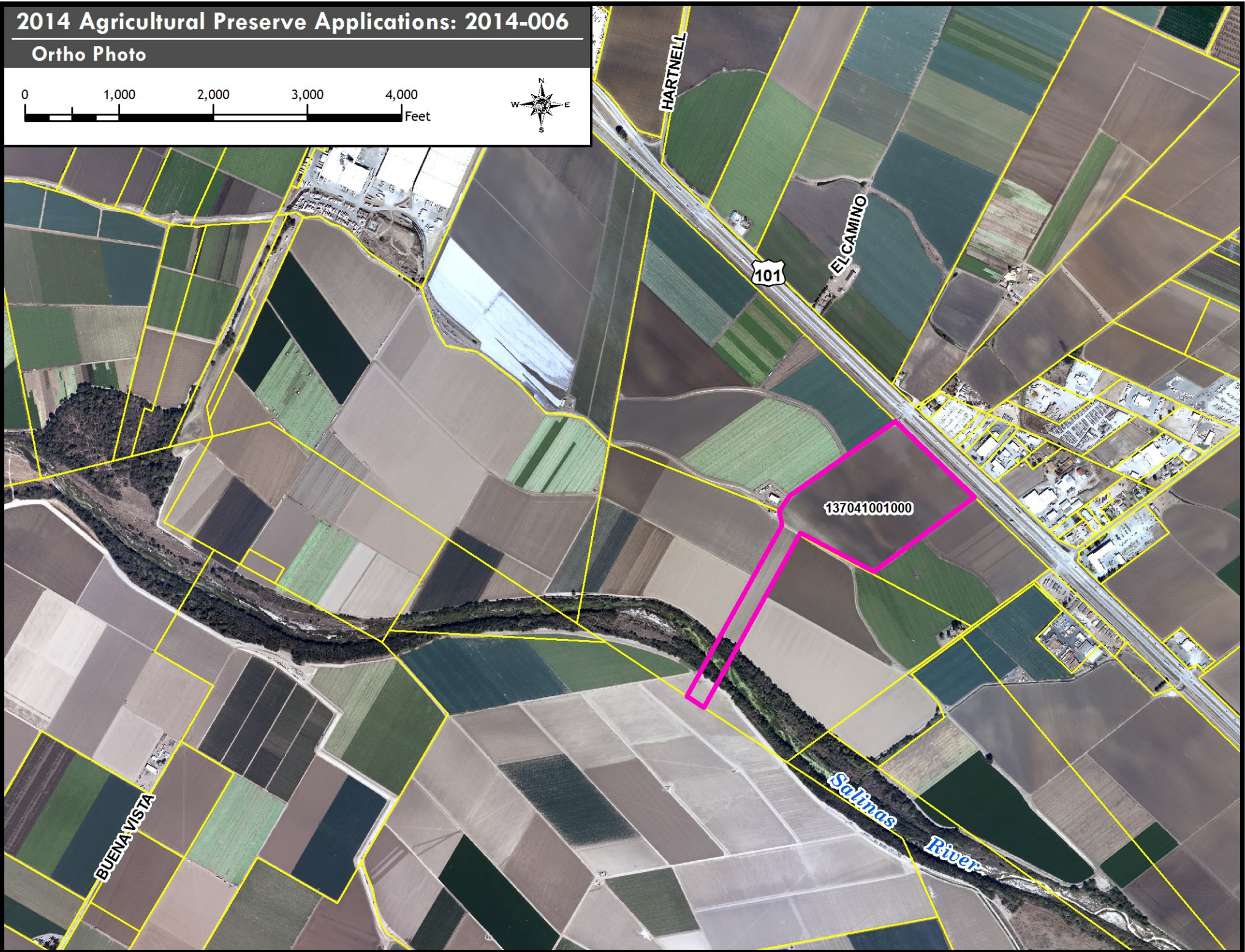
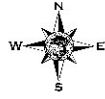
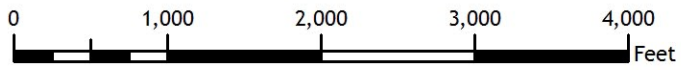


EXHIBIT B-7

AGRICULTURAL PRESERVATION REVIEW COMMITTEE
FARMLAND SECURITY ZONE APPLICATION

Applicant Name: Roberta Jean Garin; Noel Bock; Ann V. Emerson; Desiree N. Vanoli; Marian O'Neal; Jody Garin; EMD, Inc., a California Corporation

Application Number: 2014-007

Assessor's Parcel Number(s): 207-071-004

1. Is the application consistent with the General Plan? Yes
2. Is the property located within an existing Agricultural Preserve? No
3. What is the soil capability classification (Soil Survey of Monterey County/USDA Soil Conservation Service)? CnA
4. Does the application meet acreage requirements? 67 acres
5. Does the application meet income requirements? Yes - \$140K+ per annum
6. Has the Owner expressly requested that the County create a farmland security zone? Yes
7. Is the property designated on the Important Farmland Series Maps, pursuant to Section 65570 as predominantly one or more of the following: (1) prime farmland; (2) farmland of statewide significance; (3) unique farmland; (4) farmland of local importance?
Yes – Entirely “Prime Farmland”
8. If not designated on the Important Farmland Series maps, is the property predominantly prime agricultural land as defined in Section 51201(c)? n/a
9. Is the property enforceably restricted pursuant to the Open-Space Easement Act of 1974 (commencing with Government Code Section 51070)? No
10. Is the property used for any purpose other than the production of food and fiber for commercial purposes? No
11. Is the property used for any use based on the compatible use provisions contained in Government Code Section 51238.1(c), or any of the compatible use provisions contained in County Resolution No. 96-416? No
12. Is the application within one mile of a city? Yes - Salinas

13. Is the application within a city's sphere of influence? No
14. If within a city's sphere of influence, has the city expressly approved the creation of the farmland security zone by resolution? n/a
15. What tax impact will the application have? -\$5,681
16. What is the state subvention payment? \$0
17. What is the net loss to the County? -\$5,681
18. What is the net gain to the County? \$0
19. Is there any income from hunting? No
20. Is the application contiguous to any existing or proposed farmland security zones or agricultural preserve? No
21. Committee recommendation: Approve

2014 Agricultural Preserve Applications: 2014-007

Ortho Photo

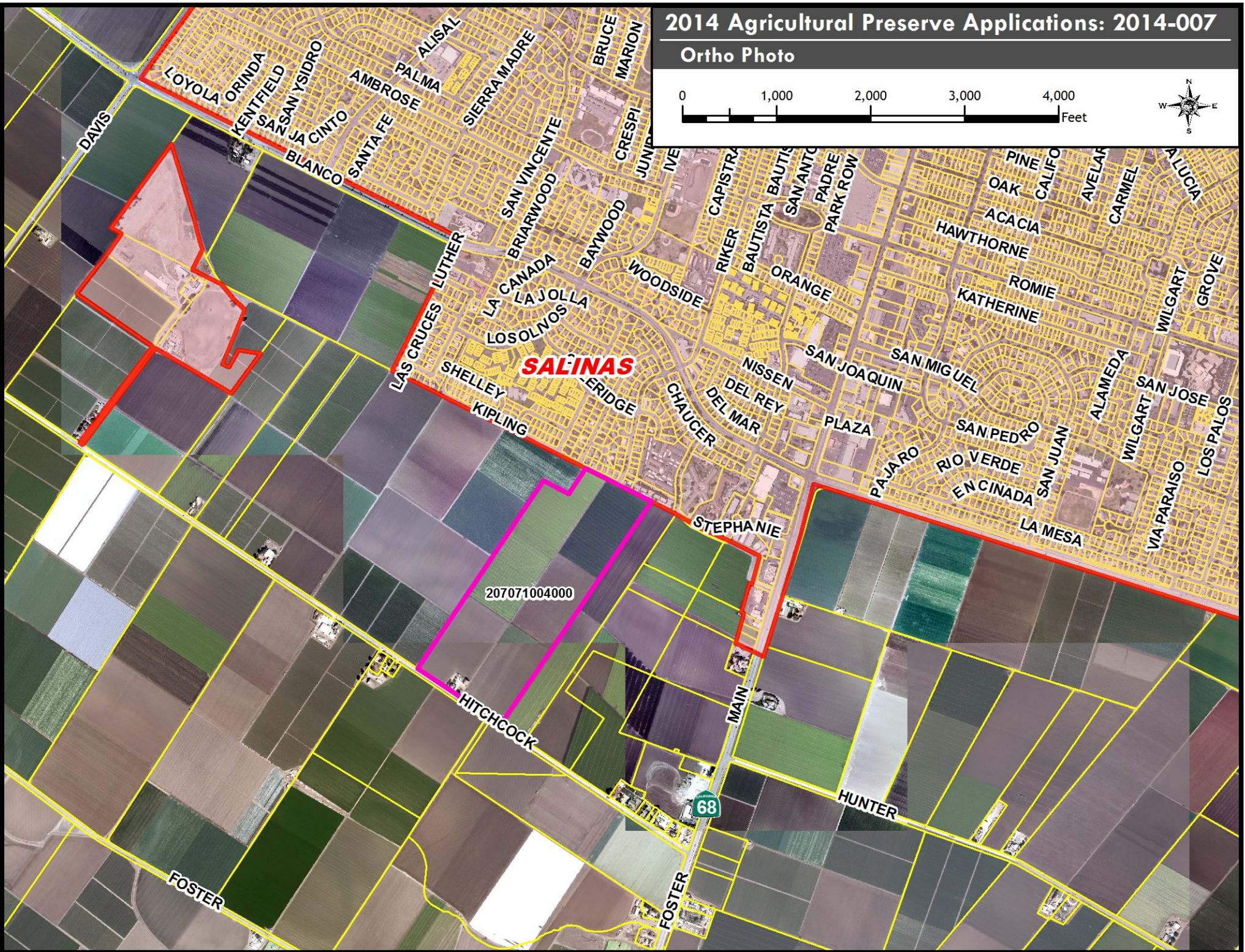
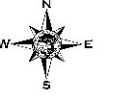
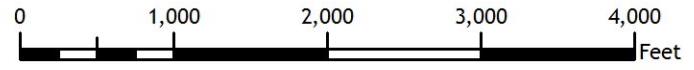


EXHIBIT B-8

AGRICULTURAL PRESERVATION REVIEW COMMITTEE
FARMLAND SECURITY ZONE APPLICATION

Applicant Name: Richard P. Sherrill, Jr., Ann E. Hullinger, Mary S. Buendia, Peter L. Sherrill, Paul C. Sherrill, Harry J. Sherrill, Carlo Hugo Chiappone, Edwin Lanini and Leo Lanini

Application Number: 2014-008

Assessor's Parcel Number(s): 175-021-007

1. Is the application consistent with the General Plan? Yes
2. Is the property located within an existing Agricultural Preserve? No
3. What is the soil capability classification (Soil Survey of Monterey County/USDA Soil Conservation Service)? MnA, Pf
4. Does the application meet acreage requirements? Yes – 100 acres
5. Does the application meet income requirements? Yes
6. Has the Owner expressly requested that the County create a farmland security zone? Yes
7. Is the property designated on the Important Farmland Series Maps, pursuant to Section 65570 as predominantly one or more of the following: (1) prime farmland; (2) farmland of statewide significance; (3) unique farmland; (4) farmland of local importance? Yes – Predominately “Prime Farmland”
8. If not designated on the Important Farmland Series maps, is the property predominantly prime agricultural land as defined in Section 51201(c)? n/a
9. Is the property enforceably restricted pursuant to the Open-Space Easement Act of 1974 (commencing with Government Code Section 51070)? No
10. Is the property used for any purpose other than the production of food and fiber for commercial purposes? No
11. Is the property used for any use based on the compatible use provisions contained in Government Code Section 51238.1(c), or any of the compatible use provisions contained in County Resolution No. 96-416? No
12. Is the application within one mile of a city? Yes - Marina

13. Is the application within a city's sphere of influence? No
14. If within a city's sphere of influence, has the city expressly approved the creation of the farmland security zone by resolution? n/a
15. What tax impact will the application have? -\$9,590
16. What is the state subvention payment? \$0
17. What is the net loss to the County? -\$9,590
18. What is the net gain to the County? \$0
19. Is there any income from hunting? No
20. Is the application contiguous to any existing or proposed farmland security zones or agricultural preserve? No
21. Committee recommendation: Approve

2014 Agricultural Preserve Applications: 2014-008

Ortho Photo

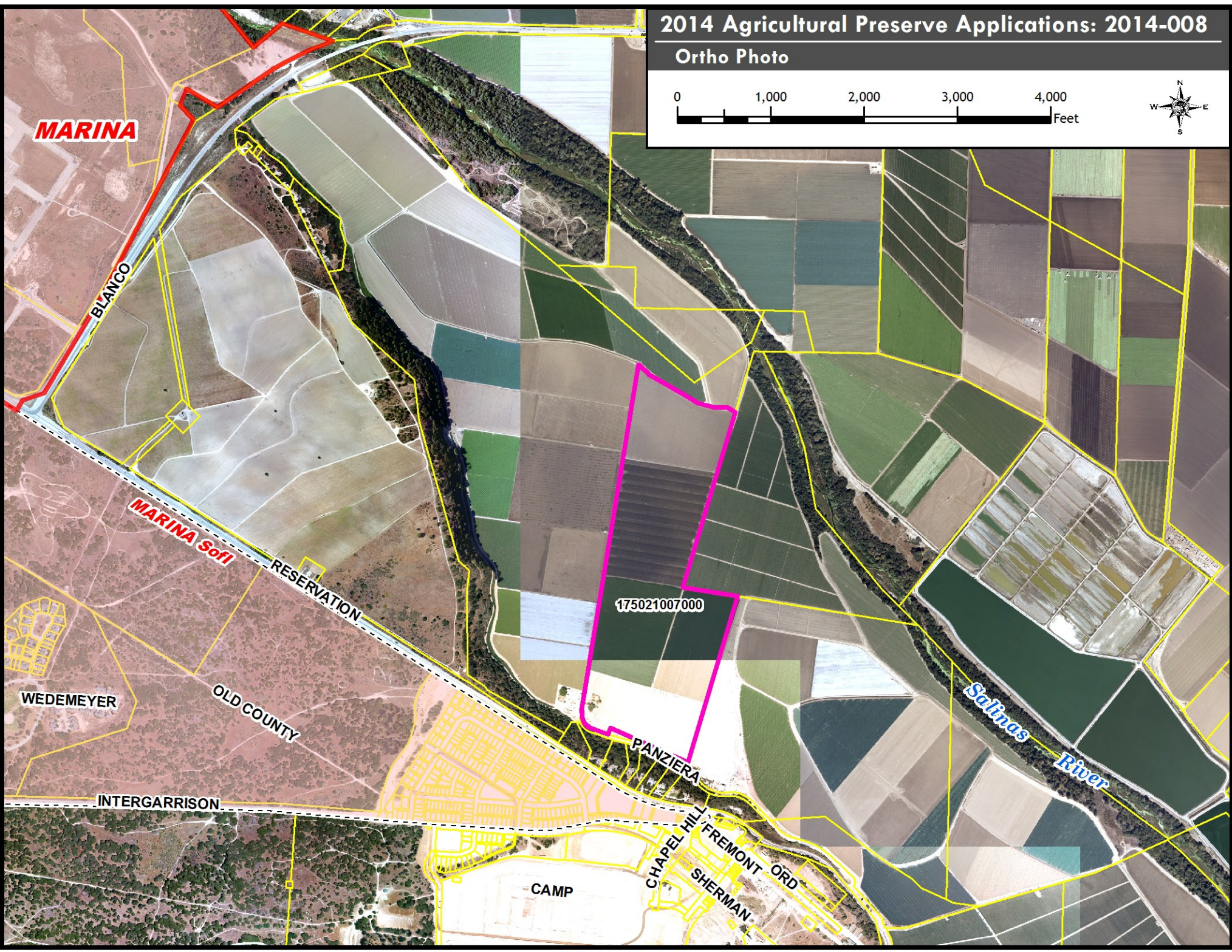
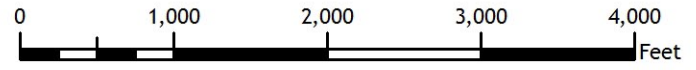


EXHIBIT B-9

AGRICULTURAL PRESERVATION REVIEW COMMITTEE
FARMLAND SECURITY ZONE APPLICATION

Applicant Name: Secondo Land Co., L.P.

Application Number: 2014-009

Assessor's Parcel Number(s): 139-101-001; 139-101-007; 139-101-030; 139-101-031; 139-101-032

1. Is the application consistent with the General Plan? Yes
2. Is the property located within an existing Agricultural Preserve? No
3. What is the soil capability classification (Soil Survey of Monterey County/USDA Soil Conservation Service)? AvA, MoA, MnA, Pf, Pr, Mg, Mf
4. Does the application meet acreage requirements? Yes – 554 acres
5. Does the application meet income requirements? Yes
6. Has the Owner expressly requested that the County create a farmland security zone? Yes
7. Is the property designated on the Important Farmland Series Maps, pursuant to Section 65570 as predominantly one or more of the following: (1) prime farmland; (2) farmland of statewide significance; (3) unique farmland; (4) farmland of local importance?
Yes – Predominately “Prime Farmland”
8. If not designated on the Important Farmland Series maps, is the property predominantly prime agricultural land as defined in Section 51201(c)? n/a
9. Is the property enforceably restricted pursuant to the Open-Space Easement Act of 1974 (commencing with Government Code Section 51070)? No
10. Is the property used for any purpose other than the production of food and fiber for commercial purposes?
Yes – Dwellings for persons employed by owner or lessee and the family of employee or lessee incidental to the agricultural use of the land.
11. Is the property used for any use based on the compatible use provisions contained in Government Code Section 51238.1(c), or any of the compatible use provisions contained in County Resolution No. 96-416?
Yes – Dwellings for persons employed by owner or lessee and the family of employee or

lessee incidental to the agricultural use of the land.

12. Is the application within one mile of a city? No
13. Is the application within a city's sphere of influence? No
14. If within a city's sphere of influence, has the city expressly approved the creation of the farmland security zone by resolution? n/a
15. What tax impact will the application have? -\$66,731
16. What is the state subvention payment? \$0
17. What is the net loss to the County? -\$66,731
18. What is the net gain to the County? \$0
19. Is there any income from hunting? No
20. Is the application contiguous to any existing or proposed farmland security zones or agricultural preserve? Yes – 99-002, 09-003 & 99-011
21. Committee recommendation: Approve

2014 Agricultural Preserve Applications: 2014-009

Ortho Photo

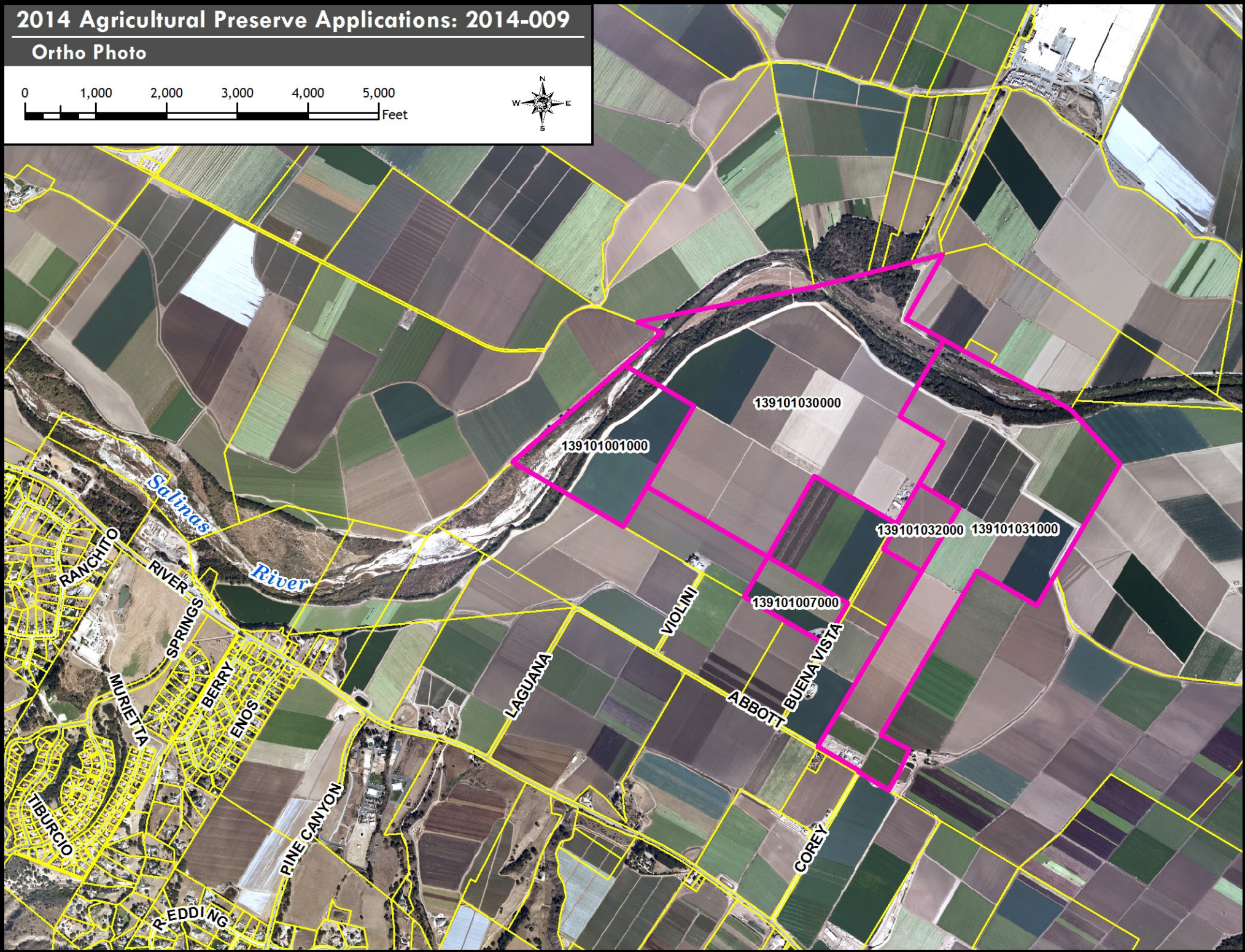
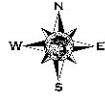
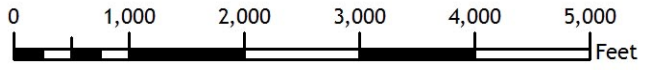


EXHIBIT B-10

AGRICULTURAL PRESERVATION REVIEW COMMITTEE
FARMLAND SECURITY ZONE APPLICATION

Applicant Name: Leonardini Home Ranch Partnership, L.P. and JoAnn Leonardini, as Trustee of the Joann Leonardini Revocable Trust, U/D/T dated 3/24/2004 , PTN

Application Number: 2014-010

Assessor's Parcel Number(s): 133-141-001; 133-161-005

1. Is the application consistent with the General Plan? Yes
2. Is the property located within an existing Agricultural Preserve? No
3. What is the soil capability classification (Soil Survey of Monterey County/USDA Soil Conservation Service)? Pa, Cf, EdB
4. Does the application meet acreage requirements? Yes – 197 acres
5. Does the application meet income requirements? Yes - \$318K per annum
6. Has the Owner expressly requested that the County create a farmland security zone? Yes
7. Is the property designated on the Important Farmland Series Maps, pursuant to Section 65570 as predominantly one or more of the following: (1) prime farmland; (2) farmland of statewide significance; (3) unique farmland; (4) farmland of local importance?
Yes – Predominately “Prime Farmland”
8. If not designated on the Important Farmland Series maps, is the property predominantly prime agricultural land as defined in Section 51201(c)?
9. Is the property enforceably restricted pursuant to the Open-Space Easement Act of 1974 (commencing with Government Code Section 51070)? No
10. Is the property used for any purpose other than the production of food and fiber for commercial purposes? No
11. Is the property used for any use based on the compatible use provisions contained in Government Code Section 51238.1(c), or any of the compatible use provisions contained in County Resolution No. 96-416? No
12. Is the application within one mile of a city? No

13. Is the application within a city's sphere of influence? No
14. If within a city's sphere of influence, has the city expressly approved the creation of the farmland security zone by resolution? n/a
15. What tax impact will the application have? -\$8,003
16. What is the state subvention payment? \$0
17. What is the net loss to the County? -\$8,003
18. What is the net gain to the County? \$0
19. Is there any income from hunting? No
20. Is the application contiguous to any existing or proposed farmland security zones or agricultural preserve? Yes – 12-020
21. Committee recommendation: Approve

EXHIBIT B-11

AGRICULTURAL PRESERVATION REVIEW COMMITTEE
FARMLAND SECURITY ZONE APPLICATION

Applicant Name: JoAnn Leonardini Revocable Trust, U/D/T dated 3/24/2004, Antone Joseph Leonardini, Jr., Sarah Jane Leonardini and Jo Ann Leonardini Heen

Application Number: 2014-011

Assessor's Parcel Number(s): 229-031-009; 229-031-012; 135-061-004

1. Is the application consistent with the General Plan? Yes
2. Is the property located within an existing Agricultural Preserve? No
3. What is the soil capability classification (Soil Survey of Monterey County/USDA Soil Conservation Service)? Pa, Mf, Ac
4. Does the application meet acreage requirements? Yes – 155 acres
5. Does the application meet income requirements? Yes - \$288K per annum
6. Has the Owner expressly requested that the County create a farmland security zone? Yes
7. Is the property designated on the Important Farmland Series Maps, pursuant to Section 65570 as predominantly one or more of the following: (1) prime farmland; (2) farmland of statewide significance; (3) unique farmland; (4) farmland of local importance?
Yes – Predominately “Prime Farmland”
8. If not designated on the Important Farmland Series maps, is the property predominantly prime agricultural land as defined in Section 51201(c)? n/a
9. Is the property enforceably restricted pursuant to the Open-Space Easement Act of 1974 (commencing with Government Code Section 51070)? No
10. Is the property used for any purpose other than the production of food and fiber for commercial purposes? No
11. Is the property used for any use based on the compatible use provisions contained in Government Code Section 51238.1(c), or any of the compatible use provisions contained in County Resolution No. 96-416? No
12. Is the application within one mile of a city? Yes - Marina

13. Is the application within a city's sphere of influence? No
14. If within a city's sphere of influence, has the city expressly approved the creation of the farmland security zone by resolution? n/a
15. What tax impact will the application have? -\$8,098
16. What is the state subvention payment? \$0
17. What is the net loss to the County? -\$8,098
18. What is the net gain to the County? \$0
19. Is there any income from hunting? No
20. Is the application contiguous to any existing or proposed farmland security zones or agricultural preserve? Yes – 99-012 & 00-004
21. Committee recommendation: Approve

2014 Agricultural Preserve Applications: 2014-011

Ortho Photo

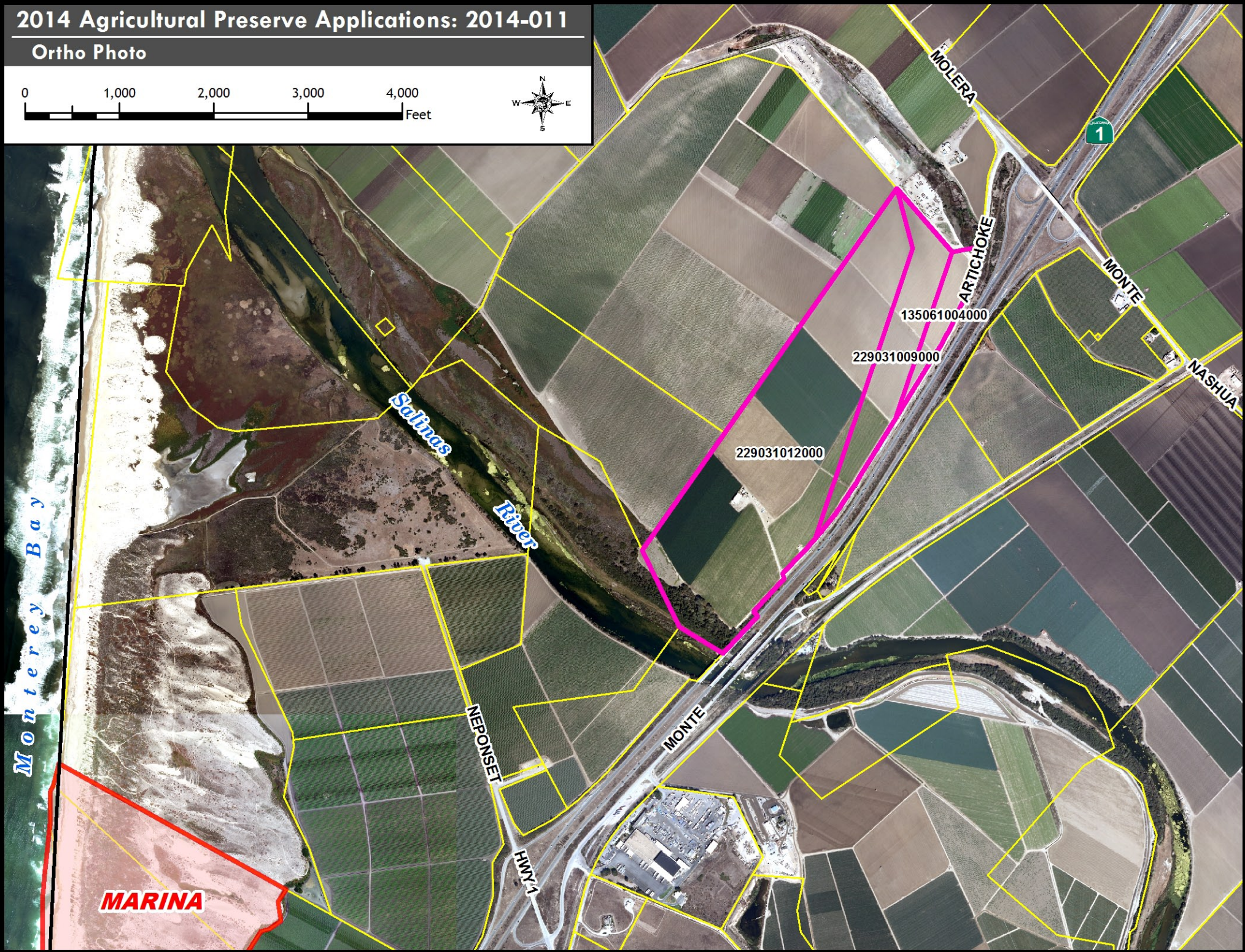
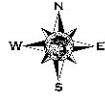
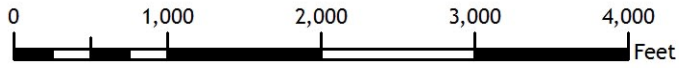


EXHIBIT B-12

AGRICULTURAL PRESERVATION REVIEW COMMITTEE
FARMLAND SECURITY ZONE APPLICATION

Applicant Name: Ross Neil Jensen, Marie Ann Jensen Vasquz, Quin Neil Jensen, and Steen Neil Jensen

Application Number: 2014-012

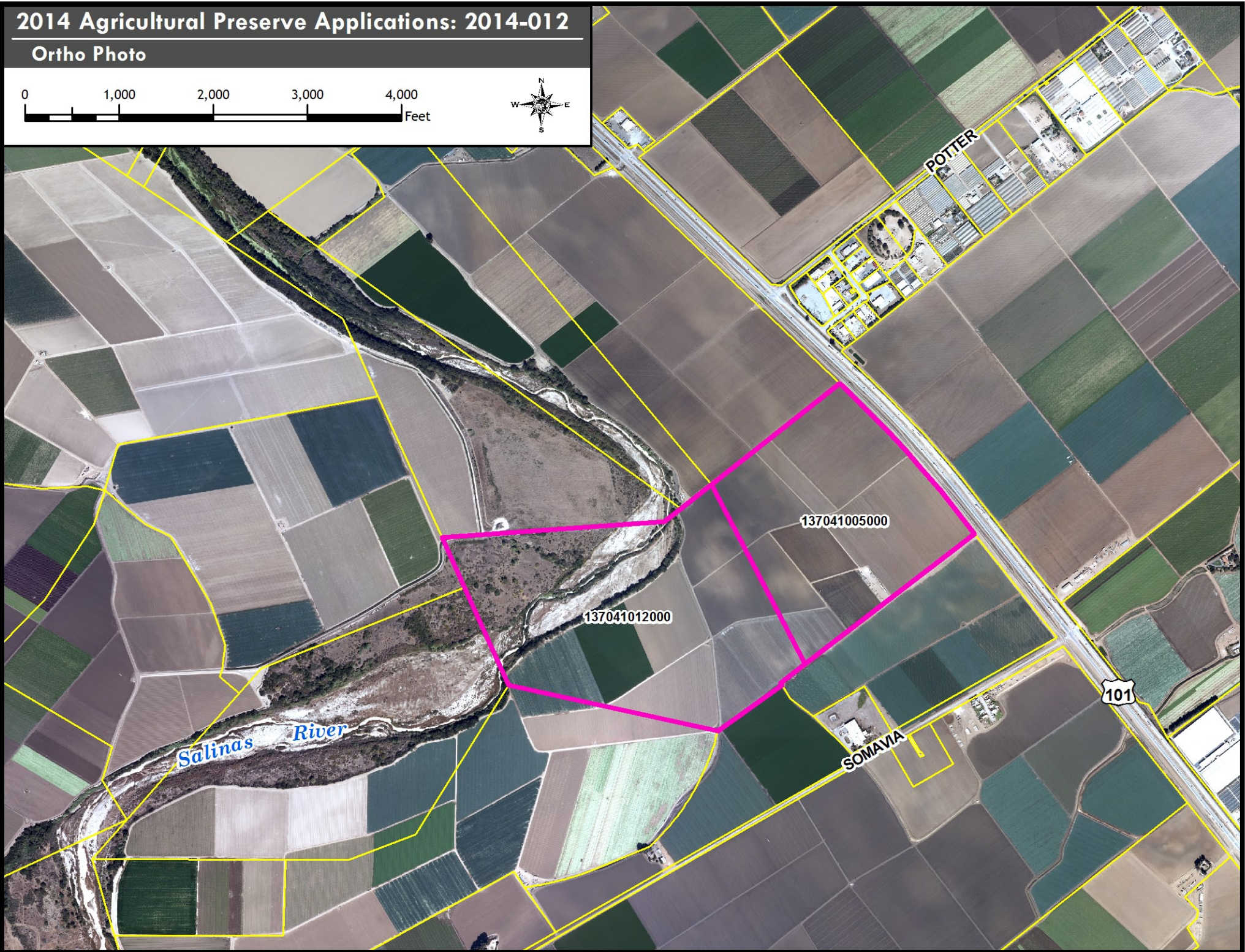
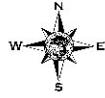
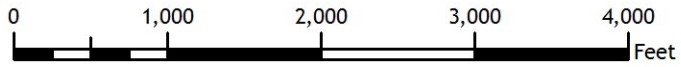
Assessor's Parcel Number(s): 137-041-005; 137-041-012

1. Is the application consistent with the General Plan? Yes
2. Is the property located within an existing Agricultural Preserve? No
3. What is the soil capability classification (Soil Survey of Monterey County/USDA Soil Conservation Service)? Mg, Pr, MnA, CnC, AeA, CnA
4. Does the application meet acreage requirements? Yes – 240 acres
5. Does the application meet income requirements? Yes - \$300K+ per annum
6. Has the Owner expressly requested that the County create a farmland security zone? Yes
7. Is the property designated on the Important Farmland Series Maps, pursuant to Section 65570 as predominantly one or more of the following: (1) prime farmland; (2) farmland of statewide significance; (3) unique farmland; (4) farmland of local importance?
Yes – Predominately “Prime Farmland” and “Farmland of Statewide Significance”
8. If not designated on the Important Farmland Series maps, is the property predominantly prime agricultural land as defined in Section 51201(c)? n/a
9. Is the property enforceably restricted pursuant to the Open-Space Easement Act of 1974 (commencing with Government Code Section 51070)? No
10. Is the property used for any purpose other than the production of food and fiber for commercial purposes? No
11. Is the property used for any use based on the compatible use provisions contained in Government Code Section 51238.1(c), or any of the compatible use provisions contained in County Resolution No. 96-416? No
12. Is the application within one mile of a city? No

13. Is the application within a city's sphere of influence? No
14. If within a city's sphere of influence, has the city expressly approved the creation of the farmland security zone by resolution? n/a
15. What tax impact will the application have? -\$11,805
16. What is the state subvention payment? \$0
17. What is the net loss to the County? -\$11,805
18. What is the net gain to the County? \$0
19. Is there any income from hunting? No
20. Is the application contiguous to any existing or proposed farmland security zones or agricultural preserve? Yes – 12-026 & 05-007
21. Committee recommendation: Approve

2014 Agricultural Preserve Applications: 2014-012

Ortho Photo



2014 WILLIAMSON ACT APPLICATION MATRIX

Planning Area	App. No.	Applicant	Ag Preserve Acreage (APPROX.)	FSZ Acreage (APPROX.)	APN(s)
Greater Salinas	14-001 FSZ	Lakeshore Farms 2, LLC		104	229011023000 229011024000 229011025000 229011026000 229011029000 229011030000 229011031000
Central Salinas Valley	14-002 FSZ	HNS Properties LLC, a California limited liability company		168	257061009000 257061010000 257061015000
Central Salinas Valley	14-003 AgP	David and Susan Gill Family Trust UTA 1-26-83 and The Hitchcock Children's Trust #1 UTA 1-11-11	583		183011014000 257101014000
Greater Salinas	14-004 FSZ	Petelaw Ranch No. 1, L.P. Petelaw Ranch No. 2, L.P. Petelaw Ranch No. 3, L.P.		358	137141001000 137141002000 137141018000 177161005000
Central Salinas Valley	14-005 FSZ	Petelaw Ranch No. 3, L.P.		103	145011004000
Greater Salinas	14-006 FSZ	Petelaw Ranch No. 2, L.P. and Wayne W. Petersen		40	137041001000
Greater Salinas	14-007 FSZ	Roberta Jean Garin; Noel Bock; Ann V. Emerson; Desiree N. Vanoli; Marian O'Neal; Jody Garin; EMD, Inc., a California Corporation		67	207071004000
Greater Salinas	14-008 FSZ	Richard P. Sherrill, Jr., Ann E. Hullinger, Mary S. Buendia, Peter L. Sherrill, Paul C. Sherrill, Harry J. Sherrill, Carlo Hugo Chiappone, Edwin Lanini and Leo Lanini		99	175021007000
Toro	14-009 FSZ	Secondo Land Company, L.P.		578	139101001000 139101007000 139101030000 139101031000 139101032000
North County (Coastal)	14-010 FSZ	Leonardini Home Ranch Partnership, L.P. and JoAnn Leonardini, as Trustee of the Joann Leonardini Revocable Trust, U/D/T dated 3/24/2004		197	133141001000 133161005000
North County (Coastal)	14-011 FSZ	JoAnn Leonardini Revocable Trust, U/D/T dated 3/24/2004, Antone Joseph Leonardini, Jr., Sarah Jane Leonardini and Jo Ann Leonardini Heen		154	135061004000 229031009000 229031012000
Greater Salinas/Toro	14-012 FSZ	Ross Neil Jensen, Marie Ann Jensen Vasquez, Quin Neil Jensen, and Steen Neil Jensen		241	137041005000 137041012000
		TOTALS	583 ac.	2,109 ac.	

