

MONTEREY COUNTY BOARD OF SUPERVISORS

MEETING: June 14, 2011		CONSENT	AGENDA NO: 54
SUBJECT: a. Accept the Conservation and Scenic Easement Deed; b. Authorize the Chair to execute the Conservation and Scenic Easement Deed; and c. Direct the Clerk of the Board to submit the Conservation and Scenic Easement Deed to the County Recorder for recordation. (Conservation and Scenic Easement Deed – PLN100306 Richard and Renee Hentges, 63275 Argyle Road, King City, South County Area Plan)			
Project Location: 63275 Argyle Road, King City		APN: 422-072-011-000	
Planning Number: PLN100306		Name: Richard and Renee Hentges	
Plan Area: South County Land Use Plan		Flagged and Staked: No	
Zoning Designation: PG/40			
CEQA Action: Categorically exempt, per Section 15317			
DEPARTMENT: RMA – Planning Department			

RECOMMENDATION:

It is recommended that the Board of Supervisors:

- a. Accept the Conservation and Scenic Easement Deed;
- b. Authorize the Chair to execute the Conservation and Scenic Easement Deed; and
- c. Direct the Clerk of the Board to submit the Conservation and Scenic Easement Deed to the County Recorder for recordation.

SUMMARY:

On September 22, 2010, the RMA- Planning Director approved a Lot Line Adjustment and Restoration Plan (Permit No. PLN100306) between two (2) separately owned parcels subject to 14 conditions of approval. Condition No. 10 of Resolution 10-041 requires the applicant to record a Conservation and Scenic Easement Deed. The condition requires the applicant to convey to the County a Conservation and Scenic Easement over those portions of the property where an illegal road was constructed. Vehicular use is prohibited within the easement except for installation of inspection, maintenance and repair of erosion control as required by the Restoration and Erosion Control Plan. The applicant has submitted the Conservation and Scenic Easement Deed and map showing the exact location of the easement on the property, along with the metes and bounds description.

DISCUSSION:

The Lot Line Adjustment between two legal lots of record of approximately 154.1 acres (Assessor's Parcel Number 422-072-011-000 (Hentges)) and 116.4 acres (Assessor's Parcel Number 422-072-053-000 (McGhee)) resulted in lots of 160.3 acres (Parcel 1, Hentges) and 110.2 acres (Parcel 2, McGhee), respectively. A Restoration and Erosion Control Plan to correct code violations CE080295 (Hentges) and CE080297 (McGhee) was required to be submitted as a grading permit (GP090117) and implemented as recommended in the approved plan and as recommended by the engineer. The Lot Line Adjustment was to serve to transfer the property with the code violation from the McGhee property to the Hentges property.


OTHER AGENCY INVOLVEMENT:

The Office of the County Counsel has approved the Conservation and Scenic Easement Deed as to form.

FINANCING:

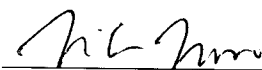
There is no financial impact on the County General Fund. Development fees have been collected to finance the processing and review required for the applicant to proceed.

Prepared by:




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Approved by:



Mike Novo, AICP
Resource Management Agency
Planning Director

This report was reviewed by Taven Kinison Brown, Planning Services Manager. 

cc: Front Counter Copy; Board of Supervisor's (30); County Counsel; Environmental Health Division; Public Works; Monterey County Water Resources Agency; CDF South County Fire Protection District); Mike Novo; Carl Holm; Taven Kinison Brown, Planning Services Manager; Aengus Jeffers, Agent, Project File PLN100306

Attachment 1: Board Order

The following attachments are on file with the Clerk of the Board:
Conservation Easement Deed