

Holm, Carl P. x5103

From: Holm, Carl P. x5103
Sent: Wednesday, November 19, 2008 12:28 PM
To: 'Jane Haines'
Cc: Novo, Mike x5192; Knaster, Alana x5322
Subject: RE: GPU policy A-1.12

Ms Haines:

AG-1.12 in total refers to developing a program for mitigating loss of ag lands (specifically Important Farmlands as mapped by the State). As a general plan policy, it sets a foundation for developing a program/ordinance later. AG-1.12 gives guidance that the program may consider a variety of measures such as easements, dedication to land trusts, fees, etc. In addition, the program may consider developing ratios depending on the value of land being lost. For example, prime lands have the highest value so mitigation at 2:1 may be acceptable for dedication of prime lands but a ratio of 3:1 is required for dedicating lands of Statewide Importance or 4:1 for paying a fee.

Hope this helps.

Carl P. Holm, AICP
 RMA - Planning Department
 Assistant Director

-----Original Message-----

From: Jane Haines [mailto:envirlaw@mbay.net]
Sent: Tuesday, November 18, 2008 12:53 PM
To: Novo, Mike x5192; Holm, Carl P. x5103; Knaster, Alana x5322
Subject: GPU policy A-1.12

Greetings:

This confirms the message I left this morning with Linda Rotharmel requesting a call from a planner who can explain to me what is meant by the sentence in GPU policy A-1.12 which describes a program to mitigate for the loss of farmland acreage caused by annexation into cities. The sentence I request an explanation for refers to mitigation by "ratios" (what is meant by "ratios"?) or "payment of fees" (does this mean that a developer could pay fees as a mitigation for the conversion of farmland to other uses?). I would appreciate hearing from someone who can explain this to me. Thank you, Jane Haines (831) 375-5913

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