

RESOLUTION NO. .

BOARD OF SUPERVISORS, COUNTY OF SAN MATEO, STATE OF CALIFORNIA

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RESOLUTION AUTHORIZING AN AGREEMENT WITH PENINSULA OPEN SPACE TRUST (POST) IN WHICH THE COUNTY WILL CONTRIBUTE \$405,000 TOWARD POST'S PURCHASE OF AN AGRICULTURAL CONSERVATION EASEMENT TO PERMANENTLY PROTECT THE BUTANO FRONT FIELD PROPERTY, LOCATED AT 2310 PESCADERO CREEK ROAD IN PESCADERO

RESOLVED, by the Board of Supervisors of the County of San Mateo, State of California, that

WHEREAS, the County plans to build a replacement Pescadero Fire Station 59 ("Project") next to Pescadero Middle/High School, located at 350-360 Butano Cutoff, on property owned by La Honda Pescadero Unified School District ("District"); and

WHEREAS, the County entered into a ground lease with the District in 2023 to build the new fire station on 1.75 acres of the school site, which contains prime agricultural soils; and

WHEREAS, the County is required by the Project's Mitigated Negative Declaration and Coastal Development Permit to mitigate for the conversion of agricultural soils by preserving prime agricultural soils on a 2:1 basis (i.e., 3.5 acres) elsewhere in the Coastal Zone; and

WHEREAS, to satisfy the mitigation requirement, the County proposes to contribute to a purchase by Peninsula Open Space Trust of a permanent agricultural conservation easement to protect prime agricultural soils on private property nearby in the region of Pescadero; and

WHEREAS, POST is finalizing the sale of 26.6-acre property (APN 086-080-080) (“the Property”), known as Butano Front Field, to the Property’s current tenant farmer; and

WHEREAS, the Butano Front Field has significant agricultural values, including over 21 acres of prime agricultural soils; and

WHEREAS, POST proposes that the Property sale be subject to POST’s purchase of an agricultural conservation easement (“ACE”) and right to purchase at agricultural value (“RPAV”); and

WHEREAS, the ACE and RPAV restrict uses of the property to those compatible with agriculture, remove residential development rights except for farmworker housing, and require that at least 15 acres of prime agricultural soils be maintained in active agricultural production; and

WHEREAS, the County proposes to contribute \$405,000 toward POST’s purchase of the ACE and RPAV; and

WHEREAS, the County’s contribution to POST’s purchase would protect agricultural lands far in excess of the 3.5 acres required to be protected by the adopted mitigation measure and would enable the preservation of 26.6. acres of high-value agricultural land in perpetuity; and

NOW, THEREFORE, IT IS HEREBY DETERMINED AND ORDERED that the Board of Supervisors authorizes an agreement with Peninsula Open Space Trust to contribute \$405,000 toward POST’s purchase of an agricultural conservation easement to permanently protect the Butano Front Field property, located at 2310 Pescadero Creek Road in Pescadero.