



County of San Mateo

Inter-Departmental Correspondence

Department: COUNTY EXECUTIVE

File #: 22-750

Board Meeting Date: 10/4/2022

Special Notice / Hearing: None
Vote Required: 4/5 Vote

To: Honorable Board of Supervisors

From: Michael P. Callagy, County Executive

Subject: Measure K: Grant Agreement and Open Space Easement Agreement with Midpeninsula Regional Open Space District

RECOMMENDATION:

Recommendation to:

A) Adopt a resolution:

1. Authorizing a **Measure K** grant agreement in the amount of \$500,000 with Midpeninsula Regional Open Space District in support of the acquisition of the Cloverdale Ranch property for the permanent protection of open space; and
2. Authorizing a 10-year Open Space Easement agreement with Midpeninsula Regional Open Space District for the Butano Farms portion of the Cloverdale Ranch property; and

B) Approve an Appropriation Transfer Request (ATR) in the amount of \$500,000 appropriating Measure K funds from Non-Departmental Services Reserves to Non-Departmental Services Miscellaneous Other Contributions in support of the acquisition of the Cloverdale Ranch property for the permanent protection of open space.

BACKGROUND:

Midpeninsula Regional Open Space District's ("District") mission is to acquire and preserve a regional greenbelt of open space land in perpetuity, to protect and restore the natural environment, and to provide opportunities for ecologically sensitive public enjoyment and education. On the San Mateo County Coastside, their mission expands to include acquiring and preserving agricultural land of regional significance, preserving rural character, and encouraging viable agricultural use of land resources.

The District is obtaining funding to acquire the "Cloverdale Ranch property," an approximately 6,250-

acre open space property located on the south coast of San Mateo County, from the Peninsula Open Space Trust. The acquisition offers extensive opportunities to protect critical watershed lands, native habitats, wildlife corridors, as well as support local agricultural production and offer new areas to expand outdoor recreation. According to the District, acquisition of the Cloverdale Ranch property would result in:

- A new open space preserve that is larger than any of the state parks in the county
- Expanded public access to coastal open spaces with views of the Pacific Ocean
- Opportunities to support connections to the California Coastal Trail, Ohlone-Portola Heritage Trail and regional connections to upland parks
- Permanent protection of rare and declining habitats that support endangered and threatened species
- Preservation of long stretches of the State’s scenic corridor along Highway 1
- Preservation of agriculture on coastal working lands and ranches.

DISCUSSION:

The County will grant the District \$500,000 in **Measure K** funding, which will contribute to the District’s \$16,000,000 acquisition cost for the larger 6,250-acre Cloverdale Ranch property, leveraging \$9,428,282 in funding from the State of California, provided by the California Department of Parks and Recreation, and approximately \$6,071,718 in Measure AA local general obligation bond funding from the District. The County’s funding contribution will specifically support the acquisition of the 822-acre Butano Farm portion of the larger 6,250-acre Cloverdale Ranch property. As a condition of the County’s contribution of funds, the District will record an open space easement with a term of 10 years over the Butano Farm property.

The term of the grant agreement shall begin upon approval by the San Mateo County Board of Supervisors and shall continue until sixty (60) calendar days after the close of escrow. The District will provide the County written notice of the close of escrow.

PERFORMANCE MEASURE:

Measure	Target
Cloverdale Ranch Land Conservation Project is completed upon delivery of: 1) documentation of District ownership provided to County upon close of escrow, and 2) delivery of a recorded open space easement - conveyed by the District and held by the County for a term of 10-years over the approximately 822-acre Butano Farm portion of the Cloverdale Land Conservation Project.	June 30, 2026

FISCAL IMPACT:

The total amount of the **Measure K** grant is \$500,000. This total amount will come from **Measure K** Reserves.