



SONOMA COUNTY OPEN SPACE FISCAL OVERSIGHT COMMISSION
COMMISSIONERS

Mike Sangiacomo (First District)
Todd Mendoza (Second District)
Regina De La Cruz (Third District)

Bob Anderson (Fourth District)
Jorge Inocencio (Fifth District)
Jeff Owen (Alternate)

REGULAR MEETING AGENDA

Virtual Meeting Due to Sonoma County's Shelter in Place Order
August 5, 2021 | 5:00 p.m.

In accordance with Executive Order N-29-20, the August 5, 2021 Fiscal Oversight Commission Meeting will be held virtually.

MEMBERS OF THE PUBLIC MAY NOT ATTEND THIS MEETING IN PERSON

***UPDATE REGARDING VIEWING AND PUBLIC PARTICIPATION IN
August 5, 2021 FISCAL OVERSIGHT COMMISSION MEETING***

The August 5, 2021 Fiscal Oversight Commission Meeting will be facilitated virtually through Zoom. Members of the public can watch or listen to the meeting using one of the three following methods:

1. Join the Zoom webinar on your computer, tablet or smartphone by clicking <https://sonomacounty.zoom.us/j/94827319733?pwd=S3Jja1JneVE0ZHhMbHliZTZsMVB3QT09> password: cows707
2. If you have a Zoom account, click Join Meeting by number: 948 2731 9733 password: cows707
3. Call-in and listen to the meeting: Dial (669) 900-9128 Enter meeting ID: 999 4871 9920

Public Comment During the Meeting: You may email public comment to Sara.Ortiz@sonoma-county.org. All emailed public comments will be forwarded to all Commissioners and read aloud for the benefit of the public. Please include your name and the relevant agenda item number to which your comment refers. In addition, if you have joined as a member of the public through the Zoom app or by calling in, there will be specific points throughout the meeting during which live public comment may be made via Zoom and phone.

Disability Accommodation: If you have a disability which requires an accommodation or an alternative format to assist you in observing and commenting on this meeting, please contact Sara Ortiz by phone at (707)565-7346 or by email to Sara.Ortiz@sonoma-county.org. by 12 p.m. Wednesday, August 4, 2021 to ensure arrangements for accommodation.

END OF UPDATE

1. Call to Order
 2. Agenda Items to be Held or Taken Out of Order; Off- Agenda Items
 3. General Announcements Not Requiring Deliberation or Decision
 4. Public Comment
The Brown Act requires that time be set aside for public comment on items not agendized.
 5. Correspondence/ Communications
 6. General Manager Report
Misti Arias | General Manager
 7. Approval of Commission Minutes **Attachment 1**
July 15, 2021
 8. Creation of Acquisition Subcommittee
 9. Vital Lands Network Misti Arias | General Manager
 10. Projects in Negotiations **Attachment 2**
 11. Suggested Next Meeting
September 2, 2021
 12. Adjournment
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AGENDAS AND MATERIALS: Agendas and most supporting materials are available on the District's website at sonomaopenspace.org. Due to legal, copyright, privacy or policy considerations, not all materials are posted online. Materials that are not posted will be made available for public inspection between 8:00 a.m. and 5:00 p.m., Monday through Friday, at 747 Mendocino Avenue, Santa Rosa, CA after Sonoma County health officials lift the Shelter in Place order.

SUPPLEMENTAL MATERIALS: Materials related to an item on this agenda submitted to the Commission/Committee after distribution of the agenda packet will be posted on the District's website and made available for public inspection at the District office at 747 Mendocino Avenue, Santa Rosa, CA during normal business hours after Sonoma County health officials lift the Shelter in Place order. You may also email Sara.Ortiz@sonoma-county.org for materials.





**SONOMA COUNTY OPEN SPACE FISCAL OVERSIGHT COMMISSION
COMMISSIONERS**

Mike Sangiacomo (Sonoma)
Todd Mendoza (Petaluma)
Regina De La Cruz (Rohnert Park)

Bob Anderson (Healdsburg)
Jorge Inocencio (Santa Rosa)
Jeff Owen (Alternate)

UNAPPROVED MINUTES

Virtual Meeting Due to Sonoma County's Shelter in Place Order

July 15, 2021 | 5 : 0 0 pm

COMMISSIONERS PRESENT: Bob Anderson, Jorge Inocencio, Jeff Owen, Regina De La Cruz

STAFF PRESENT: Misti Arias, General Manager; Julie Mefferd, Administrative and Fiscal Services Manager; Sara Ortiz, Administrative Aide; Lisa Pheatt, Deputy County Counsel.

PUBLIC PRESENT:

1. Call to Order

Commissioner De La Cruz called the meeting to order at 5:04 pm.

2. Election of Officers

Commissioner Sangiacomo was elected Chair.

Commissioner Mendoza was elected Vice Chair.

Commissioner De La Cruz was elected Chair Pro Tempore.

Following the election, Commissioner De La Cruz chaired the meeting.

3. Agenda Items to be Held or Taken Out of Order; Off- Agenda Items

4. General Announcements Not Requiring Deliberation or Decision

5. Public Comment

The Brown Act requires that time be set aside for public comment on items not agendized.

6. Correspondence/ Communications

7. General Manager Report

Misti Arias reported that Ag + Open Space is finalizing the transfer of Calabazas Creek Open Space Preserve to Regional Parks. The Lang Exchange was approved by the Board of Directors on 7/13/21. The State Coastal Conservancy has approved a grant for tree work at Saddle Mountain, which burned in the Glass Fire.

8. Approval of Commission Minutes

On a motion by Commissioner Anderson and a second by Commissioner Owen, the April 15, 2021 minutes were approved.

On a motion by Commissioner Anderson and a second by Commissioner Owen, the May 20, 2021 minutes were approved.

9. Financial Report

Julie Mefferd reviewed the May financial report (a repeat report the Commission viewed at the May 20, 2021 meeting). Ag + Open Space's recommended budget was approved by the Board in June 2021.

10. FOC Fund

Julie Mefferd discussed that upon consultation with the Auditor-Controller-Treasurer-Tax Collector's Office, Ag + Open Space has decided to eliminate the FOC fund and future payments to FOC Commissioners for attendance at meetings will come from the Open Space Fund.

11. Review of Current Ad Hoc Committees and Assignment of Commissioners

Annual Report/Audit Report Review (Anderson, Owen)

Matching Grant Program (Anderson/Inocencio) – Commissioner Inocencio joined the Matching Grant Program subcommittee

ASAP Matching Grant Program (De La Cruz) – This subcommittee was eliminated

Real Estate Options (Owen) – This subcommittee was eliminated

Fire Recovery Review (Anderson) - This subcommittee was eliminated

12. Suggested Next Meeting

August 4, 2021

9. Adjournment

The meeting was adjourned at 5:45 pm.

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Project Status Chart

Sonoma County Agricultural Preservation and Open Space District

PROJECT	Acreage (approximate)	Supervisory District	Acquisition Plan Category	Project Design	Appraisal Process	Approvals/Baseline	Escrow	Comments
Abril Ranch	1,929	5	Water, Wildlife & Natural Areas	x				Initiating project
Armstrong Redwoods SNR - Ayers Addition	320	5	Water, Wildlife & Natural Areas					Initiating project
Baumert Springs	372	5	Water, Wildlife & Natural Areas					Initiating project
Big Sulphur Creek (Krasilisa)	507	4	Water, Wildlife & Natural Areas					Initiating project
Correia Family Dairy	146	2	Farms & Ranches					Initiating project
Deniz (Old Adobe Road)	217	2	Farms & Ranches					Initiating project
Deniz (Sonoma Mountain Road)	355	2	Farms & Ranches					Initiating project
Denner Ranches	489	4	Farms & Ranches	x				Initiating project
Diamond W Ranch	849	2	Farms & Ranches					Initiating project
EARTHseed	14	5	Farms & Ranches	x	x			CE under negotiation
El Recreo	289	1	Greenbelts & Scenic Hillside	x	x			Appraisal process
El Recreo - West	168	1	Greenbelts & Scenic Hillside					Initiating project
Fornage Ranch	1,360	5	Water, Wildlife & Natural Areas					Initiating project
Hardy Ranch	525	2	Farms & Ranches					Initiating project
LaFranchi (Laguna)	127	4	Water, Wildlife & Natural Areas	x				Initiating project
Limping Turkey Ranch	158	2	Farms & Ranches					Initiating project
McCormick	253	1	Water, Wildlife & Natural Areas	x	x			Appraisal process
Miguel-Tocci Ranch	489	5	Farms & Ranches					Initiating project
Paulin Meadow (Parcel J)	10	3	Water, Wildlife & Natural Areas	x	x			CE under negotiation
Preston Farm	133	4	Farms & Ranches	x				CE under negotiation
Riebli Family Farm	139	2	Farms & Ranches					Initiating project
Russian River Habitat Restoration	63	4	Water, Wildlife & Natural Areas					Initiating project
Ryan Ranch	806	5	Water, Wildlife & Natural Areas					Initiating project
Saddle Mountain OSP – Lobban Addition	266	1	Recreation & Education	x	x			Initiating project
Sonoma Developmental Center 5 (Transfor	945	1	Greenbelts & Scenic Hillside					Land protection proposal underway
Sonoma Mountain Vernal Pools	174	1	Recreation & Education					Initiating project
Wikiup Mark West	31	4	Water, Wildlife & Natural Areas	x				Initiating project
Witt Home Ranch	395	2	Farms & Ranches					Initiating project
Wolf Creek Ranch	1,195	5	Water, Wildlife & Natural Areas					Initiating project
Total Acres:		12,724						

Matching Grant Project	Acreage (approximate)	Supervisory District	Location	Begin Grant Process	Appraisal Process	Approvals/Baseline	Escrow	Comments
A Place to Play	87	5	Western Santa Rosa					Initiating project
AmeriCorps Trail	12	5	Sebastopol	x	n/a			Initiating project
Andy's Unity Park	4	5	Southwest Santa Rosa	x				Escrow closed in 2017. Tracking match
Badger Park	20	4	Healdsburg					Initiating project
Bayer Farm Development***	6**	5	Southwest Santa Rosa	x	x	x	x	Reimbursement ongoing, Grant term extended
Bodega Bay Trail	179	5	Bodega Bay					Initiating project
Colgan Creek Phase 3 MG***	7	5	Southwest Santa Rosa	x	n/a	x	x	Extension granted to 10/14/21
Crane Creek Regional Trail*	6	1	East of Rohnert Park	x	n/a			Drafting documents. Grant extended to 12/6/21
Denman Reach	2	2	North Petaluma	x	n/a			Drafting documents
Falletti Ranch	4	2	Cotati	x	x	x	x	Tracking match
Forever Forestville***	4	5	Downtown Forestville	x	x	x	x	Tracking match
Graton Green	1	5	Downtown Graton	x	x	x		Escrow closed April 5, 2019. Tracking match.
Guerneville River Park Phase 2***	5	5	Central Guerneville	x	x	x		Initiating project; processing extension request
Helen Putnam Regional Park Extension	56	2	Petaluma					Initiating project
Keiser Park Expansion	2	4	Windsor					Initiating project
Maxwell Farms	79	1	Northwest of Sonoma	x	n/a			Drafting Documents
Montage Resort Park	36	4	North Healdsburg					Initiating project
Paula Lane Open Space Preserve	11	2	West Petaluma	x	x	x	x	Tracking match
Petaluma River Park	20	2	Petaluma					Initiating project
River Lane***	1	5	West of Guerneville	x	x	x	x	Finalizing docs; Grant extended to 10/25/24
Roseland Creek Community Park - Phase 1c	3	5	Southwest Santa Rosa	x	x			City is reviewing documents (CE, RC)
Roseland Village Public Space***	1	5	Southwest Santa Rosa	x	n/a			Drafting documents
SMART Pathway – Hearn to Bellevue*	6	5	Southwest Santa Rosa	x	n/a	x		Finalizing documents
SMART Pathway - Payran to S. Point	14	2	Petaluma	x	n/a			SMART is reviewing documents (CE, RC)
Southeast Santa Rosa Greenway***	61	1	Southeast Santa Rosa	x		x		Initiating project; project extended to 10/25/24
Steamer Landing Park Development (McNe	27**	2	Downtown Petaluma	x	n/a			Initiating project
Taylor Mtn RPOSP - Cooper Creek Addition	54	3	Southeast Santa Rosa	x				Closed 4/1/20. Tracking match
Total Acres:	674							

* District approved a 2-year extension

** Restoration/Development Project on previous acquisition.

TRANSFER	Acreage (approximate)	Supervisory District	Transaction Type	Project Design	Transfer Agreement	Approvals/Baseline	Escrow	Comments
Calabazas Creek Open Space Preserve	1,290	1	Transfer	x	x	x	x	Close escrow mid-late July 2021
Saddle Mountain Open Space Preserve	960	1	Transfer					Initiating project
Tierra Vegetables	15	4	Resale	x				Resale
Wright Hill Ranch	1,236	5	Transfer	x	x	x	x	Close escrow late August 2021
Total Acres:		3,501						