
Date: September 23, 2025

Item Number: _____

Resolution Number: _____

☐ 4/5 Vote Required

Resolution Of The Board Of Directors Of The Sonoma County Agricultural Preservation And Open Space District Authorizing The General Manager To Execute A Second Amendment To A Funding Agreement With The Wildlands Conservancy Extending The Availability Of Initial Public Access And Operations and Maintenance Funding To June 30, 2027 And Providing An Additional \$287,100, For A Total Funding Amount Of \$586,600, And Making Certain Findings Under the California Environmental Quality Act As A Responsible Agency.

Whereas, on November 17, 2015, the Board approved acquisition of a Conservation Easement and Recreation Conservation Covenant by the Sonoma County Agricultural Preservation and Open Space District (“District”) over the 547-acre Estero Americano Coast Preserve Property (“Property”) located near Bodega Bay;

Whereas, the Property is owned by The Wildlands Conservancy (TWC);

Whereas, on February 2, 2016, by Resolution No. 16-0040, the Board adopted its current Initial Public Access, Operation and Maintenance Policy under which the District provides initial public access, operation and maintenance funding for District-protected recreational lands, consistent with the Expenditure Plan approved by Sonoma County voters in November 2006 as part of the Sonoma County Open Space, Clean Water and Farmland Protection Measure, Measure F;

Whereas, on February 9, 2021, the Board authorized the District General Manager to execute an Initial Public Access and Operations and Maintenance Funding with TWC for the Property in an amount of \$299,500;

Whereas, on February 27, 2024, the Board authorized the District General Manager to execute a first amendment to the agreement, extending funding

access for an additional two years to March 31, 2026 (as amended, the “Agreement”);

Whereas, TWC has requested an extension of the funding deadline to June 30, 2027 and an increase in the funding amount by \$287,100, for a total contract amount of \$586,600, and the District’s General Manager has recommended approval of a Second Amendment to the Agreement;

Whereas, the requested funding will be used for TWC’s public access improvements on the Property, including improvement of a network of approximately five miles of public access trails leading to overlooks, kayak access points to the Estero Americano, and a restroom (the “Project”);

Whereas, on May 14, 2024, the Sonoma County Board of Supervisors adopted Resolution No. 24-0179, authorizing consolidation by the California Coastal Commission of a coastal development permit for TWC’s public access plan on the Property;

Whereas, on November 14, 2024, the California Coastal Commission, as lead agency, approved a Coastal Development Permit for the Project (the “CDP”), and made findings pursuant to the California Environmental Quality Act (CEQA), and pursuant to the Commission’s certified regulatory program pursuant to 14 CCR 15251, Pub. Res. Code Section 21080.5(d)(2)(A);

Whereas, under the current facts, 14 CCR 15253 requires that the District, as a responsible agency, rely on the CDP for CEQA review for approval of funding for the Project, absent circumstances in 14 CCR 15162 that are not present.

Now, Therefore, Be It Resolved that the Board of Directors hereby finds, determines, declares and orders as follows:

1. The foregoing recitals are true and correct.
2. The District General Manager is authorized to execute a Second Amendment to the Agreement with TWC extending the availability of Initial Public Access And Operations and Maintenance Funding to June

30, 2027, and providing an additional \$287,100, for a total funding amount of \$586,600.

3. As a responsible agency, prior to reaching its funding decision, the Board reviewed and considered the information contained in the CDP prepared by the California Coastal Commission, and the exhibits and appendices thereto, and the Board considered the environmental effects of the Project. The Board has reached its own independent conclusions on whether and under what conditions to approve funding for the Project.
4. The District, as a responsible agency, has responsibility for mitigating or avoiding the direct or indirect environmental effects of those parts of the Project that it decides to fund.
5. The Board concurs in the California Coastal Commission's findings of the CDP with respect to mitigation measures, alternatives, and environmental effects, and further finds that the Project, as mitigated, will have no significant environmental impacts.
6. The Board finds that the California Coastal Commission consulted with the District prior to approval of the CDP for the Project or otherwise afforded the District the opportunity to participate in the review of the Project and inform the California Coastal Commission of the District's concerns related to the Project.
7. The Board finds that the conditions of 14 CCR 15253 have been met such that it has the authority, as a responsible agency, to rely on the CDP for its approval of funding the Project.

And Be It Further Resolved that funding is hereby approved for the Project, and the Board designates the Clerk of the Board as the custodian of the documents and other material which constitute the record of proceedings upon which the decision herein is based. These documents may be found at the office of the Clerk of the Board, 575 Administration Drive, Room 100-A, Santa Rosa, California 95403.

And Be It Further Resolved that immediately upon adoption of this Resolution, the General Manager of the District is directed to file with the County Clerk and the Office of Planning and Research, and the County Clerk is directed to post and to maintain the posting of, a notice of determination pursuant to Public Resources Code Section 21152.

Directors:

Hermosillo: Rabbitt: Coursey: Gore: Hopkins:

Ayes: Noes: Absent: Abstain:

So Ordered.