



**Rescind and Replace Land Conservation Contract Proposal Statement
January 5, 2021**

SITE ADDRESS	121 Mary Paige Ln, Santa Rosa, CA 95404
APN	049-020-038 (formerly 049-020-029)
ACREAGE	40.19 acres
GENERAL PLAN	LIA 40
ZONING DISTRICT	LIA B6 40/40 (Ac/DU)/Ac MIN Z, RC50/50 SR
OWNERS	The David V. Phillips and Dale A. Phillips Trust 100 Mary Paige Ln Santa Rosa, CA 95404 dvpcpa@gmail.com
PROJECT REPRESENTATIVE	Hogan Land Services c/o Hannah Chiu, Assistant Planner II 1702 4 th Street Santa Rosa CA 95404 hchiu@hoganls.com HLS Project # 2709

PROPOSAL STATEMENT

The existing agricultural operation on 121 Mary Paige Lane, consists of 10 acres of prime agricultural land used for vineyards, and 25 acres of non-prime agricultural land used for grazing. A total of 0.30 acres are designated as compatible uses including a house, two barns, and septic area. A total of 4.89 acres remain as undesignated land. The operation is within Agricultural Preserve 2-393 and under a Type I (prime) Land Conservation Act Contract (Official Record No. 2516-822), including 116, 100 and 121 Mary Paige Lane.

Recently the parcel was approved of a lot line adjustment (LLA17-0072). The purpose of the lot line adjustment was to adjust property lines to reflect the existing roadway and vineyard. The conditions of approval associated with the lot line adjustment requires the Land Conservation Contract (Official Record No. 2516/822) to be replaced with three new contracts to reflect the reconfigured parcel boundaries. There are no proposed structures and no intention to remove any land from the agricultural operation.

"We'll Get The Permit"

1702 4th Street • Santa Rosa, CA 95404 • T 707.544.2104 • F 707.522.2105 • hoganls.com

Surveying • Civil & Structural Engineering • Construction Management • Violation Resolution