



**SAN BENITO COUNTY  
AGENDA ITEM  
TRANSMITTAL FORM**

Betsy Dirks  
District No. 1

Kollin Kosmicki  
District No. 2  
Vice Chair

Peter Hernandez  
District No. 3  
Chair

Bob Tiffany  
District No. 4

Bea Gonzales  
District No. 5

---

**Item Number: 3.19**

**MEETING DATE:** 08/09/2022

**DEPARTMENT:** RESOURCE MANAGEMENT AGENCY

**AGENDA ITEM PREPARER:** Deems Katada

**DEPT HEAD/DIRECTOR:** Steve Loupe

**SUBJECT:**

**RESOURCE MANAGEMENT AGENCY – S. LOUPE, ASSISTANT DIRECTOR PUBLIC WORKS**

Adopt Resolution to accept and consent to record a Grant Deed from Anderson Homes, a California Corporation, for the Storm Drainage Pond commonly referred to as the Linear Basin within the Santana Ranch Specific Plan area.

SBC FILE NUMBER: 105

RESOLUTION NO.: 2022-91

**AGENDA SECTION:**

CONSENT AGENDA

**BACKGROUND/SUMMARY:**

In October of 2010, your Board adopted the Santana Ranch Specific Plan, which consists of the development of a residential, mixed used project consisting of a maximum of one thousand ninety-two (1,092) residential units. Subsequently, the subdivision map TSM 12-85 (Tract No. 308) commonly known as Santana Ranch was conditionally approved by the Planning Commission on April 17, 2013.

Condition of approval #20 of the Notice of Decision of the Planning Commission's approval of the subdivision map for Santana Ranch requires the developer to install detention ponds to mitigate storm water runoff for the impermeable surfaces created as part of the project.

To fulfill said requirement, the developer built the storm drainage pond commonly referred to

as the Linear Basin within the Santana Ranch Specific Plan area, per approved master plans and TSM 12-85 (Tract No. 308). The storm drainage pond and other related improvements within the pond will be maintained under the Community Finance District No. 2015-01, created for the Santana Ranch project. In order for the CFD to be able to provide maintenance of the pond, the Linear Basin are must be dedicated and accepted by the County. Hence, this grant deed of approximately 2.42 Acres for the Linear Basin is necessary to complete the required Conditions of Approval.

Government Code section 27281 requires the County's acceptance of grants of property interests to be reflected in a Resolution of the Board of Supervisors.

**RESOLUTION OR ORDINANCE NEEDED FOR THIS ITEM:**

Yes

**CONTRACT NEEDED FOR THIS ITEM:**

N/A

**CONTRACT AND RFP HISTORY:**

N/A

**LAST CONTRACT AMOUNT OR N/A:**

N/A

**STATE IF THIS IS A NEW CONTRACT/ HOW MANY PAST AMENDED CONTRACTS/ OR N/A:**

N/A

**STRATEGIC PLAN GOALS: 1. Operational Development & Excellence**

No

**STRATEGIC PLAN GOALS: 2. Planning And Sustainable Growth**

Yes

**STRATEGIC PLAN GOALS: 3. Technology**

No

**STRATEGIC PLAN GOALS: 4. Community Engagement**

Yes

**STRATEGIC PLAN GOALS: 5. Health & Safe Community**

No

**BUDGETED:**

N/A

**BUDGET ADJUSTMENT NEEDED:**

N/A

**SOURCE OF FUNDING:**

N/A

**UNFUNDED MANDATE:**

N/A

**SBC BUDGET LINE ITEM NUMBER:**

N/A

**CURRENT FY COST:**

\$0.00

**STAFF RECOMMENDATION:**

1. Adopt the resolution to accept the Grant Deed of approximately 2.42 acres of land for the Linear Basin within the Santana Ranch Specific Plan area, for storm drainage mitigation purposes, from Anderson Homes, and authorize the Chair of the Board to sign it.
2. Authorize and direct the Chair of the Board to execute the certificate of acceptance and consent to record the grant deed.
3. Authorize and direct the Resource Management Agency Interim Director to transmit the fully executed grant deed to the San Benito County Recorder's Office for recording, upon the developer's payment of the costs of title insurance.

**ATTACHMENTS:**

[Board Resolution with Grant Deed attached](#)

[Preliminary Title Report](#)

[TSM 12-85 Notice of Decision.pdf](#)