

To: Santa Barbara City Council  
Via: Rebecca J. Bjork, Public Works Director  
From: Oceano Property Owners, Inc. ("OPOI") and the  
Residents of the 1600 Block of La Vista Del Oceano  
By: James C. Ruh, Co-President of OPOI  
Dated: May 9, 2016

This memorandum is written on behalf of Oceano Property Owners, Inc. ("OPOI"), whose members are all of the residents of the 1600 Block of La Vista Del Oceano Drive ("LVDO").

We understand the narrow and irregular-shaped strip of land underlying all portions of LVDO is owned by the City, including the street servicing the 1600 Block of LVDO, from Ricardo Avenue to the beginning of the Rogers Tract (the "Street"). However, the residents of the 1600 Block, own the non-exclusive private road and utility easements. The private easements allowed for the original construction, maintenance and use of portions of the Street when necessary for access when homes were constructed. With respect to the 1600 Block, OPOI has maintained that uphill portion of the Street for the last 26 years and as part of that maintenance we have slurry coated the Street every 4 to 5 years, placed signage, striped the curb and kept the street clean.

We are told that City Staff plans to, or may already have, recommend adoption by the City Council of a Resolution to acknowledge and formally establish a public street easement on the City's strip of land underlying LVDO, from Cliff Drive to the uphill end of the Street, giving the general public the right to use all portions of the Street. In other words, we understand

the proposed Resolution intends to formally declare LVDO a public street, including the portion fronting our residences uphill of Ricardo Avenue. We are told that once that is done, the City will assume and have the responsibility of maintaining all portions of the Street.

We support the City Council in making this change, but we have four requests that are of paramount importance to OPOI and to the residents of the 1600 Block of LVDO:

1. We do not want any streetlights on the Street. Two surveys have been done of the residents of the 1600 Block of LVDO by the developer of the Rogers Tract (per the requirement of the City) and in each survey 100% of the residences have stated that they do not want streetlights. We all live on the Street because of the dramatic and beautiful views of the ocean. We do not want those views impaired or altered in any way by streetlights.
2. For much the same reasons we also do not want any above grade signs relating to parking or other topics.
3. We do not want a centerline painted on the Street for esthetic reasons.
4. Finally, in the future, should you consider any prospective changes to the Street in regard to the first three items, please discuss those proposed changes with us first so that we can have input on the matter.

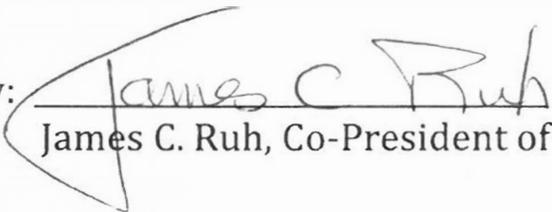
Other than the members of OPOI and the new residents of the Rogers Tract, no one else uses or travels on the Street on a

regular basis for the simple reason that it dead ends at the Rogers Tract, which is the 1700 Block of LVDO.

We feel that it is necessary to raise these issues because the City's Planning Commission required the developer of the reconfigured Rogers Tract lots shown on the 2005 subdivision map (Final Map No. 20,707) to put in two streetlights, notwithstanding that all the new residents of the Rogers Tract were vehemently opposed to it. We want to avoid a repetition of that situation.

Respecting our wishes will result in a cost savings to the City. Thank you in advance for your consideration of our wishes.

From Oceano Property Owners, Inc. and the residents of the 1600 Block of La Vista Del Oceano.

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James C. Ruh, Co-President of OPOI