

The Center for
Urban Agriculture at
**FAIRVIEW
GARDENS**



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November 3, 2008

RECEIVED

NOV 03 2008

City of Goleta
Planning & Environmental Svcs.

Scott Kolwitz, Senior Planner
City of Goleta
Community Development Department
130 Cremona Drive
Goleta, CA 93117

Re: Fairview Gardens October Progress Report

Dear Scott:

The following is our October progress report for the Fairview Gardens CUP.

During the past month, Fairview Gardens obtained final Building Permit sign-off from the City of Goleta Building & Safety Department for all work associated with Phase 2 of the project. Fairview Gardens also had its Phase 4 temporary housing landscaping and lighting design reviewed by the Design Review Board and worked with architect Dennis Thompson on the creation of a design concept for the Phase 5 permanent housing.

Below is a detailed progress report on development on a phase-by-phase basis:

Phase 2

1. Building and Safety Interim Manager Dan McLaughlin conducted a final inspection and signed off on the building permit for all of the tasks associated with this phase.
2. Phase 2 has now been completed.

Phase 3

1. Fairview Gardens' Phase 3 application for annexation by the Goleta Sanitary District is currently pending. The application is scheduled to be heard by the Local Agency Formation Commission (LAFCO) on November 6, 2008.
2. Fairview Gardens met with the Goleta Sanitary District to discuss connection and annexation issues.

3. The project engineer, Kevin Connors of Penfield and Smith, has started work on the sewer design.
4. Map check corrections were received from the County Surveyor and are being reviewed by the project engineer.
5. The Planning Commission's compliance hearing has not yet been scheduled by the City of Goleta; however, Fairview Gardens will be ready for the compliance hearing on or before April 1, 2009.
6. All aspects of this phase are to be completed by April 1, 2009.

Phase 4

1. The Phase 4 temporary housing project design received a positive conceptual/preliminary review from the Design Review Board (DRB) on October 28, 2008. Architect Victor Schumacher, Steve Welton, Senior Planner, Susan Elledge Planning & Permitting Services, and Daniel Wilson, landscape designer, Wilson Environmental Landscape Design, presented the project design on Fairview's behalf.
2. Phase 4 of the project will return to the DRB for an additional conceptual/preliminary review on December 9, 2008. The resubmitted project will include additional information on the proposed landscape lighting and landscape design for the project.
3. Fairview Gardens has consulted with architect Dennis Thompson on the final design and location of the roadway and parking.
4. Fairview Gardens is continuing to work with Kevin Connors of Penfield and Smith on the preparation of design and engineering details for the driveway apron and roadway improvements and submission of the project to the City of Goleta Community Services Department, Fire Department, and local utilities for approval.
5. Fairview Gardens' Director of Administration is attending a course on business plan preparation and is currently working on the preparation of a comprehensive business plan.

Phase 5

1. Fairview is continuing to work with architect Dennis Thompson on the refinement of the current building envelope and the creation of a design concept for the Phase 5 permanent housing project.
2. The Phase 5 project design will be resubmitted for a further conceptual review by the DRB on January 27, 2009.

Other

1. The applications for Fairview Gardens' special events and produce stand permits are scheduled to be resubmitted to the City on November 7, 2008.
2. The City of Goleta City Council reviewed the Fairview Gardens' Development Impact Fee Waiver request on October 7, 2008, and again on November 4, 2008. The Park and Transportation Development Impact Fees were waived, but Fire, Library, Public Administration and Sheriff Development Impact Fees will be required.

Fundraising Summary

FUNDRAISING ACCOMPLISHMENTS FOR OCTOBER 2008

Private Donations (Secured): \$4,695

TOTAL FUNDRAISING ACCOMPLISHMENTS

** since C.U.P. issuance (7/1/08)*

Private Donations (Secured): \$49,935

Private Donations (Pledged): \$50,000

Grants (Secured):

- Orfalea Foundations: \$125,000
- Santa Barbara Foundation: \$25,000
- All at Once / Jack Johnson Foundation: \$3,000

TOTAL FUNDS RAISED TO DATE: \$252,935

Submitted / Pending Grants

- Kresge Foundation: Green Building Program Grant (\$50,000 to \$100,000)
- Enterprise Green Communities Program (\$50,000)
- USDA Community Food Projects Grant Program (\$300,000 over three years)
- Santa Barbara Foundation: Community Enhancement and Environment Grants (\$50,000)
- Home Depot: Affordable Housing Built Responsible Program (\$100,000)

In-Kind Contributions

- Suzanne Elledge Planning and Permitting Services
- Phillip Seymour (Legal Counsel)
- Penfield and Smith (Survey and Engineering Services)
- Dennis Elledge (Building Contractor / Project Management)
- Victor Schumacher (Architectural Services)
- Hayward Lumber (Materials Donation/Discount)

Upcoming Fundraising Events

There will be Benefit Show for the Center for Urban Agriculture at Fairview Gardens hosted by the Santa Barbara Art Association from November 3rd through the 30th. The show will feature original artworks of and inspired by Fairview Gardens, with sale proceeds to benefit the Center for Urban Agriculture at Fairview Gardens

Opening Reception: November 6th, 5:00 to 8:00 p.m.

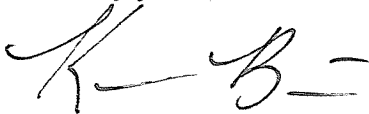
Gallery 113
La Arcada Court, No. 8
1114 State Street
Santa Barbara, CA

Other Recent Fundraising Activities

- Continuing to receive response to appeal letters sent to neighbors and community
- Development Committee continues to meet regularly
- Ongoing selection of members of Capital Campaign Committee for Phase 5 funding
- Ongoing meetings with Capital Campaign Consultants
- Continuing to refine donor lists, develop funding strategies
- Continued dialogue with potential donors and local companies
- Planning Fundraising Events (i.e., music benefit, dinners, speakers)

For November, the key issues will be the LAFCO hearing on November 6th, the application processing for the special events and produce stand permits, and the continued work on the preparation of design and engineering details for the driveway apron and roadway improvements for Phase 4. As always, the farm board and management are meeting regularly to work on strategizing and fundraising for the remaining phases. Please feel free to contact me with any questions.

Very truly yours,



Karen Boris
Member, Board of Trustees
Center for Urban Agriculture at Fairview Gardens