



United States Department of the Interior

BUREAU OF LAND MANAGEMENT

California State Office
 2800 Cottage Way, Room E-2845
 Sacramento, California 95825-1889

1750
 CA-912

OCT 1 1965

John McDonald
 President/CEO
 J. McDonald Co. Inc.
 3301 Spring Mountain Road, #12
 Las Vegas, NV 89102

Dear Mr. McDonald:

Thank you for taking time to visit us here in Sacramento last week regarding your proposal for an exchange of land between BLM in Las Vegas and Coast Dairies near Santa Cruz.

As I understand it, your proposal is to exercise an option you hold on the Coast Dairies property, comprising about 7,500 acres in northern Santa Cruz County including several miles of beaches on Highway 1, to exchange for about 7,500 acres of excess BLM land in North Las Vegas already identified by disposal. Values of both properties would have to be determined by appraisal.

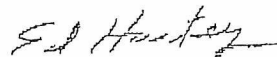
As I have explained, legislation would be needed to effect any such inter-state land exchange. BLM is prohibited by the Federal Land Policy and Management Act (FLPMA) from such exchanges without Congressional authorization. You indicated you would seek such legislation from your Nevada representatives in Congress. I understand the sensitivity in Nevada concerning these types of land transactions. The Nevada delegation would have to be the judge of whether the exchange would meet their needs. If such legislation is signed by the President, an inter-state land exchange could occur.

My involvement, as State Director for BLM in California, would be to accept the Coast Dairies property in BLM ownership, if that were in the public interest. I promised you last week I would visit the site personally and discuss with the County of Santa Cruz whether public ownership of this parcel is desired. My trip was very informative and the Coast Dairy property very impressive from a public standpoint.

Basically, the County is extremely supportive of the public's acquisition of this land, which possesses many public values for the people of Santa Cruz County, the State of California, and indeed, the rest of the country. It adjoins a State Park and has been on the acquisition wish list of the State and County for many years. I indicated we would be willing to bring the property into BLM ownership only if we could expect a partnership with the county and the State in planning for its future management. The response

With that information and commitment, and having seen the outstanding national resource this land represents, I can tell you that it would clearly be in the public interest, both local and national, for BLM to acquire this property if exchange lands become available in Nevada.

Sincerely,



Ed Hastey
State Director

cc: Mardi Wormhoudt, Santa Cruz County Supervisor

BOARD OF SUPERVISORS



COUNTY OF SANTA CRUZ

GOVERNMENTAL CENTER

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October 16, 1995

John McDonald, President/CEO
J. McDonald Co., Inc.
3301 Spring Mountain Road, #12
Las Vegas, NV 89102

Dear John:

I very much enjoyed the opportunity to meet with you, Brian Sweeney, and Mike Lee last week to discuss the proposal to transfer ownership of the Coast Dairies and Land Ranch to the U.S. Bureau of Land Management (BLM). I am extremely excited by this proposal which offers the permanent protection and public use of this spectacular coastal property.

As we discussed, I had previously met with BLM representatives and was very much impressed with their approach to the property. Maintaining the current uses and engaging in a cooperative planning process with the State, County, and the community to develop a long-term management plan is exactly the approach which I think needs to be taken in order to assure full local support for the acquisition.

The Coast Dairies and Land Ranch is indeed a treasure, and assuring its long term availability as a public resource to the people of this County, State and country is certainly a desirable objective. As I told you at our meeting, I stand ready to do whatever I can to facilitate the transfer of the property to BLM and can offer my complete support to your efforts to bring it about.

Please keep me informed of your progress, and let me know if there is anything further I can do to help.

Sincerely yours,

MARDI WORMHOUDT, Supervisor
Third District

MW:lg

cc: Senator Feinstein; Senator Boxer; Congress Member Farr;
Ed Hastey, BLM

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Department Director
Donald J. Brown, AICP

City of North Las Vegas

Development Department

2266 Civic Center Drive • PO Box 4086

North Las Vegas, NV 89036

Telephone: (702) 657-2212 • Fax: (702) 649-9316

October 20, 1995

John McDonald
J. McDonald Co., Inc.
3301 Spring Mountain Road, #12,
Las Vegas, NV 89102

Subject: Coastal Dairy Land Exchange

Dear Mr. McDonald:

The City of North Las Vegas supports the proposed Interstate Land Exchange involving the Coastal Dairies and Land Company property in Santa Cruz County, California for the 7500 acres located in the City of North Las Vegas.

The 7500 acres of federally held land has been marked for disposal by the Bureau of Land Management. North Las Vegas has viewed this land as being highly eligible for urban development. Therefore, a proposal to transfer ownership from public to private will in part fulfill the vision this City has for its future.

Thank you for keeping us informed on this matter. If we can be of further assistance please do not hesitate to contact this office.

Sincerely

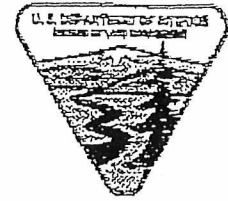
A handwritten signature in cursive script, appearing to read "Don Brown".

Donald J. Brown, AICP
Director, Development

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From the Desk of

ED HASTEY
State Director, California



John,

I followed up with Doug Wheeler on the letter he sent to me which I sent on to you.

He or David Wetmore, the Governor's representative in Washington would be glad to speak to Sen. Reid in more detail about the State's interest in the Coast Dairies exchange.

Just have Senator Reid contact David at (202) 624-5270 and he will make arrangements for the meeting or phone call.

Ed Hasty

The Resources Agency

Pete Wilson
Governor



Douglas P. Wheeler
Secretary

of California

California Conservation Corps • Department of Boating & Waterways • Department of Conservation
Department of Fish & Game • Department of Forestry & Fire Protection • Department of Parks & Recreation • Department of Water Resources

July 16, 1996

To	Initial	Date
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Mr. Ed Hastey
State Director
Bureau of Land Management
California State Office
2135 Butano
Sacramento, CA 95825-0451

Dear Ed,

Thank you for bringing to our attention the prospect of an exchange of BLM land in North Las Vegas, Nevada for the 7,500-acre parcel in Santa Cruz County owned by the Coast Dairies and Land Company.

I share your belief that the exchange would be advantageous both to California and Nevada, but am better qualified, of course, to assess the conservation values of the Coast Dairies parcel. It is important in its own right as one of the few remaining undeveloped parcels of this size along the central coast which remain in private ownership, and also because it abuts large parcels which are already managed by public entities, the 3,200-acre Swanton Pacific Ranch (California State Polytechnic University) and the 4,000-acre Wilder Ranch State Park. The acquisition of the Coast Dairies parcel has long been sought by Santa Cruz County and enjoys wide support throughout California.

It is my understanding that BLM is unable to pursue this interstate transaction without the express consent of the Congress. There is support in the California delegation, and our Washington office is ready to work with you on this project.

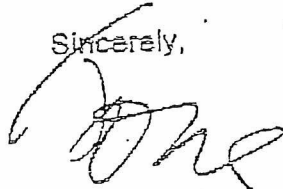
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California Coastal Commission • California Tahoe Conservancy • Colorado River Board of California
Energy Resources, Conservation & Development Commission • San Francisco Bay Conservation & Development Commission
State Coastal Conservancy • State Lands Commission • State Reclamation Board

Mr. Ed Hastay
July 16, 1996
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Your help in facilitating this transaction is much appreciated, Ed. Please advise of such further actions on our part, including discussions with our Nevada counterparts, which might be useful in bringing this important transaction to a successful conclusion.

Sincerely,



Douglas P. Wheeler
Secretary for Resources