



BUYNAK LAW FIRM

In Santa Barbara County, land, water, and their development opportunities are important to the individuals within our community --- and those who want to come to paradise. Real estate values are jumping dramatically, an increase of over 80% in the past year in some areas. Water is the lifeblood of our communities, our farms, and our businesses. There is a dearth of housing in our State, and in our communities. Santa Barbara County needs approximately 250,000+ residential units just to keep pace with the current population's needs, all of which severely affect our businesses, economy, and our way of living.

Real estate (or land) in our practice covers everything from under the ground (water, minerals, gas, etc.), on the land (farms, ranches, businesses, and other uses), and our atmosphere (our climate). We look forward to assisting you with your real estate, water, and land use needs; we have over 30 years of experience in these areas whether through agreements or joint ventures to dispute resolutions in court, through mediation, or arbitration.

Some of the areas in which we have experience are:

- Land acquisition, sales, and development, residential and commercial
- Water development, acquisition, sales, transfer, and personal/groundwater basin adjudications, joint use agreements or ventures
- Land, housing, and water disputes
- Easements, views, lot line adjustments, subdivisions
- ADUs; Senate Bill 9 & 10 Requirements (California Housing Act)
- Leases, licenses, and use determinations and documentation



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- Vineyards and distilleries; ABC processing and complaints
- Homeowner associations; CC&Rs
- Partitions of land, administrative, and through litigation
- Air and water quality
- Environmental Impact Reports
- City/County and other community regulations
- Organic farming, organic requirements, and qualifications for production and sales

California is in a housing crisis; California is in a farming crisis. Our planet, our communities, and our future generations will all be impacted by real estate and water decisions made today.

We look forward to assisting you, your family, your farm, or your business in these important areas. Almost daily, legislation is being passed; 35 bills were said to be pending on housing in the California Legislature currently. Thus, your timing is important; in this area, there will be more and more regulations, so today's planning is critical for your future.

Best,

Tim



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