

Observation of Agricultural Land Use in the Yolo Bypass

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Agricultural Trends

- Observations for lands South of Interstate 80
 - Private and public land management experience
- Since the 1970's cultivated acres have declined – replaced with grazing and/or habitat
- Less intensive operations (green around the edges)
- Increased Public Ownership

Agricultural Limiting Factors

- Factors impacting Crop Yields
 - Soil types
 - Weather patterns: Cool evenings
 - Yield information for non-flood years
 - Corn: (5%) – (20%) less than County avg.
 - Sunflower, Oil: comparable to County avg.
 - Safflower, (14%) less than County avg.
 - Tomatoes, organic: (25%) – (41%) less than County avg.
 - Conventional Rice: 3% – (41%) less than County avg.
 - Wild Rice: (8%) – (19%) less than County avg.

Agricultural Limiting Factors

- Factors impacting Crop Yields
 - Flood control
 - Additional yield reduction in flood years
 - Corn: Not Planted
 - Sunflower, Oil: (8%) less than County avg.
 - Safflower, (38%) less than County avg.
 - Tomatoes, organic: (52%) less than County avg.
 - Conventional Rice: Not Planted
 - Wild Rice: (53%) less than County avg.
 - Grazing: (42%) less than property avg.

Agricultural Limiting Factors

- Impacts to Revenues/ Profitability
 - Reduced Crop Yields
 - Limited Crop Choices
 - Flood Years Further Reduce Yields and Crop Choices
 - Example Impact on Revenue
 - Flood Years: (63%) reduction over avg. rental income
 - Late Spring Rains: (32%) reduction over avg. rental income
 - Difficulty in Crop Substitution

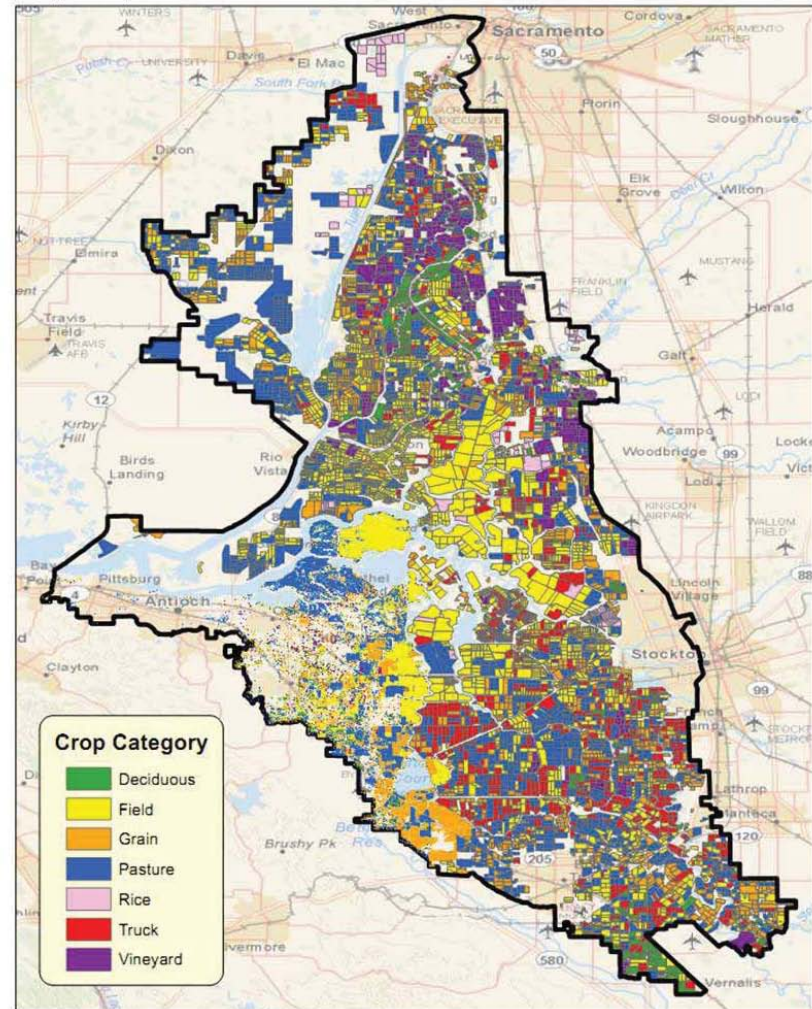
Benefits of Agricultural

- Private Landownership – Property Tax Payments
- Contributions to Local Economy
- Land Management for Flood Control
 - Cultivation and Grazing reduce vegetation as a course of during business
 - Public lands and habitat lands require vegetation control and a cost

DPC Land Use Map 6/23/11?

- The Yolo Bypass is not a blank slate

Figure 15 Agricultural Land Cover, 2010



Discussion

- Property Infrastructure
- Timing of Flooding
- Property Optimization
- Crop Substitution
- Reduced Revenue
- Tenant Limitations
- Other Items