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
Discussion

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