

Delta Citizens Municipal Advisory Council

P.O. Box 189, Walnut Grove, CA 95690, Phone 916-776-1161

Meeting Minutes

Date: 7/12/17
Call To Order: 7:32 PM
Adjourned: 7:58 PM
Location: Jean Harvie Community Center, 14273 River Road, Walnut Grove, CA 95690
Prepared By: Amelia Wareham, Secretary

I. Call To Order

1. Roll Call

Present:	Gil Labrie, Chairman	Michael Morris
	Michael Steinbacher, Vice-Chair	Bradford Pappalardo
	Amelia Wareham, Secretary	William Schauer
	John Baranek	Sally Shanks
		Topper Van Loben Sels

Excused:

Absent: Stan Eddy

Resigned: Darrell Ferreira

Quorum Present: Yes (9).

2. Introductions:

County Representative(s)

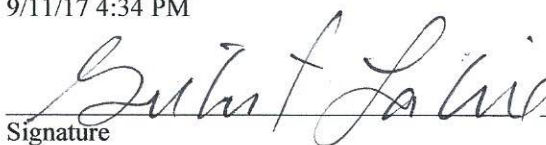
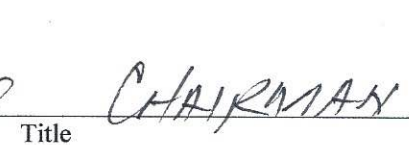
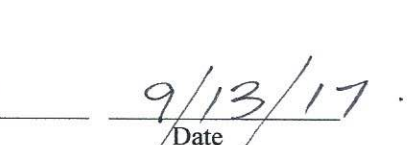
Present: Tim Kohaya, County Planning & Environmental Review

Guest Speakers: None.

Public Attendees: None.

3. Role of Council

Chairman acknowledged that everyone at the meeting knew each other and the role of DCMAC.

		
Signature	Title	Date

Delta Citizens Municipal Advisory Council
P.O. Box 189, Walnut Grove, CA 95690, Phone 916-776-9122
Meeting Minutes

II. Agenda Setting

1. No new items added.
Motion to Accept Agenda:
Motion 2nd :
Vote: ____ Ayes; ____ Noes; ____ Abstains.
Result:

III. Old Business

1. Approval of Meeting Minutes from 06/14/17.

Motion: To approve Minutes as written.
Motion by: Sally Shanks
Motion 2nd: Bill Schauer
Vote: Ayes = 9. Noes=0. Abstains =0.
Result: Motion approved.

2. PLNP2015-00140: Cal Am Water Tank Project

Gil Labrie updated the Council on the Planning Commission's hearing of this matter. The Commission approved the project with the additional Conditions that DCMAC put forth by a 5-0 vote in favor of it. See attached email.

IV. New Business

1. **PLNP2017-00131 Point Ranch. APN: 156-0010-053.**

Applicant: Varney Land Survey's, Daniel Wilson. Application: Division of parcel map into 3 separate parcels zoned AG-80.

Discussion:

Sally Shanks asked why the application had taken so long to come to DCMAC, since it was filed in January 2015? The answer was that the title was not clean on the property and an easement needed resolution.



Initials

9/13/17

Date

Delta Citizens Municipal Advisory Council
P.O. Box 189, Walnut Grove, CA 95690, Phone 916-776-9122
Meeting Minutes

Motion: To approve application as presented.

Motion by: Bill Schauer

Motion 2nd: Topper Van Loben Sels

Vote: Ayes =9. Noes = 0. Abstains = 0.

Result: Motion approved.

2. PLNP2017-00144 Sherman Lake Marina Campground. APN: 158-0080-009.

Applicant: Robert Vallier. Application: Expansion of dry camping area to add 67 spaces at an existing marina and campground on approximately 28-acres in the AG-80 zoning district.

Discussion:

Applicant's objective is to clean up area currently used by windsurfers. Currently, campers camp illegally on the site. The proposal has a layout consistent with another RV park in the area. Will be mostly gravel hardscape for dry camping.

County has told Applicant that camping is permitted in AG-80 zoning area. Gil Labrie expressed favorable comments towards the project since it will clean up the mess from illegal camping.

Applicant wants to make campsites available for 6 months of the year. Sally Shanks commented that a formal camp area should improve the situation. Applicant discussed issues with getting law enforcement to address illegal camping.

Campsites will not have permanent hookups. Applicant is checking to see if he can add to the existing septic system and add a dump station.


Motion: To approve application as presented.

Motion by: Sally Shanks

Motion 2nd: Bill Schauer

Vote: Ayes = 9. Noes = 0. Abstains = 0.

Result: Motion approved.



Initials



Date

Delta Citizens Municipal Advisory Council
P.O. Box 189, Walnut Grove, CA 95690, Phone 916-776-9122
Meeting Minutes

3. Discussion Items

1. 2016:Council Size -- Update on Letter to Supervisor Nottoli requesting change.

7/12/17 – Gil stated that he has not taken action on this item. With Darrell Ferreira's resignation, the Council is at 10 members. Gil wants to have the Council formally set at 11 members.

2. 7/12/17 – Darrell Ferreira's Resignation. Gil Labrie informed Council that Darrell Ferreira has resigned from DCMAC effective 7/12/17. He has relocated out of the Delta and no longer owns property in the Delta area. Gil asked solicited possible candidates from Council members.
3. 7/12/17 – Upcoming Application regarding subdivision of parcel on Depot Lane. Gil brought this matter to the Council's attention stating that it will be coming to DCMAC in the fall. Gil believes that the currently proposed map is different than the original map and is looking for documentation on the original proposal.
4. 7/12/17 – Zoning Violations – Location: 14440 Walnut Grove-Thornton Road, APN: 156-0010-046. Owner: Echart Linke. Michael Morris informed the Council that he is working with Mr. Linke to clean up his property. Michael said that he had recommended to Mr. Linke that he hire an auctioneer to assist in selling things. Mr. Linke wants to apply for a permit for a caretaker house on the property. Michael said that he told Mr. Linke that he should clean up the site before pursuing that. Bill Schauer said that the parcel is zoned for business use, not residential. Bill said that the building proposed for a caretaker facility is zoned as office space.

4. Discussion Items for Next Meeting

1. 2016: Roadway Priorities:
 - Develop list of road priorities for Dept. of Transportation from 11/9/16 meeting.
 - Invite Mr. Penrose to return to Council's meetings and clarify plans for Walnut Grove traffic calming measures and planned road projects in the Delta.
2. 2016:Council Size -- Update on Letter to Supervisor Nottoli requesting change.

7/12/17 – Gil stated that he has not taken action on this item. With Darrell Ferreira's resignation the Council is at 10 members. Gil wants to have the Council formally set at



Initials



Date

Delta Citizens Municipal Advisory Council
P.O. Box 189, Walnut Grove, CA 95690, Phone 916-776-9122
Meeting Minutes

11 members.

3. 2016: Update on by-laws review.
4. 2016: Update on expanding WG SPA, zoning violations.
5. 2017 June: Irrigation Ditch Maintenance Responsibilities
6. 2017 June: Traffic Violations — Illegal passing, dangerous road conditions and driving conditions in the Delta. CHP Violation Reporting phone: 916-681-2300.

V. Next Meeting.

There will not be a meeting in August per Gil Labrie. The next regular meeting will be 09/13/17, unless notified otherwise.



Initials



Date

Delta Citizens Municipal Advisory Council
P.O. Box 189, Walnut Grove, CA 95690, Phone 916-776-9122
Meeting Minutes

VI. Attachments

Planning Commission Hearing Results regarding Cal Am Water Tank Project.

From: **Schaer, Cindy** schaer@saccounty.net
Subject: RE: Cal Am Water Tank - Planning Commission Hearing
Date: July 12, 2017 at 5:00 PM
To: Dick and Amelia Wareham aircover@icloud.com

Hi Amelia,

Yes, the Planning Commission approved the project 5-0.
In my presentation I shared the DCMAC's concerns that were expressed at the very first DCMAC meeting and through the process to the last meeting.

I also pointed out that throughout this process the project was revised several times and once presented with the applicant's final plans, the DCMAC recommended additional conditions.

The Planning Commission approved the project with ALL of the recommended conditions, including those from the DCMAC.

They thanked staff and the applicant, and wished to express their thanks to the DCMAC and the neighbors for all of their efforts on this project.

There was no public input and no public in the audience.
Tim Hawkins, me, and Walt Sadler (Cal Am Water) were in attendance.

Please let me know if you would like any additional information.

Thank you,
Cindy

Cindy Schaer, Project Manager

Office of Planning and Environmental Review
827 7th Street, Room 225, Sacramento, CA 95814 | (916) 874-8624 (direct)
For zoning inquiries, e-mail: sacplan@saccounty.net
www.per.saccounty.net



From: Dick and Amelia Wareham [<mailto:aircover@icloud.com>]
Sent: Wednesday, July 12, 2017 4:52 PM
To: Schaer, Cindy
Subject: Cal Am Water Tank - Planning Commission Hearing

Hi Cindy,

I was unable to attend Monday's meeting. Did Cal Am's Water Tank Project in Walnut Grove get the green light?

Amelia

Dick and Amelia Wareham
14024 Island Drive West



Initials

9/13/17

Date