

Dunnigan Advisory Committee
Wednesday, June 19, 2013

Dunnigan Fire Hall
29145 Main St.
Dunnigan, Ca 95937

CALL TO ORDER

Chairman Neil Busch called the meeting to order at 7:12 pm.

ATTENDANCE

- 11 Members in attendance, Quorum present
- 3 Members absent: Adela Backhaus, Anita Tatum, Mel Smith
- 3 County representatives were present at this meeting
- 29 Residents and guests
- Total in attendance, 43 members, guests and county representatives

PUBLIC COMMENTS

Chairman Neil Busch opened Public Comments

It was announced in Spanish that an Agenda and interpreter in Spanish was available.

Committee welcomed the residents in attendance this evening and stressed the importance of getting involved with their community.

Several concerns were noted:

- committee member disappointed and dissatisfied with the proposed development and the direction it has taken.
- concern about the truck traffic and the ability to travel around the Road 8 area
- the Hardwoods (Dunnigan Grove) residents feel the County has ignored their concerns and needs to listen to them and get something done, enough is enough
- development needs to help everybody, plan for the future and the families to come
- concern Dunnigan Grove is losing their youth, no jobs, nothing for them to do here
- to many trucks, always a bottleneck backup at Pilot due to accessibility
- Dunnigan needs good sustaining jobs

Several members of the committee stressed the importance of attending these meetings every month to keep informed and to provide your opinion. Decisions are being made that will impact your lives, stay focused, come and get involved.

Presentation: Maya Walker Capay Valley Vision Suggested changes to the Ag Ordinance

Changes being suggested would relax the proposed ordinance and help new farmers, increase public awareness and education on farming, increase ag tourism, allow farmers to hold events without permits and provide for event centers. Ms. Walker presented the committee with a list of items they are working towards changing the ordinance to

increase the use on property. She referenced this would go before the Planning Commission on July 18. She is asking for our support.

Comment by the committee showed support, good to get things accomplished without the hassle of permits. Supervisor Duane Chamberlain referenced discussing proposed events with neighbors before moving forward.

Motion:

Motion by: Erich Linse to support the sentiment to loosen the proposed ag ordinance regulations.

Second by: Bill Weber

Vote: Yes: 11 No: 0 Abstain: 0 Motion: Passed
Chairman Neil Busch read a proposed letter of support to the committee. He indicated we would prepare a letter from the committee and forward to the Planning Commission, the Board of Supervisors and David Morrison as indicated on the sample letter.

COMMITTEE BUSINESS

Minutes

Chairman Neil Busch asked if there were any corrections or additions to the minutes of May 15, 2013

Corrections:

- Page 2 added second bullet under heading Andrea Mayer: comment by E. Linse, asked about the map referencing the industrial space indicated north of the post office, years ago we discussed some kind of small town center with residences that would help bridge old town and the Hardwood subdivision, industrial would separate.
- Page 3 add to second bullet under Questions/Concerns: estimated cost of water/sewer to the Hardwoods by Price Walker was \$5 million.
- Page 4 E. Linse comment added: vineyard estates by the Tehama/Colusa canal.

Motion by: Wilma Gullatt to approve the minutes with the additions

Second by: Erich Linse

Vote: Yes: 10 No: 0 Abstain: 1 Motion: Passed

CORRESPONDENCE

Chairman Neil Busch called for correspondence. No correspondence to report

DISCUSSION ITEMS

Chairman Neil Busch opened the discussion items:

Dunnigan County Service Area #11

Chairman Neil Busch welcomed Regina Espinoza, County Service Area Manager.

Ms. Espinoza was present this evening to present information on CSA #11 and the Dunnigan Special Road Maintenance District No. 3 and to explain what service areas are and what they can be used for.

Special Road Maintenance District #3 - She indicated this district was established in 1972,

- the reasoning for this district is somewhat vague, perhaps the intention was to create a fund that can provide additional types of roadway functions above what the county provides
- funded by property taxes of the residents within the boundary of the district, 1% of the 1% the county collects from property taxes goes into the road fund.
- nothing in writing that states specifically what the funds can be used for, up to the community.
- essentially a supplemental fund, now has a balance of about \$18,000

Questions on how funds can be used:

- funds are accessed upon request, the community would request an improvement through the Dunnigan Advisory Committee to access the funds
- addition of reflectors was mentioned

Lighting CSA #11 – Regina explained this essentially is a pass through account for the PG&E bills.

- Residents contribute \$19.00 per year through their property taxes
- PG&E maintains the lights, all lights under one billing, list of lights covered was discussed
- resident's referenced specific lights, list was checked and lights were listed.
- contact CSA #11 Advisory Committee to have a light repaired

Commissioner Keith Williams:

- checked the lights within the boundaries of the lighting district and counted 15 lights that were not functioning.
- questioned why he was unable to get a copy of the budget for CSA #11 or the Road Maintenance District.

Questions:

- on the requested 10 year accounting on both items
- specific deduction on the Special Road Maintenance District #3 in 2012 for \$2,895.28 under Professional & Specialized SRV, asked what fees or services made up this figure, Ms. Espinoza was unable to answer.
- question on CSA #11 10 year accounting ledger, Chairman Neil Busch asked why the huge jump for an average of \$300-\$600 to over \$3,000 in the same category, wants an explanation of what specifically made up those huge amounts.
- what amount of expenditures from either fund would require Supervisor approval. Ms. Espinoza indicated \$15 - \$75 thousand is acceptable, anything above that amount would go to Supervisors for approval
- question on what type of services could be provided through CSA's, can a reserve be funded by a one-time infusion of revenue

Erich Linse: questioned that last time the Municipal Service Review was completed on the CSA #11. Last review was completed in 2006, should be done every 5 years, we are now 2 years past the time, suggested a LAFCO review be done.

Dunnigan Specific Plan – update

Chairman Neil Busch indicated the developers would be present at the July meeting.

- developers met with Board
- still have seven items unresolved
- currently they are regrouping to see if they can meet the goals
- proposed to meet with county staff to see if they can attain some flexibility to meet the county goals

E. Linse: would like our committee to be involved along with the staff, perhaps we could offer some ideas the developers might like.

Specific topics of concern:

- Supervisors were unhappy with developers, they want everything on the list completed as originally indicated
- important we stay involved if we want things to happen
- reference made to tax money collected returning to Dunnigan
- reduction of cost to grove residents for water/sewer lines
- consider including the property above Road 4 near County Line Road
- concerns about how to attain funding, grants through USDA were mentioned

W. Gullatt: volunteered to do some research on grants.

Supervisor Duane Chamberlain: we should attempt to work with all companies that come into the area.

Residents in attendance asked a lot of good questions and desire to meet with the developers and discuss their concerns.

PLANNING COMMISSIONER UPDATE

Chairman Neil Busch recognized Planning Commissioner Keith Williams

- Three Heart Farms Event Center – Planning Commission approved for one year, events to end at 10:00 pm, some neighbor issues.

Supervisor Duane Chamberlain – reviewed 3 Heart Farms, suggested applicant talk to neighbors first prior to proceeding, which was not done. Will be reviewed again in October.

FUTURE AGENDA ITEMS

- Dunnigan County Service Area #11- update
- Dunnigan Specific Plan – update
- Width of Roads in the Hardwoods
- Reflectors

MOTION TO ADJOURN

Being no further business, Chairman Neil Busch called for a motion to adjourn.

Motion by: Bill Weber to adjourn the meeting

Second by: Willard Ingraham

Vote: Yes: 11 No: 0 Abstain: 0 Motion: Passed

Meeting Adjourned: 9:30 pm

Meeting minutes recorded on tape.

Respectfully Submitted

Deanna Kirkland, Secretary

Dunnigan Advisory Committee