

## Clarksburg General Plan Advisory Committee

Minutes

April 9, 2015

Board members present

- Dominic DiMare
- Linda Waits
- Phylis Dutra
- David Ogilvie
- Amanda Beck

No members of the public present. County Planner Stephanie Cormier and Supervisor Oscar Villegas present.

Meeting was called to order at 7:03pm

Minutes from March 12, 2015 were requested to be corrected to properly spell Villegas. Board Member Dutra moved to approve the minutes Board Member Ogilvie seconded.

Informational items: Planner Cormier noted that a Building Permit for a cell tower was in for approval and plan check.

Discussion regarding status of the community comments on Clarksburg General Plan. Board member Dutra noted that meetings were held as scheduled planned by Community Member Mark Pruner; however, further meetings were needed to complete comments. Meetings were scheduled for April 21 and 22. Planner Cormier noted that a land use amendment would be needed associated with the General Plan change that would change the land use designation for the area near the Old Sugar Mill from Industrial to Commercial and CEQA would need to be complied with associated with that amendment. She also indicated zoning code would need to be amended.

Board Member Dutra expressed concerns about more restrictive uses occurring associated with the General Plan and in the Ag Overlay. Conservation Easements being obligated in the event of interest in a lot line adjustment within a parcel in the Ag Overlay to allow for an additional home to be built. Planner Cormier explained that in the event of interest in a lot line adjustment in a parcel in the Ag Overlay to allow for an additional home to be added current County requirements for Agricultural zoned parcels in the Ag Overlay would 1) only allow for lot line adjustment for parcels greater than 60 acres, 2) allow only 2.5 acre plot adjustments and 3) require 50% of the remaining acreage to be placed in a conservation easement.

Planner Cormier indicated she would be willing to invite Michelle Clark with the Yolo County Land Trust to discuss how Conservation easements in an agricultural overlay would work and said she would provide the contact info for Michelle to the Board.

Board Member Beck noted interest in the Clarksburg General Plan addressing the need to provide and incentivize economic benefit to the Clarksburg Community. Board Members and Planner Cormier acknowledged this interest, but indicated that the General Plan was not going to provide the mechanism for obligating development funding or establish a body within the community for receiving those development funds.

Supervisor Villegas noted that he was part of a coalition supporting writing a letter signed by supervisors asking Governor Brown to engage counties in the discussion regarding water use in California.

Chairmen DiMare moved to adjourn the meeting at 8:05pm seconded by Board Member Beck.