

FINAL Minutes

ESPARTO CITIZENS ADVISORY COMMITTEE

Tuesday, February 20, 2018

7:00 p.m.

Esparto Regional Library

17065 Yolo Ave, Esparto, CA 95627

Attending: George Pennebaker, Cynthia Havstad, John Hulsman Jr, Pat Harrison, Jack Moris, Sandie Reed, Susan Cooper, Randy Jacobs, Babs Beckwith

Absent: None

MEETING ADMINISTRATION

1. CALL TO ORDER at 7:00 by G. Pennebaker

2. APPROVAL OF AGENDA

There was a motion by to approve the agenda by C Havstad, seconded by J Hulsman. Suggestion by G. Pennebaker move the Clean Energy Presentation, off road by Elisa Sabini in County updated. Vote: all in favor of agenda with proposed changes, none opposed.

3. APPROVAL OF JANUARY 16, 2018 MEETING MINUTES

There was a motion by to approve the minutes by J. Hulsman, seconded by P. Harrison . An edit was suggested by J. Hulsman. Vote: all in favor for approving the minutes with the edit, none opposed. S. Reed abstain

4. CORRESPONDENCE AND ANNOUNCEMENTS

a) JD Trebac, new planner will be working with the ECAC introduced himself.

b) New ECAC appointees: Susan Cooper, lives in Esparto and Babs Beckwith joined the ECAC for the first time tonight.

c) Capay Open Space Park: G. Pennebaker shared an email from Mikayla Peterson and suggests that we invite her to our next meeting, to provide an update on the Capay Open Space

PUBLIC FORUM

5. PUBLIC COMMENTS

This agenda item provides the opportunity for members of the public to address the Advisory Committee on any subject not related to items on the agenda. The Chair reserves the right to impose a reasonable limit on the time afforded to any individual speaker.

a. Trini Campbell reported that the subdivision of the three parcels in Esparto, brought before the ECAC at the January 2018 meeting, was approved at the last Planning Commission meeting. Designs will be modular homes at ground level without skirts so the new houses blend with the existing homes.

b. Clean Energy: Mitch Sears, Interim General Manager of Valley Clean Energy provided the following update, based on a recent presentation. Member jurisdictions include Woodland, Davis and unincorporated Yolo County. It's Board of Directors is comprised of locally elected leaders from the jurisdictions: from the BOS, 2 from City of Davis, 2 from the City of Woodland. Chamberlain and Saylor are the representatives from the BOS. The agency has defined 4 objectives:

1. competitive rates : target of 2% less than PG&E
2. local control of sourcing electricity
3. sustainability: power content mix will be 42% renewable with option to get to 100%. Also Board will be establishing solid financial foundation.
4. Customer choice: a. Customers can opt out and b. customers can choose the base product is 42% with option of 100% renewable.

J. Hulsman: questioned whether or not PG&E will charge a fee for transmission fee. No additional transmission fee. There will be an exit fee. Even accounting that exit fee, the costs to the customers will be 2% less than PG&E. Customers will not see the exit fee on the bills.

G. Pennebaker asks about solar customers. PG&E compensates at wholesale rate. Valley Clean Energy will compensate at wholesale rate plus 1 cent per kwh. (slight advantage)

June 1 is the launch date for the Valley Clean Energy. Customers will get four notices, starting 60 days ahead of the launch date. 1st notice will be at the beginning of April. All customers will be automatically enrolled in June 2018. Customers will be given the opportunity to opt out. All opt out fees will be waived for the first year. Customers who opt out must wait a year to opt back in.

Robust website with FAQs is at valleycleanenergy.org. Next monthly board meeting is in Woodland on March 22nd. Valley Green Energy is a not for profit, government agency.

To stay informed, customers can 1) join the email list at ValleyCleanEnergy.org, 2) Follow them on Facebook at ValleyCleanEnergy, and c) attend a Board of Directors meeting on the 2nd Thursday of each month at 5:30 pm.

6. COUNTY UPDATE

a) Esparto Community Park & Aquatic Center update from T. Campbell: 100 people turned out for the groundbreaking on February 15th. Construction starts in March with the goals of a January 2019 completion date and an opening date in the summer of 2019, eight years after being awarded the grant in 2011. The County and Cal Trans are working together to install sidewalks on the east side, with a pedestrian bridge over the slough. Tiles can be purchased for the giving wall from Trini or at the library March 1st from 5-7 pm.

b) Ravine Sports Bar and Grill: Eric Parfrey indicated that they are submitting documents to get the building permits. James: hopes to break ground soon.

c) Gas Station: the BOS had a hearing on the appeal by the Tribe on the approval of the permit for the gas station. Staff recommended that the BOS direct them to do additional analysis on traffic impacts at the corner of 21A and 16. The Negative Declaration with the additional traffic analysis will be recirculated for public comment. BOS is most concerned about that corner, especially since it is conceivable that the gas station could be operating before the light and the roundabout improvements on Hwy 16 are completed by Cal Trans. There

was some discussion about the schedule and reliability of CalTrans calendar. E. Parfrey estimates that the recirculated negative declaration will be available to the public at the end of March for 30 days of public comment. Because it is an appeal process the BOS has jurisdiction and it will not come back to the ECAC. G. Pennebaker asked if there was an interest in this group putting it back on the agenda. No interest was indicated.

d) Off roading in public space: The parks dept is holding meetings with the public to discuss sites for off road vehicle parks. A survey is available on the county website under the Parks department (OHB tab). More than 1000 people have completed the survey already.

7. ACTION ITEMS

a) ZF #2017-0055: Teichert Esparto Dewatering Project. A request for an amendment to a Mining Permit (ZF#95-094) to allow for limited dewatering activities at its Esparto mining facility. The requested mining permit amendment is necessary to comply with the Correction Plan approved by the County in April 2016.

This is a discretionary project that will go to the Planning Commission . Teichart has been pumping water from one pond to another pond. Ordinance was changed last April. Teichart is not asking for a change to the permit to allow them to continue to pump water. Representative from Teichart gave the ECAC a brief history/background of the project. They are not proposing to do anything differently but are following up to changes in the Ordinance to bring their permit into compliance.

J. Hulmans made a motion to approve the permit, P. Harrison seconded. No additional discussion. All in favor, none opposed.

b) Election of ECAC officers

Chair: Sandie nominated G. Pennebaker. P. Harrison nominated John Hulsman. 5 voted for John, 4 for George Pennebaker. John will be the new chair at the next meeting.

Vice-Chair: Sandie nominated George. P. Harrison nominated R. Jacobs. No discussion. Vote, 5 in favor of George, 2 in favor of Randy. George is vice chair.

Secretary: C Havstad nominated and approved.

8. DISCUSSION ITEMS

a) Kick-off meeting for the Esparto Community Plan update: JD Trebec introduced the project and told the ECAC that he is assuming there will be no major additions or changes to the community boundary. Otherwise CEQA would need to be addressed and that would significantly increase the cost to update the Area Plan.

The ECAC reviewed work plan, list of issues, and related materials (attached).

It is recommended that ECAC consider the formation of a subcommittee for meeting more frequently in order to meet the tight timeline. B Burns suggests we avoid subcommittees to keep input from community as great as possible. No action was taken. Revisions to the Infrastructure section will need assistance from Fire Department and Services district.

G. Pennebaker made the comment that we will want to take into account what might be happening 10 years out. J. Hulsman says that it appears the county is only planning on three developments already identified. E. Parfrey indicated that we should think about the property east of Alpha as a potential high density area.

Audience for the Area Plan includes the Yolo County Planning Staff, the Planning Commission, the BOS and potential developers. The document needs to be clear and consistent internally and with Yolo County General Plan. We can change chapters, add chapters, and/or consolidate.

The ECAC went through the 2007 Issues List- see attached list with comments and items added and deleted.

Next steps:

1. C Havstad will email list of issues to be added to JD Trebec
2. JD will email the 2007 Area plan in a word format
3. G Pennebaker will submit a notice to the Valley Voice
4. Develop a plan for inviting other groups to contribute. E.g. send an email to New Seasons, Yocha Dehe Council
5. Each ECAC member will:
 - a. read the area plan
 - b. review the list of 2007 Land Use Programs, checking crossed out items.
 - c. consider whether each chapter is still relevant and not redundant
 - d. identify three priority issues

b) Valley Clean Energy Presentation - moved to earlier in the meeting.

9. FUTURE AGENDA ITEMS

Area plan update

Open space update

10. ADJOURNMENT

C. Havstad made a motion to adjourn. P Harrison seconded. Vote: all in favor. Meeting was adjourned at 9:10 pm.

11. COMMUNITY FORUM: None