

Willowbank County Service Area (WCSA) Advisory Committee

Draft Minutes of the Meeting Held May 18th, 2021

Meeting conducted via Zoom, Hosted by Julie Auger

1.	Call to Order: Committee Chair Woods called the meeting to order at 7:02
	Committee Members Present: Liz McCapes, Anne Todgham, John Lindsey, Kent Calfee, Brian Morrissey and Olin Woods. Absent: Joanne Roy.
	Recording Secretary: Anne Todgham
2.	Guests: Rich Reed
3.	Approval of the Minutes: Chair Woods clarified that minutes in the packet were modified slightly from the original. MSP (McCapes, Lindsey)
4.	Public Comments: None
5.	Yolo County Report: Reed. The Board discussed the American Rescue Plan. Treasury department issued regulations limiting how these funds can be spent. One time funds, needs based. Based on data and reality. Back bill from covid-19. Board discussed regulating cannabis growing in Yolo County. Comments: None
6.	WCSA Zoning, CC&Rs and Parking Regulations: Lindsey. Woods introduced the topic. Lots of confusion of the zoning and how CC&Rs are managed/enforced, particularly when there is a violation. Led by John Lindsey, with help from Kent Calfee. Lindsey wrote a white paper about the definitive regulations in our area. We used to be zoned as R-L. In 2014 our zoning was changed to PD-65. Looked at all the CC&Rs from the different neighborhoods and codified them with this new PD-65 zoning. Clarified set-backs. If things were in place when under R-L they will be grandfathered in. Also explored parking rules for different classifications of vehicles. Lots of help from Tracy Gonzales at the County (has helped with intent of the language). Currently in draft form. Goal will be to finalize with the specific codes listed. Hoping that it will be helpful to resolve disputes before it escalates to the county or lawyers. PD65 really represents a series of rules that preserves the original feel and intention of this area. <i>Public comments:</i> None

	<p><i>Committee comments:</i> Woods – these regulations are complicated, with some contradictions, and so if you do have questions, please feel free to call John Lindsey.</p> <p>The community is encouraged to take a look at the draft and provide feedback to John Lindsey. Plan is to have a final draft for our meeting in August.</p>
<p>7.</p>	<p>Water Rate Subcommittee Update: Calfee. Continuing the work to consolidate the information they have. Hopeful that they will have some feedback from the County for the next meeting. Next step is to work to convince Supervisor Provenza and Deputy Supervisor Reed that the approach is sound and, at an appropriate time, approach the City of Davis.</p> <p>Woods: Learned from City Staff today that there is no increase in water rates for the next two years.</p>
<p>8.</p>	<p>Budget Update: Woods. Balance \$6,924. Expended only \$258 in 3rd quarter.</p>
<p>9.</p>	<p>Old Willowbank Talking Points: Woods & McCapes.</p> <p>Goal of this summary is to be able to orient new County staff etc. to Old Willowbank. Prepared 1-pg Talking Points document with the principle items of Old Willowbank defining characteristics.</p> <p><i>Comments</i> Reed: Very appreciative of the document. A benefit for people to share the history of the community and the values and culture of our area. McCapes: Thanked Olin for his work on summarizing our community.</p> <p><i>Public Comments:</i> Marcia Kreith: Wants to be sure we include how inclusive the Oakside community has always been to everyone. Olin Woods: Noted that Willowbank has had their CC&Rs updated twice to make more inclusive Renee Spent: Offered thanks for putting the document together. Shelly Buchanan: Spirit of the neighborhood is collaborative. This history project should help us bring our neighborly ways into focus as we move into the future.</p> <p><i>Committee Comments</i> John Lindsey: Document was very helpful for the zoning and regulation work he did.</p> <p>Please send any comments to Liz McCapes in terms of revisions.</p>

	<p>Woods: Motion to wait for two weeks to receive feedback from community before sending to the County (McCapes, Morrissey)</p>
10.	<p>WCSA Advisory Committee Member Comments.</p> <p>Lindsey: Fire board has been working with the County to do tree and brush clearance work along Putah Creek. Board meeting this Thursday and Lindsey can provide an update at the next WCSA Advisory Committee meeting.</p> <p>Woods: Proposal for a Dropbox folder for the WCSA to organize documents from meetings likely at the next meeting. Joanne will discuss waste removal rates (green waste, recycling, trash) and the increases at the next meeting.</p>
11.	<p>Adjournment (7:44pm) to the Next Regularly Scheduled WCSA Advisory Committee Meeting via Zoom: August 24th, 2021.</p>