



County of Yolo

PLANNING AND PUBLIC WORKS DEPARTMENT

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YOLO COUNTY PLANNING COMMISSION

CHAIR: Mary Kimball
VICE-CHAIR: Jeb Burton
MEMBERS: Leroy Bertolero; Jeff Merwin; Richard Reeve; Keith Williams; Don Winters

AGENDA

THURSDAY APRIL 9, 2009

Board of Supervisors Chambers
625 Court Street, Room 206
Woodland, CA. 95695

Please refer to the last page of this agenda for notices regarding accommodations for persons with disabilities and for appeals of Planning Commission actions.

ADMINISTRATIVE AGENDA

8:30 a.m.

1. CALL TO ORDER
2. PLEDGE OF ALLEGIANCE
3. APPROVAL OF MINUTES
- 3.1 Minutes of March 12, 2009.
4. SWEARING IN OF NEW PLANNING COMMISSIONER
5. PUBLIC REQUESTS

The opportunity for members of the public to address the Planning Commission on any subject relating to the Planning Commission, but not relative to items on the present agenda. The Planning Commission reserves the right to impose a reasonable limit on time afforded to any individual speaker.

6. CORRESPONDENCE
- 6.1 None

TIME SET AGENDA

8:40 a.m.

- 7.1 **2008-062:** Lot Line Adjustment, Zone Boundary Adjustment, and Williamson Act contract amendment to modify parcel lines between an A-1 (Agricultural General) and A-P (Agricultural Preserve) zoned parcel, south of Clarksburg. The A-1 parcel was previously part of the Sacramento Northern Railway (APN: 043-060-32). The A-P parcel contains a single-family home, detached garage, shop, and a pump house (APN: 043-060-01). The new parcel lines will be arranged so that all existing structures, previously on the A-P parcel, will be located on the newly configured A-1 parcel. The Lot Line Adjustment will result in no net loss of acreage to either parcel, but will provide a more typical and practical parcel layout. Owner/Applicant: Peter Schmidl/Chris Lerch (J. Anderson)

8:50 a.m.

- 7.2 **2009-007:** Request for a Use Permit to construct a third residence on an A-1 zoned parcel, as well as operate an onsite farm stand, conduct farm tours, and provide spinning, weaving, and shearing classes. The parcel is approximately two miles south of Esparto off County Road 87B (APN: 050-010-20). The applicant proposes to build a 1,000± square foot, one-story straw bale house that incorporates passive solar design, a grid-tied solar PV system, and other sustainable building methods. A Categorical Exemption has been prepared for this project. Owner/Applicant: Patricia Meade and Jonathan Robbins (S. Berg)

9:00 am.

- 7.3 **2009-010:** Appeal of administrative actions related to Use Permit #2004-030 for a commercial horse stable located at 41070 County Road 18C, approximately 1.5 miles northwest of the City of Woodland (APN: 027-220-21). A Categorical Exemption has been prepared for this project. A Continuance to the May 14, 2009, Planning Commission meeting has been requested. Owner/Appellant: Cedarblade/Levy (S. Berg)

9:15 a.m.

- 7.4 **2002-001:** Fourth Extension of Time of one year for Tentative Parcel Map #4565 to divide a 100-acre parcel into four parcels with a remainder parcel in the Highway Services Commercial-Planned Development (CH-PD) Zone. The site is located at the southwest corner of I-5 and County Road 8 in Dunnigan (APN: 052-060-11). A Categorical Exemption has been prepared for this project. Owner/Applicant: Berger/Grant Park Development (D. Rust)

9:30 a.m. WORKSHOP

- 7.5 Update on the Yolo Natural Heritage Program, and discussion of other wildlife-related matters including Swainson's hawk habitat mitigation fees, and the effects of wind energy systems on wildlife (M. Wong)

REGULAR AGENDA

8. DISCUSSION ITEMS

- 8.1 Brown Act training.

8.2 Planning Commissioner orientation materials.

8.3 Ethics training.

8.4 Budget update.

9. DIRECTOR'S REPORT

A report by the Assistant Director on the recent Board of Supervisor's meetings on items relevant to the Planning Commission and an update of the Planning and Public Works Department activities for the month. No discussion by other Commission members will occur except for clarifying questions. The Commission or an individual Commissioner can request that an item be placed on a future agenda for discussion.

10. COMMISSION REPORTS

Reports by commission members on information they have received and meetings they have attended which would be of interest to the commission or the public. No discussion by other commission members will occur except for clarifying questions.

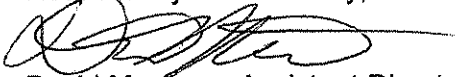
11. FUTURE AGENDA ITEMS

The opportunity for commission members to request that an item be placed on a future agenda for discussion. No discussion by other commission members will occur except for clarifying questions.

12. ADJOURNMENT

The next scheduled meeting of the Yolo County Planning Commission is May 14, 2009.

Respectfully submitted by,



David Morrison, Assistant Director
Yolo County Planning and Public Works Department

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***** NOTICE *****

Any person who is dissatisfied with the decisions of this Planning Commission may appeal to the Board of Supervisors by filing with the Clerk of that Board within fifteen days from the date of the action. A written notice of appeal specifying the grounds and an appeal fee immediately payable to the Clerk of the Board must be submitted at the time of filing. The Board of Supervisors may sustain, modify or overrule this decision.