

Unapproved Minutes  
Dunnigan Advisory Committee  
**Wednesday, April 15, 2009**

Dunnigan Fire Hall  
29145 Main Street  
Dunnigan, Ca

**Call to order:** 7:06 pm by Chairman Williams

**ATTENDANCE**

- 15 members in attendance, quorum present
- 2 members absent, Wilma Gullatt, Brian Stucker
- 2 county representatives were present at this meeting
- 2 residents and guests
- Total in attendance 19 members, guests and county representatives

**CORRESPONDENCE**

Chairman Williams presented a list of ideas he would like taken into consideration for the Dunnigan Specific Plan. Chairman Williams read his suggestions, some discussion followed; these ideas will be kept in mind when the Specific Plan for Dunnigan begins to develop. He then called for any correspondence. Secretary Kirkland referenced two pieces of correspondence; a letter from the Dunnigan Development Group to the Board of Supervisors requesting to begin the Specific Plan for Dunnigan prior to the General Plan completion, the other was referencing the Design Guideline review by the committee. Discussion followed on both subjects.

- Several committee members had not received a copy of the Design Guidelines for review. Secretary Kirkland indicated she would check into getting copies for them.
- Vice Chairman Weber indicated the DAC would like to be assured that we are imbedded in the creation of the Specific Plan for Dunnigan. He went on to question if the letter was premature since the General Plan is not complete.
- D. Rust clarified they had received the request from Keith Fichtner and a letter of response was being sent to them. He went on to indicate their letter was premature and normally this type of request would not be approved until the completion of the General Plan. He also noted that the Madison developers had also made the same request.

At this point Chairman Williams presented his letter of resignation from the Advisory Committee due to his appointment as Planning Commissioner for this district. At this point the meeting was turned over to Vice Chairman Weber who thanked Keith Williams for his service to the committee. Keith Williams explained his reason for accepting the position was because of a similar plan for Dunnigan that had been brought to light several years ago and never materialized, he felt confident he could be of help to Dunnigan as a Planner Commissioner.

Vice Chairman Weber noted that we would hold an election later this evening to fill the vacant chair position.

At this point a short break was called to congratulate Keith on his appointment to the Planning Commission as well as to thank him for his service to the Dunnigan Advisory Committee.

**Meeting Resumed:**

Vice Chairman Weber again spoke briefly about the letter from the developers referencing the Specific Plan. He felt the Specific Plan should come after the General Plan was complete and he felt certain we would be heavily involved with this process, he was some what concerned that we were not mentioned in the letter.

**MINUTES**

Vice Chairman Weber called for the approval of the March 18<sup>th</sup> minutes. No corrections or additions were brought to the floor. He then called for a motion to approve the March 18<sup>th</sup> minutes.

**Motion by:** Shirley Gooch; Seconded by Anita Tatum to approve the March 18<sup>th</sup> minutes.

**Vote: Yes 11; No 1; Abstain 2; Motion Carried. Minutes of March 18<sup>th</sup> approved.**

## PUBLIC COMMENTS

- Vice Chairman Weber mentioned the 4H Spring Show to be held on Sunday May 3<sup>rd</sup> at the Yolo County Fair Grounds, starts at 1:00 pm. Great way to support the kids.
- He distributed an article that was printed in the Sac Bee on Yolo County stating the money was short and the eventual growth in Dunnigan would help the county. Concern the county is out of money and they are cutting out all the extra's we just have to keep pushing.
- V. Lovell referenced the Dunnigan Water District meeting agenda that was posted at the post office regarding a meeting that was taking place on April 16<sup>th</sup>. Her concern centered on the memo noting there was to be a discussion on the sewer and drainage issues here in Dunnigan and she did not feel this topic applied to the Water District so why was it added on? Nor did it belong at a Dunnigan Water District meeting.
- Vice Chairman Weber mentioned the recent decrease in the water allotment and commented perhaps the meeting memo was in relation to the allotment.
- E. Linse mentioned the water reductions and the obligations for the fish and the quality of water. Water quality may not be up to par.
- M. Smith referenced the same notice and commented perhaps there is a possibility they plan to enter into the sewage treatment business and storm drain water management. Although he feels that's a bit of a stretch for the Ag water district. Waste water treatment business is a huge stretch for a purveyor of non potable water.
- Vice Chairman Weber suggested that a member of the Water Committee attend this meeting.
- V. Lovell mentioned her concern about Supervisor Helen Thompson serving as both the chair of SACOG and on the Board of Supervisors as well. She questioned if this is a conflict of interest.
- E. Linse stated that Yolo County could gain by this as we may with Keith now on the Planning Commission. He felt that she is loyal to Yolo County.
- K. Williams reference how the conflict of interest issue is looked into by the District Attorney's Office.
- Chris Lee Deputy for Supervisor Chamberlain indicated that everyone who serves on the SACOG Board is made up of local government officials in some way. He went on to say that Yolo County can actually benefit by having Supervisor Thompson involved in SACOG.
- D. Rust gave a brief explanation of the process and the possible benefits.

Vice Chairman Weber asked for additional Public Comments, as none were noted Public Comments were closed.

## SUB COMMITTEES 2009

Vice Chairman Weber opened discussion on the sub committees. He indicated to those members who were not present at the last meeting that they could now choose to sign up on a sub committee.

- K. Williams mentioned the landscaping committee of which he was a member, after speaking with Cal Trans it was suggested we table the planting of the trees until next November.
- Vice Chairman Weber suggested that a list be compiled of the sub committees to include the phone numbers of the members.
- It was suggested that all members receive a copy of the list of sub committees. Secretary Kirkland will prepare the list and see that all members receive a copy at the next meeting.
- Not response has been received from the Board of Supervisors as yet referencing the letter sent regarding the drainage problem. Drainage committee will follow up.

## ACTION ITEMS

Vice Chairman Weber opened nominations for officer replacements.

- **Nominations for Chair:** Vice Chairman Weber stated he would accept the Chair position, E. Linse nominated Vice Chairman Bill Weber for Chair; seconded by Carolee Long, the committee agreed that Vice Chairman Weber would assume the chair by acclamations, **Vote**, all in favor, **Motion passed**.
- **Nominations for Vice Chairman:** Greg Bickford nominated Mel Smith, seconded by Deanna Kirkland. Chairman Weber nominated Neil Busch, seconded by Sid Mumma. Both nominees accepted the nomination.
- Chairman Weber asked the committee if they preferred a hand or ballot vote? A vote was taken, Ballot vote, 7; Hand Vote 4. A Ballot vote was taken; ballots were tabulated by Commissioner Williams and Planner Don Rust.
- **Vote:** Neil Busch 9; Mel Smith 5; Neil Busch is the new Vice Chairman for the remainder of 2009.

## Design Guidelines:

Chairman Weber opened discussion on the Design Guideline suggestions presented for our comments. Comments are to be in by April 27<sup>th</sup>. Committee comments are as follows:

- Chairman Weber stated a lot of good work has gone into this document. There are a lot of good concepts and the County could use a set of standards, but some of the concepts are not right for Dunnigan.
- V Lovell indicated she felt the document was too restrictive
- M. Smith stated it appears they are attempting to make one size fit all. This is an impossible thing to do. Changes we would make might be right for Dunnigan but not right for all. He went on to say that we have the opportunity to make a change to the introduction area by stating that Specific Plans fall in line right under the County wide General Plan.
- Secretary Kirkland read a suggested change to this section.
- **Motion:** By Chairman Weber to add the following statement to the Introduction Section: Specific Plan guidelines supersede the Design Guidelines for the county. **Seconded** by Mel Smith. No discussion. Chairman Weber called for the vote. **Vote: Yes 14; No 0; Abstain 0; Motion Carried.**
- Commissioner Williams indicated his thought provoking ideas, presented earlier in the meeting, would be considered as ideas that would work in this area once the Specific Plan began to take shape. He made reference to the list and to the Design Guidelines indicating that the guidelines do not address graffiti or functional front porches. He hoped we would address these thoughts as well as placing schools adjacent to parks and allowing for functional bike paths. He also referenced the idea of putting together a joint library with Pierce School district and Yolo County.
- Secretary Kirkland referenced the section stating Gated Communities are to be discouraged, she felt this was not appropriate as this type of community affords protection and security especially to senior citizens. She made the following motion: **Motion:** Remove the entire section that discourages gated communities (Residential, II Street System Circulation, and R.G. 5 Gated Communities). **Seconded** by Mel Smith. Chairman Weber called for discussion on the motion.
- G. Bickford questioned how these guidelines could dictate what can be built on private property as they are only intended to be guidelines.
- As no other comments were brought to the floor, Chairman Weber called for the vote; **Vote: Yes 8; No 2; Abstain 4; Motion Carried.**
- D. Rust clarified that these guidelines were intended more for project specific areas; not for Specific Plans. It was noted that the verbiage in the document did not specifically clarify that statement. He further indicated that a Specific Plan design guideline has to fit within the General Plan guidelines.

## DISCUSSION ITEMS

**Rooster Update:** D. Rust indicated he had talked with several owners referencing the rooster population in rural residential zones. He stated letters had been sent and had received a response indicating the neighbors roosters were running on their property. He also sent an email to Vickie Fletcher questioning the progress being made on the ordinance, no response as yet.

- W. Ingraham referenced the Road 88B problem. D. Rust indicated there was one problem house and he was talking with the District Attorney about the situation.
- S Gooch asked about a noise nuisance code.
- D. Rust indicated at this time Yolo County does not have one but the new General Plan does. He went on to suggest the sheriff should be called referencing the noise problem.

## Community Emergency Plan:

Dave Hunt referenced the Town Hall Meeting. He passed out information on the issues presented at the meeting which covered hazards, defensible space, street numbers and other topics of importance to be aware of prior to the beginning of the fire season.

- The fire season is fast approaching; the months from August through October are the most critical.
- Fire fuel can be controlled through weed abatement.
- Residents need to clear a 30ft area around structures, defensible space.
- Be prepared for evacuation ahead of time, personal papers, medications, etc.
- In the case of an evacuation, before leaving the area come to the check point and notify them of where you are going. This will help them assure relatives of your safety.

David went on to talk about our resources:

- Fire and Sheriff
- Mutual Aid from other districts. No cost to Dunnigan for this support. In an emergency we have 17 engines and 6 water tenders at our disposal.
- He went on to stress the importance of traffic flow in the event of a major emergency.

David indicated this information would be included in the Community Emergency Plan that is being discussed. He stressed the importance of having a plan in place.

Chairman Weber thanked David for his support and looked forward to his input into the Community Emergency Plan.

### **PLANNING COMMISSIONER UPDATE**

Commissioner Williams indicated the Dunnigan Truck and Travel Center project extension had been automatically extended for another year based on state law.

He went on to comment on the Williamson Act; he indicated there seemed to be concern about the Williamson Act which is a tax break picked up by state coffers, there is concern that the state may not support the Williamson Act in the future.

Commissioner Williams referenced the TANC meeting (The Transmission Agency of California) he attended. This agency wants to bring green power down from Lassen County. Scoping meetings are now in process to decide how this power will be transported down the valley, they have three different proposals. There were people from all areas lobbying as to where it should be placed. The joint power transmission agreement has people upset as to where these lines will go. The projected time frame for this to be build is by 2013 – 2014. This will deal specifically with new green power sources, wind and solar. The Lassen area was identified as one of the fifteen areas in California that was capable of producing this power source.

Chairman Weber mentioned the cell tower was now in place, we see our work in progress as we look back.

Commissioner Williams mentioned the power of the Swainson Hawk, the mitigation that goes on with that, if you build or change something chance are your going to owe mitigation funds due to the Swainson Hawk.

### **FUTURE AGENDA ITEMS**

- Sub Committee Reports

### **Additional Comments**

- Chairman Weber indicated he felt confident that the Specific Plan is where our work would be done.
- E. Linse indicated that when we have specific topics to discuss, perhaps we should take 20 minutes to allow people to get their thoughts together before proceeding.
- W, Ingraham mentioned the problem in the Hardwoods due to that area having no southern exit; he felt that the Road 5 extension to Road 88 should be considered. Also the walk lane over the freeway overpass at Road 4.
- V. Lovell commented on the idea of a Neighborhood Watch program as we are no longer getting the security we have had in the past. She mentioned the graffiti problem recently viewed.
- Chairman Weber suggested this item be added to the safety sub committee and ask Vaughnette if she would serve on this committee, she agreed.

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

**Motion by Adella Backhaus; Seconded by Willard Ingraham.**

**Vote: All in favor; Meeting adjourned 9:16 pm.**

Respectfully submitted

Deanna Kirkland, Secretary

Dunnigan Advisory Committee

