



REGULAR MEETING

Wednesday, January 20th, 2016
Rabobank Community Room
1070 Main St., Cambria, 6:30 PM

Agenda

I. Roll Call, Establishment of Quorum

II. Consent Agenda

- a. **Agenda Approval:**
- b. **Minutes Approval:** November 2015 (**Attachment A**)

III. **Public/Council Comment:** Limited to items NOT on the agenda (3min per person).

IV. Regular Public Agency Reports

- a. **Public Safety:** Commander Taylor / Parker / Sargent MacDonald / Odom
- b. **Cambria Community Services District:** CCSD Director
- c. **County Supervisor:** Supervisor Gibson
- d. **County Planning:** Airlin Singewald

V. Regular Business:

- a. **Land Use Committee:** Mary Webb, Chair (**Attachment B**)

DRC2015-00049 Anderson – Proposed 227sqft garage to be converted into additional living area, Addition of a small pantry/laundry area of 64sqft. A new detached garage of 904sqft w/2nd story guest unit of 572sqft, 88sqft of deck, and breezeway to connect existing structure to garage/guest unit at 2315 Adams St. Cambria. APN 023-383-009, 058 and 059. http://www.slocounty.ca.gov/Assets/PL/referrals/coastal/DRC2015-00049_ANDERSON_MUP_REF_INFO.pdf

DRC2015-00016 Cambria CSD – Proposed MUP for pine forest restoration including thinning trees, removing invasives, and replant/seeding pines and understory at the Fiscalini Ranch Preserve, Cambria. APNs 013-101-086, 013-121-025 &26, 013-131-038, and 023-411-022.

http://www.slocounty.ca.gov/Assets/PL/referrals/coastal/DRC2015-0016_CAMBRIA_CSD_MUP.pdf

DRCSUB2015-00040 Reid/Coal15-0102 – Proposed Lot Line Adjustment granting 9 ft. of vacant lot 022-232-045 to parcel 022-232-046, and the remaining 19ft to parcel 022-232-031 Cambria. http://www.slocounty.ca.gov/Assets/PL/referrals/coastal/SUB2015-00040_COAL15-0102_REID_LLA_Ref_Pkg.pdf

VI. NCAC Reports

- a. **Transportation Committee:** Tony Church (**Attachment C**)
- b. **Website Committee Report:** Ted Siegler
- c. **Treasurer's Report:** Heide Santos
- d. **Environmental Report:** Mary Webb
- e. **Corresponding Secretary's Report:** Cesilia Lomeli
- f. **Community Outreach Committee:** Shana McCormick

g. Election Committee: Heide Santos (Attachment D)

X. Old Business:

XI. New Business:

Adjourn :

Attachment A –

NORTH COAST ADVISORY COUNCIL MEETING

November 18, 2015

The meeting was called to order at 6:30 PM by Chairman Bruce Fosdike.

PRESENT: Jason Anderson, Barbara Beane, Tony Church, Bambi Fields, Bruce Fosdike, CeCe Lomeli, Mike Lyons, Marty Main, Mike McLaughlin, Vari McNeil, Heide Santos, Marj Sewell, Ted Siegler, Jim Webb, Mary Webb.

EXCUSED: Dawn Dunlap, Shana McCormick, Debby Mix, John Nixon, and Laurel Stewart.

ABSENT: Clive Finchamp

AGENDA APPROVAL: Bruce Fosdike moved to add Clive Finchamp on agenda under New Business for removal from NCAC Council—absent since May. Heide 2nd. Unanimous approval.

MINUTES APPROVAL: Mike moved to accept the minutes as amended. CeCe Lomeli 2nd. Unanimous approval.

PUBLIC COMMENT:

- Crosby Schwartz stated that Daniel Bowman, Conservation Director of Conservation will speak on Dec.9 at 6:30 --Rabobank. His subject will be transfer development for credits. About retiring lots and selling the units. Good story about high speed chase – stolen
- Steve Cole –People need to have respect for those who are speaking. At the September meeting, anger was directed at a person. People need to be careful of their tone.

COUNCIL COMMENT

- Chair Fosdike added that all persons speaking need to be treated as guests and that he will be instituting a policy of less gavel anxiety in the future.

PUBLIC AGENCY REPORTS

Public Safety – Commander Taylor reported that there were 294 calls from Harmony to Ragged Point. Still working on illegal camping issue. Good story about high speed chase — stolen vehicle.

The Bicycle Christmas Party is coming up on December 16 at 12:30. Bikes are available for children. To apply for a bike, fill out form on counter or on-line, and pick up bikes at the County Honor Farm.

IRS phone scams are on the rise – be careful giving out personal information on the phone.

CCSD –Amanda Rice

There's a meeting on Thursday, November 19 to welcome Emily Torlano as Captain of Fire Dept. and Tyson Hamilton as Fire Engineer.

- Policy to apply for grants for Ground Water Management Plan explained under CEQA.

- Proposal to raise water rates in January—public will see it in March – 5 year plan. It's a 4 % a year increase. Meeting on December 29th is deadline for written letters of disapproval from the public.

- Steve Cole asked if there be can be an insert about IRS scams.

- Mary Webb asked about EWS –not included in rate hike.

FireSafe Focus Group—Shirley Bianchi

- Spoke on letter sent to Board of Supervisors requesting a modification of the Coastal Development Plan regarding dead hazard tree removal.

- High percentage of trees here are dead or dying—rain will not alter this problem – on-going or years, thus the letter to Supervisor Gibson.

- Cal Fire says trees on private property must be removed but must go through the County permitting process. Permitting process has been streamlined, but many permits are needed and the system is clogged. If one cuts the tree down, one is in trouble, but if the tree falls on a house, one is still in trouble.

- Steve Cole – How about reforestation?

- FireSafe in SLO – grant to assist in removing the dead and dying trees.

County Supervisor—Bruce Gibson

- FireSafe did a lot of work to help the stressed trees. Cal Fire has permitted trees to be removed –and arborist has approved the removal. The condition of the forest is not in the best of health. We need to redefine how we treat this forest. It's going to take time to take care of the problem.

- There needs to be an emergency declared so we can treat the forest in a good way and get rid of dead trees. Delivered information to Coastal Commission in regard hazard vs. resources on a state wide level. 20,000 dead trees to date.

- Certain permits to cut trees and replace those removed in a way that doesn't cause a continued fire hazard.

- Have been focused on storm damage but need to consider that no water may be available.

- Kudos to Cheri McKee for 25 years of service.

County Planning – Airlin Singewald

- Vacation Rentals – had a hearing about density of Vacation Rentals in the area.

- Sandstone Apartments for mini storage in San Simeon on hold. Don't want to use livable space for mini storage—approved by Supervisors – ended up at the Coastal Commission, who will need to hold a hearing. The meeting was held July 8, 2015 where the Coastal Commission didn't take any action. County was asked to go back and seek any additional input from local citizens (Advisory Councils). Properties would need to be re-zoned to make a change if the amendment passed. The Chair asked Council if anyone wished to re-address this issue and received no response. The Chair stated to Airlin that NCAC doesn't need to address this issue again.

- Mary Webb – On the EWS - There's no limitations, no EIR, but have still moved forward with the water project. Bruce Gibson stated that we need the project to move forward and will do what is needed to complete the project.

- Jim Webb – About tree removal, what is the number of permits to date? Airlin said there are about 40 permits out. Property owners must remove the tree when necessary. An arborist goes out to check trees and then approves removal.

- Mike Lyons - Who do you contact to remove a tree? Airlin - Individual tree owner may remove any hazardous tree but must replace 1-1 ratio. Call Cal Fire and replant, then send photo of the new tree to the county. Sup. Gibson --Send out the letter again to tell how to remove a tree.

Attachment D

- Jay Summers from Indigo Moon. He is moving the cheese part of the business to 1940 Main (the old St. Mary Meade store). Both Indigo Moon and the shop next door are on the same water meter. The cheese shop will be in front, and the rear half of this location will be a wine and cheese venue. No minors would go to that part. County

requested any comments from Advisory Councils. The NCAC has no further comment regarding this project.

REGULAR BUSINESS:

LAND USE COMMITTEE—Mary Webb

- DCR2015-0004 – Taylor – Proposed MUP to construct a detached garage/shop of 763 sf. with a 2nd story guesthouse of 599 sf. 2 decks, plus an addition to the existing residence of 62.5 sf. At 2877 Burton Dr.

Mike Lyons moved to approve project as submitted. Heide 2nd. Mary Webb requested to modify the motion to include the LUC comments of -

1. Trees on site are healthy and no trees to be removed.
2. Permeable surfaces should be used in order to maximize the amount of on-site run-off infiltration.

Mike Lyons agreed to the modification request. Vote - 9 yes, 2 no. Motion passed.

- DCR2015-00043 – West –Proposed MUP to use an existing single family residence as a vacation rental at 18710 Cabrillo Hwy, SS.

Not part of the Cambria Ordinance. Mary Webb moved to approve with adherence to County Vacation Rental Conditions. Mike Lyons 2nd. Unanimous approval.

- DCR2015-00046 – Caltrans. Proposed MUP for Gateway Monument sign displaying the name of the community and slogan located on Hwy 1 south of Moonstone Beach Dr., Cambria.

Mary Webb moved to approve the sign with the conditions that the current small green sign be removed, that native flower and grass seed be planted in all disturbed areas, that the sign be reduced in size, and that no lighting be installed. Tony Church 2nd. Chair Fosdike requested Mary modify her motion and exclude reducing the size of the sign since the Council had previously approved it. Mary agreed to modify her motion. Vote - 10 yes and 1 no. Motion passed.

- DRC205-00047 – Vadnais – Proposed MUP – authorize an existing “as built” Recycle Center at the north side of Tamson Dr. with no can crushing onsite. Mary Webb moved to approve. Mike Lyons 2nd. Unanimous.

- DRC2015-0018 - Drummond –Proposed MUP to construct a detached 2 car garage on the site of an existing single family residence at 2301 Wilcombe Dr.

Mary Webb moved to deny because it needs to merge the lots. Tony 2nd. OK to build if voluntary merger. Mike Lyons made a secondary motion to approve with a lot consolidation agreement and that any trees removed be replaced per County Policy. Heide 2nd. 7 in favor, 4 opposed. Secondary motion passed.

- Tharp – DRC201 5-2015-00023. Licensed Vacation Rental. There is a new driveway, no trees removed, deck is reduced from 30' to 25' to be in compliance with GSA standards, and plans show setbacks of proposed decks to property lines. MUP to add an 80 SF deck off the master bedroom and a 270 SF deck (350 SF total) on the west side to wrap around from rear deck. The west deck would require support structures placed in the current driveway, necessitating relocation of the driveway. Drainage plan needed on steep frontage. All runoff from impervious surfaces shall be collected and retained on-site to the greatest extent possible. Run-off not able to be retained on-site shall be passed through an effective erosion control device or filtration system approved by the Public Works Department

Mary moved to approve if protection of Monterey pines, oaks and significant understory are implemented. Tony 2nd. Unanimous.

NCAC REPORTS:

- Traffic Committee –Tony Church

At the last NCAC meeting concerning handicapped parking in the West Village. Tony checked and discovered 21 designated handicapped parking areas located in business parking lots. The County requirements are being met. Other road issues for safety were discussed.

- Website Committee –Ted Siegler – on-going. We need to make sure agendas on the Website.

- Treasurer's Report – Heide Santos - \$2054 is on hand.

- Environmental Report – Mary Webb

Recommended a book –TALE FROM CAMBRIA WOODS. We need to protect our forest, which makes Cambria the attraction it is. Find it at Farmer's Market.

- Corresponding Secretary's Report – CeCe Lomeli

Need comments from board members on priorities. Cal Fire – info going out in Spanish – appreciate comments.

- Community Outreach Committee – CeCe Lomeli - More to come under new business.

NEW BUSINESS

- Clive Finchamp –Chair, Clive has not attended a meeting since May 2015 and is in violation of the Bylaws Article VII, Section 7. A letter will be sent to him advising of his removal.

- Election Committee – Bruce Fosdike, Heide Santos and Marj Sewell volunteered for committee.

- Community Health Care District. Mike McLaughlin spoke to French Hospital and Cambria Health Care District. Survey will go out in January CCSD bills. It will be in English and Spanish. Meeting is on Thursday. CeCe Lomeli stated that the Cambria ambulances are having some problems and need up-dating. No heat or air conditioning at the Cambria Health Center.

- December holiday social – Party will be held at the Cambria Steakhouse/Pub upstairs. On December 16 for \$25.00 plus libation. Want other groups to join the fun.

The meeting was adjourned at 9:05 PM.

Respectfully submitted,

Marj Sewell

Attachment B – LAND USE COMMITTEE MINUTES _____ **DECEMBER 7, 2015**

Present: Mary Webb, Tony Church, Laurel Stewart, Bob Sfarzo, Steve Cole, Jason Anderson, Mike Lyons. Absent excused: Marj Sewell, Claudia Harmon Worthen, Vari MacNeil

Also present: Airlin Singewald SLO Planning Dept., Jeff Edwards representing applicant

Planner: Brandi Cummings

Applicant Name: Kathleen F. Anderson

Case Number: DRC2015-00049

Project Description: MUP

Location: 2315 Adams St., Cambria

APN(s): 023-383-009, 023-383-058 (partial), 023-383-059

Site visit by LUC members and Mr. Jeff Edwards, representing applicant, Dec 5, 2015

Proposed MUP garage (227 sq. ft.) conversion to additional living area, addition of small pantry/laundry area of 64 sq. ft., new detached garage of 904 sq. ft., with second story guest unit of 572 sq. ft., with 88 sq. ft. deck and breezeway to connect existing residence to new garage/guest unit.

Consensus of Land Use Committee is to recommend APPROVAL of this project, noting that:

- a. Lots are to be merged (see APN(s) above), resulting in a single residential parcel of 7800 sq. ft.
- b. Requirements for maximum Gross Structural Area and Footprint are to be met
- c. Applicant will retrofit all toilets and showers to CCSD standards or better
- d. Driveway extension will use permeable pavers
- e. (2) Removed oak trees will be replaced on site according North Coast Area Plan replacement regulations for Cambria@ 6:1.
- f. Monterey Pine on site to be retained
- g. Guest house addition is not rented as a separate dwelling unit

LAND USE COMMITTEE MINUTES

DATE: JANUARY 4, 2016

Called to order: 3:55 pm

Present: Mary Webb, Tony Church, Laurel Stewart, Bob Sfarzo, Steve Cole, Jason Anderson, Vari MacNeil, Claudia Harmon Worthen, Mike Lyons. Absent excused: Marj Sewell

Also present: Airlin Singewald, SLO Planning Department, Jo Ellen Butler, Friends of the Fiscalini Ranch Preserve, Walt Andrus.

1. DRC2015-00016 -FISCALINI RANCH

Applicant Name: Cambria CSD

Case Number: DRC2015-00016 Ranch Minor Use Permit to conduct a forestry project on the Fiscalini Ranch Preserve. **Result:** *consensus to recommend APPROVAL of the MUP, but with concerns noted by the Land Use Committee*

- a. Health concerns regarding the proposal to burn some felled trees on site
- b. Concern over lack of controlled access to the Fiscalini Ranch Preserve; recommended setting up a "Right of Entry" system for entry onto the Ranch
- c. Concern of damage to FRP from heavy vehicle access and road building
- d. Concern of damage to healthy trees from the process of removal of dead and unhealthy trees, non-native plants, and small trees
- e. Reminder to use best management practices established per the North Coast Area Plan and Title 23 of the CZLUO.
- f. Land Use Committee requests project updates from the County and FRP as plans proceed.

2. SUB2015-00040 Reid, COAL 15-0102

Applicant Name: REID

463 Dorset and 451 Dorset

Project Description: Lot Line Adjustment

APN: 022-232-031, -045, -046

Project Description: The adjustment would grant 7 feet from 022-232-045 to 022-232-046 and 18 feet from 022-232-045 to APNs: 022-232-031 and -045. The nine (9) feet and nineteen (19) feet on the referral description was a typo. It should be seven (7) and eighteen (18). D H Surveying has the square footage reversed on the map as follows: APN: 022-232-046 is 3500 square feet. APNs: 022-232-031 and -045 is 5250 square feet. Lot 33 is 25 feet in width per County. Per County this lot line adjustment will result in two legal parcels with all underlying lots merged.

Result: *consensus to recommend **APPROVAL** based on revised project description above.*

1. New Business:

DRC2005-00076 Wolcott Variance -

Environmental determination EDO08-089

Variance on slopes in excess of 30% for new 1,195 SF two story house and elevated driveway disturbing 1320 SF of a 2997 SF parcel.

2591 Madison Street

APN 023-019-023

Result: *A citizen complaint was filed with Code Enforcement due to construction in the wet season, lack of erosion control in steeply sloped geologic hazard areas and leaving a deep, open pit unattended. **Recommendation: adherence to best management practices to prevent runoff, mudslides, and damage to native plant species.** Airlin will contact building supervisor for follow up*

Meeting adjourned: 5:05 pm

Attachment C –

Traffic Committee Report, 7th December 2015

The meeting was called to order at 3.00 p.m.

Present: Tony Church, Laurel Stewart, Mary Webb and Bob Sfarzo

Guests: Mike Lyons

I advised the group that I had received a complaint regarding signage, specifically a sign advertising California Shine that had been attached to a County speed notification sign on Burton Drive close to Pineridge Drive intersection. I have sent a photographic image of the sign to Jeremy Ghent at the County offices so that he can take the necessary action. I was already aware of that sign and several others by the same company but was unsure if any others had been attached to County property. I would appreciate it if anyone else sees a similar offense that they notify me so that I can report it.

I also advised the group that I had received notification from a resident that no action had been taken regarding a blocked drainage culvert on Ogden Drive. Since the meeting I have visited the site and although there is a possibility that pine needles may drop down from a neighboring hill into the culvert and cause a blockage this is not an imminent threat. However, ground cover mostly succulents, are growing in the culvert and these should be removed.

On my site visit to Ogden Drive I noticed that the pavement on Brand Place is in atrocious condition and have reported this to the County.

We again discussed the Christmas Market at Cambria Pines Lodge and although we appreciate that the Lodge listened to comments and installed a better shuttle system lessening the traffic impact, there still remains a lack of lighting on the roads surrounding the area with pedestrians still wandering in the roads. This has been slightly exacerbated by the fact that the nursery has been included in the lighting show leading to traffic congestion at Burton and Eton. The nursery does not seem to have been featured in the Market's plan to the Coastal Commission. Other comments were made concerning the abundance of the "No Event Parking" signs and comments received from East Coast Village merchants stressing that as a result of the signs business was being directed away from their area. This topic will again be discussed at our January meeting taking into account all comments that have been received.

Finally, I was also advised by a committee member that the potholes on Moonstone Drive, specifically opposite the Sea Chest Restaurant, are still in need of repair. I have accordingly again advised the County.

Traffic Committee Report, 4th January 2016

The meeting was called to order at 3.05 p.m.

Present: Tony Church, Laurel Stewart, Mary Webb and Bob Sfarzo

Guests: Mike Lyons, Bruce Fosdike, Vari MacNeil, Jason Anderson, Kendall & Steve Flint, John Dinunzio, Steve Cole, Airlin Singewald, Claudia Harmon Worthen

Further to my December report I advised the group that I had followed up with another e-mail to the County regarding signage, specifically a sign advertising California Shine that had been attached to a County speed notification sign on Burton Drive. So far no action has been taken. In the same e-mail I reminded the County about the complaint that had been received concerning a drainage culvert on Ogden Drive.

I should have advised the group that I had received no further complaints about the Christmas Market at Cambria Pines Lodge and therefore will not be taking any further action.

The committee received a presentation from Kendall and Steve Flint from The Regional Government Services. They are researching the possibility of putting on the 2016 ballot a half cent additional sales tax on retail sales to be used by a "self-help" regional

authority to be strictly used for traffic/transportation issues in the county area. As there are presently limited funds for major infrastructure projects, this would be a way of addressing local issues with a possibility of obtaining matching funds from both the federal and state governments. Initially they are envisaging a twenty year plan. They are researching to see if there would be support for such a proposal, as well as establishing a wish list for such projects. They plan to address the full NCAC at our next meeting but wanted to address the traffic committee first to get an initial list of potential projects. I have listed below, in no particular order, the local suggestions that came from members and guests with no consensus sought.

1. Address East Village rotational driving issues existing near Bridge St., Center St., Burton Dr., & Main St.
2. Elimination of dirt roads
3. Potholes and general street improvements and repairs
4. Burton Drive/Eton Road pedestrian pavement
5. Weymouth St./ Highway 1 intersection safety improvements
6. Windsor/Main St. intersection safety and rotational improvements
7. Cambria Drive/Main St., roundabout installation
8. A hiking/biking trail from Coast High School to the ocean, along Santa Rosa Creek that was envisioned in 1988 by Greenspace founders.
9. Bike trails in general
10. Sidewalk improvements

They are making the proposal to the different areas in the county and want to hear from the community at large and welcome all input. Once they have established a list of projects and ascertained if there is sufficient interest in developing a plan they will pursue steps necessary for a ballot initiative for a county wide sales tax increase.

(Note from the Chair – the presentation from Regional Government Services that was to be at this meeting will be postponed till our February 17th meeting)

Attachment D –



Here ye here ye! Now is the time to let your voice be heard by becoming a member of the North Coast Advisory Council! Be part of our local government process for Supervisor District 2.



**This year elections will be for
Representatives in –**

Area 2 – Lemert Estates/Happy Hill

Area 4 – Pine Knowles / San Simeon Creek

Area 6 – Marine Terrace

Area 8 – Lodge Hill west of Hwy 1

Appointed positions – Environmental and Agricultural

Please see area map at <http://northcoastadvisorycouncil.org/ncac-area-maps/>

Consent of Service forms can be obtained at <http://northcoastadvisorycouncil.org>, "About the Council" tab/"Governing Documents". Contact NCAC Chair Bruce Fosdike for questions at 924-1930. Completed forms can be mailed to P.O. Box 533 Cambria CA 93428 or brought to the NCAC meeting February 17th 2016. Please see bylaws for requirements. Deadline for applications is February 17th 2016.
