

CITY OF SUTTER CREEK PLANNING COMMISSION

MEETING OF MONDAY, FEBRUARY 12, 2007
ACTION MINUTES

The meeting was called to order at 7:00 p.m. by Chairman Cunha

PRESENT AT ROLL CALL

Chairman Frank Cunha
Vice Chairman Robert Olson
Commissioner Michael Kirkley
Commissioner Robin Peters
Commissioner Cort Strandberg

Community Development Director, Jeff Kelley
Planning Consultant, Paula Daneluk
Secretary, Mary Beth Van Voorhis

Chairman Cunha led the Pledge of Allegiance to the Flag of the United States of America

MINUTES

1. Action Minutes of the Commission meeting of January 8, 2007
Motion to approve, with the following corrections/additions, by Commissioner Peters, seconded by Commissioner Olson. Motion carried 5-0.

#9. Sutter Hill East Reorganization

Paragraph 5 – Correction.

Hal Herron, 877 N. 8th West, Riverton, WY, representing Sutter Creek ~~West Gold Mine~~.....

Paragraph 8 – Addition

Ray Brusatori, PO Box 755, Sutter Creek (44-020-032 & 037) questioned drainage issues and where culverts would be installed. He questioned sewer line service location. **He also stated that there are many issues about a pd attachment that bother him and several issues that just won't work for him.** Overall, he wants to know up front what the rules are.

Paragraph 10 – Addition

Butch Martin, PO Box 824, Sutter Creek (44-020-028) speaks regarding the parcel owned by his mother. He indicated his desire to annex into the City, **but stated that he is definitely against a pd attachment.** He feels a pd attachment would lower property values.

PUBLIC MATTERS NOT ON THE AGENDA

2. Gail Schifsky, 120 Flume, Sutter Creek inquired of the status of the historical ordinance and asked the Planning Commission to place it on a future agenda for discussion.

PLANNING COMMISSION MATTERS

3. **Sign Ordinance – Discussion/Direct Staff.** Staff sought direction regarding revisions to the sign ordinance concerning the approval process for sign permits.
ACTION: Planning Commission consensus was to revisit this topic at the June 2007 meeting. This will allow an opportunity for the Highway 49 by-pass to be opened and Main Street to be relinquished to the City from Cal Trans. At that time a complete revision to the sign ordinance will be addressed through the public hearing process. Some specific topics will include development signs, sandwich board signs, and staff level approval of routine sign permits.
4. **Tree and Landscape Ordinance Revisions – Discussion/Direct Staff.** Staff sought direction regarding Oak Woodlands Conservation.

Chairman Cunha opened this item for public discussion.

Jerry Scott, 17750 View Terrace, Jackson, CA, Coordinator, Amador/Calaveras Oak Conservation Group, advised the Commission of his group's mission to not prevent growth, but to help protect, conserve, and restore oak woodlands and to foster cooperation among public agencies, conservation groups and property owners in the cities and county of Amador and Calaveras. He had reviewed the City's current ordinance and believes that an updated ordinance, which should include stronger mitigation measures for oak tree and oak woodland preservation, is necessary. Mr. Scott offered to assist the City in drafting a new ordinance. Mr. Scott indicated that the current ordinance (1995) does not include oak woodlands preservation or CEQA requirements.

Mike Boitano, Sutter Creek, asked how new regulations would differ from the existing ordinance. He is of the opinion that a more restrictive ordinance would create a situation where people would cut their trees prior to stricter enforcements. He asked to be provided a copy of the current tree ordinance. He feels much discussion is necessary on this topic before finalization.

Terry Strange, Wilseyville, encouraged the Planning Commissions' beginning dialog on this subject. He touched on topics of consideration such as updating the diameter at breast height (DBH) to 54" (currently 48"), agricultural exemptions (SB1334), maintaining connectivity, and wildlife corridors. He feels these topics, just to mention a few, merit long and thorough discussion prior to implementation.

Mike Boitano, Sutter Creek, questioned the difference between oak woodlands and trees. Also what differences may apply to tan oaks and bull pines. He feels that a lot of future discussion will be necessary.

Paula Daneluk, City Planning Consultant, asked the Commission to generalize their desired outcome. Specifically if they wished to collectively preserve oak woodlands and the corridors they present, or if preservation should be dealt with by ordinance, on a project by project basis, or create changeable guidelines to address issues city wide, at project levels, and/or parcel levels.

Commissioner Kirkley feels that Oak Woodlands Conservation/Protection should apply city wide, contain wider based mitigations, and that an area map with a current tree inventory be available for future discussions. He would also like to receive copies of other city ordinances for comparison.

Commissioner Peters feels that this topic is a very controversial issue and that the Commissioners need additional education prior to giving direction to staff.

Chairman Cunha feels the city should be looked as a whole. He mentioned the concept of having the General Plan Update Committee discuss the possibility of an Oak Woodlands Element that could protect old trees and regenerate young trees. He believes the current ordinance is outdated and in need of revision. He agrees with Commissioner Peters that the Commissioners need additional education of the matter.

Commissioner Olson is concerned about old trees that are dying and creating a large fire hazard. He stated that old oak trees in new subdivisions are killed by property owners' placement of lawns around trees. He feels that oak woodlands are critical to animal corridors, a good ordinance would increase property values, and property owners that reduce their fire hazard (through brush reduction) should be rewarded.

Commissioner Strandberg would like the oak woodlands areas within the City identified.

Ed Swift, Sutter Creek, reminded the Commissioners that Cal Trans committed to planting 6,000 trees along the Hwy. 49 bypass area.

Ms. Daneluk indicated that a City ordinance would be much more restrictive than a CEAQ document and that she will provide additional information for discussion at the next Planning Commission meeting.

CITY PLANNER REPORTS

5. Policies and Procedures

Development Review Committee

ACTION: By consensus, Chairman Cunha and/or Commissioner Peters will attend bi-monthly (every other Tuesday, 10:00 a.m.) Development Review Committee meetings. Vice Chairman Olson will serve as an alternate.

PLANNING COMMISSION REPORTS

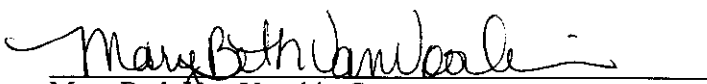
6. Chairman Cunha indicated that he has not received approval from the City Manager for attendance at the annual League of California Cities Planners Institute Conference scheduled for March 21-23, 2007. Registration deadline is March 2, 2007.

Chairman Cunha announced that both sessions of the March 1, 2007 CEQA 101 Seminar is full. Persons interested in attending should contact Chairman Cunha to be placed on a cancellation list.

Ms. Daneluk advised the Commissioners that she will be out of town February 22 – March 2, 2007.

ADJOURNMENT – The meeting adjourned at 8:44 p.m. The next meeting of the Planning Commission will be held on March 12, 2007.

ATTEST:


Mary Beth Van Voorhis, Secretary


Frank Cunha, Chairman