



County of Yuba

Community Development & Services Agency

915 8th Street, Suite 123, Marysville, CA 95901

Planning Department

Phone: (530) 749-5470

Fax: (530) 749-5434

Web: <http://www.co.yuba.ca.us>

MINUTES OF THE YUBA COUNTY DEVELOPMENT REVIEW COMMITTEE (DRC) ZONING ADMINISTRATOR (ZA)

Thursday, July 11, 2019
9:00 a.m. Wheatland Conference Room
915 8th Street
Marysville, California

COMMITTEE PRESENT: Committee Chairman, Dan Peterson, Deputy Director of Public Works; Committee Member, Kevin Mallen CDSA Director; Committee Member, Chris Benedict, Environmental Health

COMMITTEE ABSENT: None

STAFF PRESENT: Kevin Perkins, Planning Manager; Ciara Fisher, Planner II; Mike Lee, Public Works Director; Van Boeck, Associate Civil Engineer;

APPROVAL OF MINUTES:

The June 6, 2019 minutes were postponed to the August 1, 2019.

CONSENT ITEMS:

NONE

PUBLIC HEARINGS AND ACTION ITEMS:

If you challenge in court the action or decision of the Yuba County Staff Development Committee regarding a zoning, planning, land use or environmental protection matter made at any public hearing described in this notice, you may be limited to raising only those issues you or someone raised at such public hearing, or in written correspondence delivered to the Development Review Committee at, or prior to, such public hearing.

- 1. Map Revision 2018-0001 (Siller):** The applicant is requesting a revision to project conditions of approval for a previously approved map (TPM2005-0024) and to extend the life of the map two years pursuant to AB 2973.

Kevin Perkins presented the staff report recommending that the committee find the project exempt from CEQA section 15061(b)(3) and approve MR2018-0001 subject to making the necessary findings and conditions of approval contained in the staff report.

Staff Discussion: None

Public Hearing: None

Motion: Motion that the committee approve MR 2018-0001 and find that it is exempt from CEQA and adopt the findings and conditions of approval contained in the staff report.
Moved: Kevin Mallen
Second: Chris Benedict
Ayes: Kevin Mallen, Chris Benedict, Dan Peterson
Noes: None
Abstain: None

2. **Conditional Use Permit CUP2018-0009 (Atwal):** The applicant is requesting approval of a conditional use permit that would allow the development of almond orchards on residentially zoned properties as an interim Ag use. The project sites are APN: 014-300-018; 014-300-036; and 014-350-016.

Kevin Perkins presented the staff report recommending that the committee adopt the Mitigated Negative Declaration and Mitigation Monitoring Plan pursuant to CEQA and approve CUP2018-0009 subject to making the necessary findings and the conditions of approval contained in the staff report.

Staff Discussion:

- Kevin Perkins: Discussed spraying requirements from previous interim Ag CUPs.

Public Hearing:

- Jim Rippey – discussed concerns with aerial spraying.
- Sarb Atwal – Address aerial spraying and why it is needed in spring when orchard is too wet for ground spraying. Offered a new COA for aerial spraying by helicopter 1/year. Sarb will post spraying on neighborhood bulletin board. All trees will be planted at least 40’ from all adjacent residences.
- Kathy Cortner – Discussed issues with dust and the condition of Dye Road.
- Sarb Atwal – Discussed the heavy dust was from ripping and planing the orchard and that type of dust will not continue.
- Mike Lee – spoke to the condition of Dye Road and that the PW Department will address performing an overlay next time they plan road overlays in the County.

Motion: Motion that the committee adopt the Mitigated Negative Declaration and Mitigation Monitoring Plan and approve CUP2018-0009 subject to making the necessary findings and amended conditions of approval contained in the staff report.
Moved: Chris Benedict
Second: Kevin Mallen
Ayes: Chris Benedict, Kevin Mallen, Dan Peterson
Noes: None
Abstain: None

3. **Environmental Assessment EA2016-0001 (Jack Slough Bridge Replacement Project):** Yuba County Public Works Department seeks CEQA environmental approval for the Jack Slough Bridge Replacement Project

Ciara Fisher presented the staff report recommending that the committee adopt the proposed Mitigated Negative Declaration and Mitigation Monitoring Plan pursuant to CEQA and make all the necessary findings contained in the staff report.

Staff Discussion: None

Public Hearing: None

Motion: Motion that the committee approve EA 2016-0001 and adopt the proposed Mitigated Negative Declaration and Mitigation Monitoring Plan pursuant to CEQA and make all the necessary findings contained in the staff report.

Moved: Kevin Mallen

Second: Chris Benedict

Ayes: Kevin Mallen, Chris Benedict, Dan Peterson

Noes: None

Abstain: None

4. **Environmental Assessment EA2016-0002 (Spring Valley Road Bridge Replacement Project):** Yuba County Public Works Department seeks CEQA environmental approval for the Spring Valley road Replacement Project.

Kevin Perkins presented the staff report recommending that the committee adopt the proposed Mitigated Negative Declaration and Mitigation Monitoring Plan pursuant to CEQA and make all the necessary findings contained in the staff report.

Staff Discussion: None

Public Hearing: None

Motion: Motion that the committee approve EA 2016-0002 and adopt the proposed Mitigated Negative Declaration and Mitigation Monitoring Plan pursuant to CEQA and make all the necessary findings contained in the staff report.

Moved: Kevin Mallen

Second: Chris Benedict

Ayes: Kevin Mallen, Chris Benedict, Dan Peterson

Noes: None

Abstain: None

DEPARTMENT ITEMS: None

CORRESPONDENCE: None

COMMITTEE COMMENTS: None

ADJOURNMENT: There being no further business, the meeting was adjourned at 9:52am.

Dan Peterson, Committee Chairman
Development Review Committee