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**PLUMAS COUNTY**  
**ZONING ADMINISTRATOR**  
Minutes of the Meeting of July 2, 2014

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The Plumas County Zoning Administrator convened in a meeting on July 2, 2014, at 10:00 a.m. in the Permit Center Conference Room, Quincy. Zoning Administrator, Randy Wilson, presiding. Senior Planner, Rebecca Herrin, is in attendance.

**I. AGENDA**

The agenda is approved as submitted.

**II. PUBLIC COMMENT OPPORTUNITY**

No public comment presented.

**III. SPECIAL USE PERMIT: PLUMAS COUNTY PUBLIC WORKS-SOLID WASTE DIVISION; FEATHER RIVER DISPOSAL/WASTE MANAGEMENT (Owner); APN 116-370-026; T.24N/R.9E/S.13 MDM**

The request to establish a public service facility to allow community green waste disposal utilizing an Air Curtain Burner, located at 1210 Industrial Way, Quincy, is presented. Rebecca Herrin, Senior Planner, gives a brief overview of the project as outlined in the Staff Report. Bob Perreault, Public Works Director, provides three points of clarification: 1) The listing of communities in the application was intended to show that this is really a Quincy/E. Quincy facility, but anyone in the County is entitled to use the facility and they will not be checking IDs, 2) The hours of operation in the application were just one scenario and the Board of Supervisors has control of the hours; and 3) the signed permit from the Air Quality Management District was received electronically this morning and copies were submitted to staff. Perreault states he read, understands, and is in agreement with the conditions of approval. The public hearing is opened at 10:05. There being no comments, the hearing is closed at 10:05. In regard to the permits from Air Quality required in Condition #3, Randy Wilson, Zoning Administrator, states he would like to add "and maintained" since it's an annual permit. There is discussion regarding Condition #9 in the permit from Air Quality pertaining to operation when wind speeds exceed 20 mph. The question is how the wind speed will be determined, with either a wind gauge or National Weather Service forecast. Wilson states he is not inclined to require a wind gauge mostly because the unit cannot be shut down immediately as it takes three hours to cool down. Perreault states that they will have a wind gauge on site, but will be conservative when it comes to determining if it is too windy to operate. Using the weather forecast is fine with them. Since there is no urgency to burn, if it's a windy day they won't burn. Sue McCourt, County Fire Prevention Specialist, adds that if the unit is used outside of the Local Responsibility Area, she suggests the County contact the Forest Service to obtain a weather report.

**DECISION**

Wilson states he will take the actions recommended by staff, and 1) Find the project exempt from the requirements of the California Environmental Quality Act under CEQA Guidelines Section 15061(b)(3) with Finding A outlined in the Staff Report; and 2) Approve the Special Use Permit subject to the conditions of approval and Findings A through D as follows:

## CONDITIONS

1. This facility shall not be used for any purpose other than the uses enumerated below unless application for amendment of the Special Use Permit is made and that application is approved. The uses authorized under this permit are:
  - a. Establishment of a public service facility for collection of green waste from the public residing in the areas of Quincy, East Quincy, American Valley and Meadow Valley; and
  - b. Collection of green waste from commercial operations in the area; and
  - c. Disposal of the green waste through burning in an air curtain burner (ACB).
2. A Memorandum of Understanding or similar contract agreement between the property owners and Plumas County, satisfactory to County Counsel, shall be enacted prior to operation of the facility.
3. All appropriate permits shall be obtained from the Northern Sierra Air Quality Management District prior to operation of the Air Curtain Burner. This permit shall be maintained throughout the life of the project.
4. A Dust Control Plan, meeting the requirements of the Northern Sierra Air Quality Management District, shall be submitted to and approved by the Northern Sierra Air Quality Management District.
5. The following measures shall be employed prior to operating the Air Curtain Burner, and all Attendants and Operators shall be trained in the use of these measures:
  - a. All weeds within the right-of-way, within 300 feet of the Air Curtain Burner unit, shall be cut and maintained in a cut stage.
  - b. A minimum of 100 feet separation shall be maintained between the Air Curtain Burner unit and the green waste stockpile(s).
  - c. A fire-hose station box with 100 feet of fire hose shall be constructed at the hydrant nearest the Air Curtain Burner.
  - d. The Air Curtain Burner shall not be operated on those days when winds, including gusts, are projected by the National Weather Service ([www.weather.gov](http://www.weather.gov)) to exceed 20 mph in the Quincy area.
  - e. The Air Curtain Burner shall not be left unattended during the “cool-down” period.
  - f. Ash generated from the use of the Air Curtain Burner shall be watered down sufficiently prior to loading into a metal trash bin for transport to the solid waste transfer station.
  - g. The Air Curtain Burner will be operated in an area located a minimum of 100 feet from combustible materials.
  - h. A 20lbs ABC Fire Extinguisher shall be kept on site in an easily-accessible location. Staff shall be trained in the proper use of the fire extinguisher.

6. The existing Industrial Storm Water Permit shall be amended to encompass the green waste disposal facility to the satisfaction of the California Regional Water Quality Control Board.
7. Actual days and hours of operation of the facility shall be established by the Plumas County Board of Supervisors and shall be posted on the site.
8. Tipping fees shall be established by the Board of Supervisors according to procedures of state law and local ordinance and shall be posted on the site.
9. The facility shall not accept processed or treated wood or any limbs or brush over two feet in length.
10. The violation of any condition of a special use permit shall be a violation of the provisions of this chapter and shall be punishable as set forth in Article 12 of Chapter 2 of Title 9 of the Plumas County Code.
11. The Special Use Permit is to be signed by the property owners and applicants and returned within forty (40) days of the date of approval or the permit will be voided.

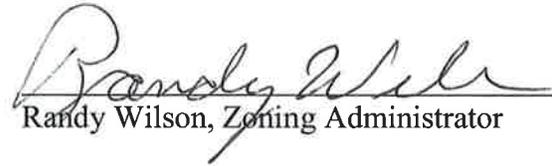
## **FINDINGS**

- A) This project, as conditioned, is environmentally compatible with the surrounding area because the proposed project conforms with applicable state and county codes that are designed to protect public health and safety and to reduce potential impacts.
- B) Prior to the public hearing, it can be presumed that this project is socially compatible with the surrounding area because the conditions are designed to ensure that the project will not create any nuisances or interfere with the surrounding community. The project will be in conformance with all other regulations pertaining to the use.
- C) This project is economically compatible with the surrounding area because the use will not interfere with the economic use of properties in the vicinity in conformance with zoning requirements adopted for the promotion of the public health, safety, and general welfare.
- D) This project is consistent with the General Plan and zoning because a public service facility is a permitted use in all zones, subject to issuance of a special use permit.

***Zoning Administrator Notation:* Any decision made as a result of this meeting may be appealed to the Board of Supervisors within ten (10) days of the decision. If the tenth day lands on the weekend, the end of the appeal period will be the next working day. The appeal will need to be based on relevant information stated or submitted at or prior to this meeting by a commenting public member or representative, or certain County department heads as stated by County Code. There is a filing fee for the appeal and the fee information is available from Planning and Building Services.**

**ADJOURN**

There being no further business, the meeting adjourns at 10:17 a.m. The next scheduled Zoning Administrator meetings are set for July 9, 2014, and July 16, 2014, at 10:00 a.m. at the Planning & Building Services Conference Room located at 555 Main Street in Quincy.

  
Randy Wilson, Zoning Administrator

  
Heidi Wightman, Department Fiscal Officer II