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**PLUMAS COUNTY  
PLANNING COMMISSION**  
Minutes of the Meeting of April 1, 2010

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The Plumas County Planning Commission (the *Commission*) convenes in a Meeting on April 1, 2010, at 10:00a.m. in the Planning and Building Services Conference Room, Quincy, CA; Chair Mark Dotta presiding. Members appointed are as follows:

1. Mark Dotta, Chair (District 1);
2. Elizabeth "Betsy" Schramel, Vice Chair (District 2);
3. Richard Rydell, Commissioner (District 3);
4. Larry Williams, Commissioner (District 4); and
5. John Olofson, Commissioner (District 5).

Staff in Attendance: Randy Wilson, Planning Director  
Rebecca Herrin, Senior Planner  
Dennis Miller, GIS Coordinator  
Nancy Fluke, Recording Secretary

Supervisors in Attendance: Terry Swofford

I. **CALL TO ORDER** - By Chair Dotta

II. **SALUTE TO THE FLAG** – By Planning Commission and Attendees

III. **ROLL CALL**

**Present:** Betsy Schramel, John Olofson, Larry Williams, Mark Dotta  
**Absent:** Rich Rydell

IV. **CONSENT ITEMS:**

A. **ITEMS TO BE CONTINUED OR WITHDRAWN FROM THE AGENDA**

Dotta asks the Commissioners if there are any items to be continued or withdrawn from the agenda. Hearing none, Dotta calls for a motion to approve the agenda as it stands. Olofson makes the motion, Williams seconds the motion, and a unanimous affirmative voice vote is recorded.

B. **APPROVAL OF MINUTES**

Dotta calls for a motion to approve the minutes of March 4, 2010. Motion is made by Olofson, Williams seconds the motion, and a unanimous affirmative voice vote is recorded.

Dotta calls for a motion to approve the minutes of March 18, 2010. Motion is made by Williams, Olofson seconds the motion, and a unanimous affirmative voice vote is recorded.

## **V. COMMISSIONER REPORTS / COMMENTS**

Williams comments that he sent the material about broadband to the other Commissioners recently because he thought that broadband was an item on the Working Group agenda in April; however, he now realizes that topic is not actually on the Working Group agenda.

Olofson states that he attended a recent Economic Recovery Committee meeting, but he will defer sharing that information to Wilson since he also attended.

Olofson shares a Trout Unlimited Magazine that contains an article that serves as appropriate follow-up to Sherman Swanson's presentation. Olofson adds that there is another article of interest in that same magazine that deals with a forested environment similar to what we have in Plumas County. Wilson says the Planning Department will make copies of that magazine for each Commissioner.

Schramel tells about a couple in Indian Valley that are building a Yurt on their property and asks Planning staff how the County deals with those unique structures. Becky Herrin, Senior Planner, answers Schramel's question and Dennis Miller, GIS Coordinator, relays his experience building a Yurt on his property.

## **VI. PUBLIC COMMENT OPPORTUNITY**

Dotta opens the Public Comment Opportunity. Hearing none, Dotta closes the Public Comment Opportunity.

## **VII. GENERAL PLAN UPDATE PROCESS**

### **A. CONSULTANT TEAM'S REPORT**

#### **1. STATUS ON CONSULTANT PRODUCTS**

Coleen Shade, Consultant, explains that the final agenda for the Working Group sessions to take place April 5, 6, & 7, have been sent by Email today to all the Working Group members. Shade says the venues and times are the same as the previous Working Group sessions. Shade adds that Steve Frische will address the topic of Historical/Cultural aspect of a General Plan at the upcoming sessions.

Shade mentions that there will be community workshops in June or July and that the Working Group members will play an important role in getting people in their communities to attend these workshops.

Shade reports that the background report (Briefing Report) is nearing completion.

Shade talks about a meeting with a representative from the Office of Planning and Research (OPR) she and Wilson attended recently where an important potential planning grant that would help with the current General Plan Update and a future Zoning Update was discussed. Williams asks how soon those funds would be distributed if they are approved for Plumas County. Shade replies that they may be available in September of this year. Wilson adds that there may also be funding available from the Disaster Recovery Initiative and that this could benefit work on the Safety Element aspect of the General Plan Update. Wilson says that current grant funding seems to be primarily focused on such topics as sustainability and fire.

Williams asks if there has been any progress to write a letter to the Regional Forester in Vallejo. Wilson states that he hasn't approached the Board of Supervisors yet. A brief discussion takes place among Commissioners and Wilson about the need to encourage Forest Service to continue attending Planning Commission meetings and continue in their participation in the Working Groups.

Schramel mentions the good news that the Wildwood living center in Chester will receive assistance from the Federal government to stay afloat in the future.

## **B. PUBLIC INPUT OPPORTUNITY**

Dotta opens the Public Comment Opportunity. Hearing none, Dotta closes the Public Comment Opportunity.

## **VIII. PRESENTATION: LEGAL PITFALLS OF PREPARING A GENERAL PLAN UPDATE – James Moose, Senior Partner of Remy, Thomas, Moose and Manley, LLP**

Shade introduces presenter Jim Moose and explains that he is part of the General Plan Update consulting team. Moose provides background information concerning his career and then begins his Power Point presentation.

***Transcriber's Note:*** Attached you will find the content of Mr. Moose's Power Point presentation. This material can also be located on the Planning and Building Services Website ([www.plumascountyplanningandbuilding.com](http://www.plumascountyplanningandbuilding.com)).

General discussion takes place after Moose's presentation and the following points are briefly discussed by the Commissioners, Staff, Shade, and Moose:

- Subdivisions never really pay for themselves.
- Moose's involvement with the General Plan Update will depend on funds available.
- Water Issues and Water Export Ordinance – Situation in Plumas County is unique because the water originates here.

**IX. INFORMATIONAL ITEMS**

**A. PLANNING DIRECTOR'S REPORT**

**1. PLANNING DEPARTMENT WEBSITE UPDATE**

Dennis Miller, GIS Coordinator, demonstrates how the presentations to the Planning Commission can be accessed on the website.

**2. BOARD OF SUPERVISORS REPORT**

Wilson mentions the following items recently presented to, or discussed by, the Board of Supervisors:

- Quincy Library Group Meeting on April 2, 2010.
- Economic Advisory Committee Meeting – discussion with various departments about efficiencies in the permitting process. The following suggestions are made:
  - Development Review Committee deals with issues at the beginning of the permit process.
  - Use the Internet more efficiently.
  - Re-align Staff.
  - More “up-front” consulting on projects.
  - Watch trends.
  - Use Website.
  - Staff follows Policy and Procedures.
  - General Plan Update - better Zoning documents (easier to understand).

**3. REVIEW OF THE EXISTING PLUMAS COUNTY GENERAL PLAN -  
*Continued***

**4. ON-GOING PROJECT UPDATES**

Wilson does not have a report on on-going projects; however, he mentions that he has looked into funds for attendance at the upcoming conference and discovered there are no funds available. Wilson also points out an article in the *California Planning & Development Newsletter* (handout) that addresses where Prop 13 money goes.

**X. CORRESPONDENCE – None.**

**XI. FUTURE AGENDA ITEMS**

Williamson Act – Becky Herrin (April 15<sup>th</sup> meeting)  
Briefing Report (April 15<sup>th</sup> meeting)

**XII. ADJOURNMENT**

There being no further business, Dotta adjourns the meeting of April 1, 2010, at 1:36 p.m. The next regularly scheduled Planning Commission meeting is April 15, 2010, at 10:00 a.m., in the Planning & Building Department Conference Room.



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Mark Dotta, Chair  
Plumas County Planning Commission



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Nancy Fluke, Recording Secretary