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## PLUMAS COUNTY PLANNING COMMISSION

Minutes of the Meeting of August 16, 2018

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### **PLANNING COMMISSION MEMBERS:**

**Dr. Robert Abbott, Chair (District 1)**  
**Jeff Greening, Commissioner (District 3)**  
**Larry Williams, Commissioner (District 4)**  
**John Olofson, Vice-Chair (District 5)**

#### **I. CALL TO ORDER**

The Plumas County Planning Commission (the *Commission*) convenes in a meeting on August 16, 2018, at 10:04 a.m. in the Planning and Building Services Conference Room, Quincy, CA. Vice-Chair Olofson presiding. Chair Abbott joins the meeting at 10:06 a.m.

#### **II. SALUTE TO THE FLAG**

#### **III. ROLL CALL**

**Commissioners Present:** Dr. Robert Abbott, Jeff Greening, Larry Williams, John Olofson  
**Commissioners Absent:** none

**Also in attendance (Supervisors and staff)**

Supervisor Sherrie Thrall  
Randy Wilson, Planning Director  
Rebecca Herrin, Assistant Planning Director  
Tim Evans, Assistant Planner  
Gretchen Stuhr, Deputy County Counsel III

#### **IV. CONSENT ITEMS**

##### **A. Items to be continued or withdrawn from the agenda**

None.

##### **B. Minutes from the August 2, 2018 meeting**

M/S/C: Greening/Williams/3-0 to approve the minutes of August 2, 2018.

#### **V. PLANNING COMMISSIONERS' REPORTS/COMMENTS**

There are no Commissioners' reports.

#### **VI. PUBLIC COMMENT OPPORTUNITY**

There is no public comment.

#### **VII. PLANNING DIRECTOR'S REPORT**

Planning Director Wilson has been having a problem with a leak in his office. He has been relocated to another space in the building.

Wilson demonstrates the GIS on screen as a reminder of the General Plan structure with Planning Areas delineated. The SRA Fire Safe Ordinance is scheduled to be heard by the Board of Supervisors on October 2<sup>nd</sup>.

Wilson will forward the California Water Plan e-news newsletter to the Commissioners. There was a Sierra Valley Groundwater Management District meeting to discuss the Sustainable Groundwater Management Plan. Debbie Spangler of DWR was the facilitator. The Sierra Valley is a medium priority basin due to demonstrated issues with subsidence. As a medium priority basin, a plan is required. There are grant funds available for projects identified in the IRWM through funding from Proposition 1.

**VIII. ZONING CODE UPDATE: DRAFT TELECOMMUNICATIONS ORDINANCE:**  
**Discussion/workshop**

Wilson shows an excerpt from a video on 5G. Commissioner Greening thinks this discussion should be deferred to the next meeting as Keith Chambers is not present.

Wilson suggests that the Commissioners hear Gretchen Stuhr's report on the letter previously received by AT & T. Commissioner Williams concurs.

Stuhr explains that she has not yet reviewed the "Federal law risk" section, but has reviewed the issues raised with state law. It is clear that the commenter did not review the ordinance as some issues raised have clearly been resolved in the ordinance.

Ham operations, page 12: Stuhr recommends removal of the 70 foot height limit due to the provision allowing a variance to the zoning height limit. Williams mentions that if there is an exemption under the FCC regulations, the County's regulations are then more restrictive. Stuhr responds that the requirements under the FCC regulations (Title 47, Part 47) do not contain much information. Regulations established for amateur radio tend to predate all other communications regulations.

Brian Hughes and Larry Trotter are present representing the Plumas Amateur Radio Club. The radio club is non-profit and cannot accept money. Amateur radio provides an emergency network and volunteers monitor the network 24/7. They also provide support for local events.

Seneca Health Care District, Plumas Health Care District and Eastern Plumas Health Care District, as well as the Loyalton Skilled Nursing Facility have all purchased radios and are working with the club to maintain the emergency network.

Commissioner Greening asks about the need for towers. Trotter responds that the radio network uses towers for relay. Taller towers are better for their transmission at 144 to 148 mgHZ. The relay is from tower to tower and they use the Mount Hough repeater.

Wilson asks how many towers are in use. Trotter responds that there may be 24 to 100. There was a tower recently installed in Calpine, in Sierra County, that is 50 feet in height. The towers are usually available in 20 foot sections, so the height would generally be in increments of 20 feet. Average height is 100 feet. All towers are designed to be freestanding. Most would not have guy wires but that would depend on the engineering for each tower.

Wilson asks about the need for building permits. Trotter adds that the fall pattern would be monitored through the FCC. The amateur systems are self-governed and self-tested. The American Radio Relay League certifies official observers.

Discussion ensues on variance procedure or perhaps a specific exemption for HAM towers.

Commissioner Olofson asks about neighborhood concerns. What may cause failure? Does Trotter have any experience with tower failure or damages resulting from collapse?

Trotter responds that he has never known any to collapse in Plumas County. The towers are designed to have 3 or 4 points wired into the concrete base. Some are hinged at the base; some are telescopic. Some are able to be climbed.

Commissioner Greening asks if there is communication with the neighbors or other outreach? Trotter explains that there is no interference with neighbors' equipment; often there is interference from the neighbors' equipment and they work together on mitigation of the problems.

Commissioner Olofson questions about liability insurance. Hughes explains that if the manufacturers' installation procedures are followed, there should be no issues. Towers are self-regulated. They are typically small and do not have much weight, similar to an antenna. Towers, not antennas, typically should have a building permit, Trotter adds.

Commissioner Greening asks about the viewshed. Do they get complaints by neighbors? Trotter responds that he has never heard a complaint.

Hughes is in contact with Sheriff Hagwood. Radio Club members are registered and receive training in the NIMS ICS 100 and ICS 200 to assist the Federal Emergency Management Agency (FEMA) and Homeland Security emergency response. They are disaster service workers with Office of Emergency Services and participate in countywide drills and training. They man Red Cross shelters and work with Salvation Army to supply hand held radios and mobile radios to remote locations to provide relays.

Wilson mentions replacing the existing tower on Radio Hill. A tower on Claremont Peak is subject to permit from the United States Forest Service. Recently, a power line was extended to the site and permit obtained. The Radio Club was quoted a price of \$1800 per year for use of the Claremont facility. Supervisor Thrall states that the Board of Supervisors can override the Sheriff to allow the Radio Club to place a facility on Claremont Peak.

Chair Abbott thanks Hughes and Trotter for attending and Wilson adds that the Commission will investigate an exemption in the ordinance.

## **IX. ZONING CODE UPDATE: WATER EFFICIENT LANDSCAPE ORDINANCE: Discussion/Workshop**

Assistant Planner Tim Evans has prepared a draft ordinance, based on the State model ordinance.

Commissioner Greening asks if the ordinance is required. It is required by the State of California.

Wilson asks about the calculations in the ordinance. Evans responds that he uses some of his own calculations when he installs systems but they are not like the ones used in the model ordinance. Basically, the use of drip systems is required to reduce water usage. Commissioner Greening concludes it is not optional.

**X. INFORMATIONAL ITEMS/ON-GOING PROJECT UPDATES:** Wilson explains that the Initial Study for the Telecommunications Ordinance is close to being done and ready for release.

**XI. CORRESPONDENCE:**

There is no correspondence.

**XII. FUTURE AGENDA ITEMS:**

Staff will provide the draft work done on the Cannabis Ordinance for review by the Commission. This is an item not for discussion as the cannabis initiative is on the ballot in November.

However, if the initiative does not pass in November, the Commission will immediately take up the Cannabis Ordinance for review and recommendation to the Board of Supervisors.

**XII. ADJOURNMENT:**

M/S/C: Greening/Williams/4-0 to adjourn the meeting of August 16, 2018 at 12 noon.

There being no further business, the meeting is adjourned until the next regularly scheduled meeting on September 6, 2018.



Dr. Robert Abbott, Chair  
Plumas County Planning Commission

  
Rebecca Herrin, Assistant Planning Director