

KINGS COUNTY GENERAL PLAN ADVISORY COMMITTEE MINUTES

CITY MEMBERS

Dennis Tristao - Chair
Garry Curtis
Judith Horn - Alternate

PUBLIC MEMBERS

Mark Pohle
Bob Lewis
Glenn Estes

Vacant - City/Public Alternate

COUNTY MEMBERS

Joe Neves
Jim Gregory

DISTRICT MEMBERS

Ronnie Silva
James Lohry
Louie Rodrigues - Alternate

COMMERCIAL MEMBERS

Jim Olivas
Jeff Stivers
John Bolze - Alternate

COMMUNITY MEMBERS

Alicia Jacobo
Doyle Davis
Vacant - Alternate

AGRICULTURAL MEMBERS

Michael Miya
Craig Pedersen - Vice Chair
Charles Meyer - Alternate
Roger McVay - Alternate

KINGS COUNTY

COMMUNITY DEVELOPMENT AGENCY STAFF: Greg Gatzka (559) 582-3211 ex 2682, Jeremy Kinney (559) 582-3211 ex 2673

CALL TO ORDER: A special meeting of the Kings County General Plan Advisory Committee (KCGPAC) was called to order by Chairman Tristao at 6:30 p.m., on April 21, 2009. The KCGPAC meeting was held in the Multi-Purpose Room, Kings County Government Center, 1400 W. Lacey Blvd., Hanford, California.

Roll call of members was conducted by Mr. Gatzka. A quorum of committee members were in attendance.

APPOINT COMMITTEE MEMBERS: None

COMMITTEE MEMBERS PRESENT: Mark Pohle, Jim Gregory, Dennis Tristao, Garry Curtis, Alicia Jacobo, Craig Pedersen, Jim Olivas, Jeff Stivers, Bob Lewis

COMMITTEE ALTERNATES PRESENT: John Bolze

COMMITTEE MEMBERS ABSENT: Joe Neves, Doyle Davis, Ronnie J. Silva, James Lohry, Michael Miya, Glenn Estes

COMMITTEE ALTERNATES ABSENT: Judith Horn, Louie Rodrigues, Charles Meyer, Roger McVay

STAFF PRESENT: Bill Zumwalt, Greg Gatzka, Jeremy Kinney, Marcum Caldwell

VISITORS PRESENT: Carlo Wilcox

UNSCHEDULED COMMENTS: NONE

APPROVAL OF MINUTES:

A motion was made and seconded (Pedersen, Lewis) to approve the minutes from the April 16, 2009, meeting. The motion carried unanimously with one abstention.

CORRESPONDENCE: Mr. Zumwalt read a letter from the Kings County Farm Bureau which indicated the Farm Bureau's desire to meet with Community Development Agency Staff and conduct a substantial review of the Resource Conservation Element. Mr. Zumwalt indicated that the current goal of the General Plan update is to have the best draft available for public review and it is better to thoroughly review the document before it goes to the Planning Commission. Mr. Gregory indicated that he was in agreement with Mr. Zumwalt's recommendations. Committee members and staff discussed the timeline of the General Plan update. Mr. Pedersen made a motion to finish the review of the Resource Conservation Element, but not make a formal recommendation until staff can gain additional input. The motion was seconded by Lewis and passed unanimously.

OLD BUSINESS

- A. Resource Conservation Element-** Tom Holm from Michael Brandman Associates continued presenting the Resource Conservation Element from page 16. During the presentation of the Annexation Conversion section, Chairman Tristao stated that LAFCo's role is to combat sprawl and reduce pressure on the premature conversion of farmland to urban use. Mr. Holm indicated that staff would expand the section relating to LAFCo's role regarding the Resource Conservation Element. Mr. Curtis asked where the agricultural mitigation fees in the Estimated Mitigation Fee Table come from. Mr. Zumwalt responded that the fees are based on placing the same amount of land into a Farmland Security Zone Contract. Mr. Pedersen asked about the patchwork of various agricultural values in the Prioritized Farmland Security Zone Implementation Map. Mr. Gatzka explained that the varying values for agricultural land were derived from the County's Priority Agricultural Model that is based on numerous inputs including Department of Water Resources 2003 Land Use Survey Data, Farmland Mapping and Monitoring data, proximity to water, primary sphere of influence and Blueprint Urban Growth boundaries, and other inputs. Mr. Gatzka stated that a detailed description of the Priority Agricultural Model can be found in the agricultural conversion study. Committee members and staff discussed streams and jurisdictional requirements for waterways. Mr. Kinney informed committee members that Resource Conservation Element Figures RC-20 and 21 have been replaced with maps containing plant and animal species from the California Natural Diversity Database (CNDDDB). Mr. Gatzka indicated that the map was changed because we couldn't verify the source data of the previous maps data and CNDDDB maps are commonly recognized and used. Mr. Curtis asked if there is an opportunity to get the newly added maps. Mr. Zumwalt stated that the two maps are from the appendix of the Biological Resources Survey and are currently on the County website. Mr. Gatzka informed Committee members that the new maps would be mailed out in the next agenda.

Mr. Holm continued presenting the Resource Conservation Element. Mr. Olivas inquired about two plant species. Mr. Holm stated that they are not identified in the text but probably should be. Committee members and staff discussed the historical significance of the Mussel Slough tragedy and its relevance to the Resource Conservation Element. Mr. Stivers asked what the difference is between an inactive and closed landfill. Mr. Kinney responded that landfills must be monitored for 20 years following closure of the disposal facility. Mr. Bolze stated that the recent one day Kings River Cleanup project removed 52 tons of trash from the river. Mr. Tristao asked about the

County Integrated Waste Management Plan and the ability for the document to be found on the County website. Mr. Stivers commented on Policy A1.1.2 and stated that if this policy has any teeth, it would curb development because we are always in a state of overdraft. Mr. Zumwalt explained that Policy A1.1.2 is included in the Resource Conservation Element to be in alignment with state legislation including SB 610 and SB 221. Mr. Zumwalt stated that SB 610 requires large developments to identify water availability and that SB 221 requires water suppliers to identify their capacity. Mr. Zumwalt indicated that either SB 610 or 221 apply to residential or agricultural wells.

Mr. Zumwalt noted that Policy A2.1.2 is inconsistent with the Dairy Element because of the incompatibility with livestock in a floodplain; “livestock” was removed from the policy. Mr. Pedersen suggested that the County draft a policy to seek federal/state funding to assist in the certification of levees. Chairman Tristao indicated he was in favor of such a policy. Mr. Zumwalt responded that the goal of the federal government in expanding flood plains is to discourage new development in the flood plain areas. Mr. Zumwalt stated that the federal government decertified all of the levees in Kings County and it would cost 33 million dollars to study what kind of work must be done to the levees in order to get them certified. Mr. Gatzka stated that two policies could be added to the General Plan relating to outside funds for levee certification, one in the Health and Safety Element and the other in the Resource Conservation Element. Mr. Gregory stated that FEMA made levee certification a local issue. Staff recommended adding Policy B1.1.3 to emphasize the need for State and Federal funding to address flood risk within Kings County. Due to a lack of time the presentation of the Resource Conservation Element ended on page 45.

NEW BUSINESS

- A. New Community Procedures-** Due to a lack of time the New Community Procedures was not presented.

MISCELLANEOUS

- A. MEMBER COMMENTS:** None
- B. STAFF COMMENTS:** None

ADJOURNMENT—The meeting was adjourned at 8:38 p.m.

- A. The next meeting of the KCGPAC is a regularly scheduled meeting for Thursday, May 21, 2009, at 6:30 p.m. in the regularly scheduled location of the Administrative Multi-Purpose Room.**

Respectfully submitted,

Greg Gatzka, Community Development Agency Deputy Director