

DRAFT



County of Yolo COMMUNITY SERVICES DEPARTMENT

292 West Beamer Street
Woodland, CA 95695-2598
(530) 666-8775 FAX (530) 666-8156
www.yolocounty.org

YOLO COUNTY PLANNING COMMISSION

CHAIR: Troy Bird
VICE-CHAIR: Brian Sala
MEMBERS: Trini Campbell Cline, Elisabeth Dubin, Amon Muller, Patrick Reynolds

MINUTES

June 8, 2023

ADMINISTRATIVE AGENDA

8:30 a.m.

1. **CALL TO ORDER**

Chair Bird called the meeting to order at 8:30 a.m.

2. **PLEDGE OF ALLEGIANCE**

3. **ROLL CALL**

Present: Trini Campbell Cline, Troy Bird, Elisabeth Dubin, Brian Sala, Amon Muller, Patrick Reynolds

Staff Present: Stephanie Cormier, Principal Planner
Eric May, Senior Deputy County Counsel
Tracy Gonzalez, Assistant Planner
Krista Piazza, Secretary to the Director
Evelyn Tamayo-Arias, Commission Clerk

4. **ADOPTION OF MINUTES OF PREVIOUS MEETINGS**

The May 11, 2023 meeting minutes were approved as presented.

Motion: Muller Second: Sala
Ayes: Bird, Dubin, Muller, Reynolds, Sala
Noes: None
Abstain: Campbell Cline
Absent: None

5. **REQUEST FOR CONTINUANCES**

There was no request for continuance.

6. **APPROVAL OF THE AGENDA**

The agenda was approved as presented.

Motion: Dubin Second: Reynolds
Ayes: Bird, Campbell Cline, Dubin, Muller, Reynolds, Sala
Noes: None
Abstain: None
Absent: None

7. **PUBLIC COMMENT:** Opportunity for members of the public to address the Planning Commission on subjects not otherwise on the agenda relating to Planning Commission business. The Planning Commission reserves the right to impose a reasonable limit on time afforded to any topic or to any individual speaker.

There was no public comment.

8. **CORRESPONDENCE**

Correspondence was previously emailed to the Commissioners. No additional correspondence was provided to the Commissioners during the meeting.

TIME SET AGENDA

9. **ZF #2020-0043:** Continued public hearing to consider a recommendation to the Board of Supervisors on the proposed Gibson Solar Farm Project, cancellation of Williamson Act contract, and certification of the Final Environmental Impact Report. The application is a request for a Major Use Permit to construct and operate a large-scale solar energy system and battery energy storage facility that proposes to locate on an approximately 147-acre agriculturally-zoned parcel consisting of prime farmland and enrolled in the Williamson Act (APN: 049-100-035). (Application: Gibson Renewables, LLC / Owner: AWR Land Partnership, LP) (Planner: Tracy Gonzalez)

Tracy Gonzalez, Assistant Planner, and Jamie Nagel, Project Applicant, provided the presentation and answered the Commission's questions.

The following individuals addressed the Commission during public comment:

- Humberto Izquierdo, Agricultural Commissioner
- Gordon Samuels, Valley Clean Energy General Manager

A motion was made to accept the staff recommendations to recommend that the Board of Supervisors approve the Reduced Footprint Alternative and partial cancellation of the Williamson Act with the following revisions:

- Require a minimum score of 85 points on the pollinator score card.
- All plant materials be source-identified native materials that originated from Northern California.
- The percent of native species cover on the site be a minimum of 26%.
- Eliminate use of gravel on the interior of site.
- Eliminate the apiary as a project component.

Motion: Dubin Second: Campbell Cline
Ayes: Campbell Cline, Dubin, Muller, Reynolds, Sala
Noes: Bird
Abstain: None
Absent: None

REGULAR AGENDA

10. **Discussion with Kathy Harryman, President, Yolo County Historical Society**

Kathy Harryman, President, Yolo County Historical Society provided the presentation and answered the Commission's questions.

11. DIRECTOR'S REPORT

A report by the Secretary of the Planning Commission on items from the recent Board of Supervisors meetings relevant to the Planning Commission and Department of Community Services activities for the month. No discussion by other commission members will occur except for clarifying questions. The commission or an individual commissioner can request that an item be placed on a future agenda for discussion.

Stephanie Cormier, Principal Planner, provided the Director's report.

12. COMMISSION REPORTS

Reports by commission members on information they have received and meetings they have attended which would be of interest to the commission or the public. No discussion by other commission members will occur except for clarifying questions.

The Commissioners provided their reports.

13. FUTURE AGENDA ITEMS

The opportunity for commission members to request an item be placed on a future agenda for discussion. No discussion by other commission members will occur except for clarifying questions.

The future agenda items were discussed during the Director's report.

ADJOURNMENT

The meeting adjourned at 11:36 a.m.

Motion: Sala Second: Campbell Cline
Ayes: Bird, Campbell Cline, Dubin, Muller, Reynolds, Sala
Noes: None
Abstain:None
Absent: None

Next meeting scheduled for: July 13, 2023

The Regular Meeting of the Yolo County Planning Commission adjourned at 11:36 a.m. The next regularly scheduled meeting of the Yolo County Planning Commission is July 13, 2023, in the Board of Supervisors' Chambers.

Any person who is dissatisfied with the decisions of this Planning Commission may appeal to the Board of Supervisors by filing with the Clerk of the Board within fifteen days from the date of the action. A written notice of appeal specifying the grounds and an appeal fee immediately payable to the Clerk of the Board must be submitted at the time of filing. The Board of Supervisors may sustain, modify, or overrule this decision.

Respectfully submitted by,

Stephanie Cormier, Secretary
Yolo County Department of Community Services