



## GUALALA MUNICIPAL ADVISORY COUNCIL

Post Office Box 67, Gualala, Ca. 95445

### GMAC Meeting - Dec. 3, 2015 - Gualala Community Center

1. Introductions and Announcements : Council members introduced themselves. Present - Watts, Mills, Ivor, Eckert, Juengling & Ad.Min. Sec - Moberg . Absent - DuCharme .
2. Consent Agenda : a. Minutes
  - i. Minutes 09-03-15 - **Version 2** (4 pgs).+ Watts' CDP letter to County.  
Motion: Watts , 2<sup>nd</sup> : Ivor **Approved 5-0.**
  - ii. Minutes 11-05-15 - Motion: Watts , 2<sup>nd</sup> : Ivor - **Tabled 5-0.**
  - iii. Minutes - Sheriff's Forum 11-05-15 - Motion: Ivor , 2<sup>nd</sup>: Eckert **Approved 5-0.**b. Correspondence -
  - i. CalFire letter dated 11/06/15 - THP # 1-15-033.
  - ii. CalFire letter dated 11/24/15 - THP # 1-15-042.
  - iii. North Coast RWQCB letter dated 11/06/2015.
  - iv. Stantec letter to RWQCB dated 11/24/2015.
3. Approval of Agenda : Motion: Watts , 2<sup>nd</sup> : Mills **Approved 5-0**
4. Public Input : John Bower - spoke to the ongoing situation between Chevron and BLP Properties re: Phase 1 clean-up progress @ old Chevron station.
5. Report: Mendocino County Law/Code Enforcement : **\*\* (No Report).**
6. Agenda Item : CDP #2015-0005 (Soares ) ; Location: 37901 Marine View Drive ; APN 145-125-12 ; Coastal Development Permit Application to construct a 2,880 sq.ft. single-family residence. Sufficient water supply from well water on property.  
- - -  
Applicants John & Cheryl Soares were present to introduce their project. The Soares further explained a list of recommendations and comments made by Council Members from their site visit. An additional site map that was presented by Applicants, indicated in greater detail the location of the water well, and the trenching of utilities on the property. Council member Watts made the recommendation that a site contour map be provided to the County. Motion : Watts , 2<sup>nd</sup> : Mills . Watts will write the letter to the County.  
**GMAC Advisory Approval 5-0**
7. Drought : State of Emergency & Status of the Gualala Water Moratorium : Discussion about various possibilities for additional water sources and storage capacity.
8. Discussion/Action Item : CalFire Letter re: THP #'s 1-15-042 SON & 1-15-033 SON.  
Final Draft of GMAC letter dated Nov. 15, 2015 with reference to both THP's to be mailed to CalFire. Motion : Ivor , 2<sup>nd</sup> : Mills **Approved 5-0 .**
9. Chairman's Report :
  - a. Proceed with minutes revision procedures per Council Policy #10. The goal of these refinements will continue to be for accuracy & timeliness. Working on a format that will eventually evolve for final Council approval.

- b. Continue with refinement process of pertinent GMAC policies. Council to provide feedback and input. Progress by Start/1<sup>st</sup> Quarter of 2016.

10. Council Matters:

- a. Gualala Community Action Plan (GCAP Streetscaping) :  
Still approx. 4-6 years away from further Streetscape progress. First there need to be additional monies available to proceed with land acquisition, design and construction after initial environmental studies are completed.
- b. Gualala Parking Issues :  
Review of proposed parking area - pullout area southwest end of town.
- c. Caltrans & County Issues : Further discussion on possibilities for a south end of town parking area on Caltrans property. Public Electric Vehicle Station parking space(s) being considered.  
Update on Hwy.1 'kink' north of Gualala and Caltrans' response to GMAC (Mills') letter. GMAC to continue to pursue communication with Caltrans & the County to retain the extra roadway and asphalt at the "kink area, for the potential future development of a fully operational turnout area.
- d. GCSD - Sphere of Influence(SOI) - The currently, out of service area - Gualala Point Regional Park, to become part of GCSD - SOI .Motion : Watts, 2<sup>nd</sup> : Ivor - **Approved 5-0.** Juengling to write letter to LAFCO.

11. Treasurer's Report :

- a. Council presented with a copy of GMAC Budget Proposal for January 2016 to July of 2016 by Treasurer Eckert. Discussion to approve Budget. Motion : Ivor, 2<sup>nd</sup> : Watts - **Approved 5-0.**
- b. Purchase of GMAC recording device completed - Cost \$143.00 .

12. Council Secretary Report :

Cited examples of the 9-1-15 Minutes & Agenda from Westport Mac.

13. Website Report :

Website not yet up-to-date - Materials to be supplied to Webmaster.

14. Administrative Secretary Report :

Invoice presented for \$175.50 , Hours worked 11.433

15. Agenda for next meeting : **7<sup>th</sup> of January 2016**

i. CDP'S received before the 20<sup>th</sup> of the month ; ii. Monthly Law Enforcement Report ; iii. Water Issues & Status of the Gualala Water Moratorium ; iv. Gualala Community Action Plan Update (Streetscape) ; v. Gualala Parking Issues ; vi. Various CalTrans and County Issues ; vii. , viii & ix. ; Council Chairman, Secretary and Treasurer Report's x. Administrative Secretary Report

**ACTION ITEMS** : CDP #2015-0005 letter to County , GMAC letter to CalFire , GMAC letter to LAFCO , continued correspondence with CalTrans re: Hwy. 1 turnout north of Gualala , continued uploading of materials to website.

16. Adjournment : Meeting adjourned at 20:32 .

Minutes prepared by Robert Juengling