



GUALALA MUNICIPAL ADVISORY COUNCIL
POST OFFICE BOX 67, GUALALA, CALIFORNIA 95445

Council Membership Expiration Dates:

Barry DuCharme, 10/15/2018
Charles Ivor, Co-chair – 10/01/2017
Eric Mills – 11/11/2018

Ron Eckert, Treasurer – 12/10/2017
Robert Juengling, Chair – 03/18/2019
Jeff Watts, Secretary – 08/26/2019

GMAC AGENDA

The Gualala Municipal Advisory Council (GMAC) will hold its regular meeting starting at 18:30, Thursday 5 May 2016 at the Gualala Community Center in downtown Gualala.

1.Introductions and Announcements

2.Consent Agenda:

a. Minutes: 3 March & 7 April 2016

Correspondence:

- i. Mendocino County Planning Commission: Notice of Public Hearing, 19 May**
re. Review and consider and amendment of the Coastal Zone (Title 20, Division II to modify the permit process for certain types of wireless communication facilities in the Coastal Zone boundary, excluding the Town of Mendocino.
- ii. CalFire re. THP #1-15-042 SON (Dogwood):** New information and changes.

3.Approval of Agenda:

4.Public Input on Non-agenda Items: (Limited to three [3] minutes)

5.Report: Mendocino County Law/Code Enforcement:

6.CDP #2015-0022 (Howell & Norcross); APN 145-164-16; Location, 38690 Pacific Drive, Gualala: A Coastal Development Permit requesting to renovate and convert three commercial units into three residential units. Each unit would be 400-500 square-feet. Two units would be one-bedroom and the remaining unit would be a studio. Each would have a kitchenette. One existing residential unit will remain. The building will be converted to a four-plex. (Council Members DuCharme & Ivor)

7.CDP #2016-0001 (Wright); APN 142-022-04; Location, 30050 Island View Drive, Gualala: A Coastal Development Permit (CDP #2004-0084) was issued to authorize construction of a 3,821 square foot single-family residence with a maximum height of 23 '-1" above average finished grade. Install a septic system, diversion drain, well and driveway, and connect to utilities that exist at the edge of the parcel and install solar panel system. Placement of water storage tanks and a 250 gallon propane tank. Construction of a retaining wall. Construction of an attached garage and a detached 1,118 square foot garage./workshop with a maximum average height of 12'-9" above average finished grade and temporary occupancy of the workshop during the construction phase of the residence. A Coastal Development Permit Amendment request to construct a 2,945 square foot single-family residence, maximum height 27'-10" above finished grade, with a 384 square foot deck and attached 784 square foot garage. Construct (after-the-fact) approximately 450 square feet of deck attached to existing garage/workshop. Extend existing driveway. (Council Members Mills & Watts)

8.CDP #2015-0033 (Ellis & Lauer); APN 144-100-14; Location, 36000 So. Hwy. One, Gualala: A Coastal Development Permit for repair and replace a leach field, pump tank, pump and control panel, and septic connecting lines. Three 18-inch diameter trees will be removed. Minor trenching to bury the pump tank, connecting lines, and leach lines; and backfilling to original contours, seeding with native grasses, and mulching. (Council Members Eckert & Juengling)

GMAC's archives may be viewed at this website: www.gualalamac.org, and/or by contacting Administrator Moberg: (707)884-3006.

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Public Attendance and Participation is Encouraged at GMAC Meetings.

- 9.Discussion: Draft – Mendocino County MAC Policy document:** For presentation input to Board of Supervisors
- 10.Drought: State of Emergency & Status of the Gualala Water Moratorium** (Council Members Ivor & Juengling)
- 11. Chairman Juengling's Report:**
- 12.Vice-Chairman Ivor's Report:**
- 13.Council Matters:**
 - a. Report: Gualala Community Action Plan (GCAP Streetscaping)** (Council Chair Juengling)
 - b. Discussion: Gualala Parking Issues** (Council Members Juengling & Watts)
 - c. Various CalTrans & County Issues:**
- 14.Treasurer Eckert's Report:**
- 15.Secretary Watts' Report:**
- 16.Website Report: Maintenance of GMAC Website** (Council Member Eckert)
- 17.Administrator Mober's Report**
- 18.Agenda for next meeting - 2 June 2016**
 - a. Sheriff's Forum:** Sheriff Allman; Start at 18:00
- 19.Adjournment**

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