



GUALALA MUNICIPAL ADVISORY COUNCIL

POST OFFICE BOX 67, GUALALA, CALIFORNIA 95445

Minutes for 5 October 2017

The regular monthly meeting of the Gualala Municipal Advisory Council (GMAC) was held on Thursday, 5 October 2017 at the Gualala Community Center in downtown Gualala. Council Members present were: Lloyd Chasey, Charles Ivor, Robert Juengling, Eric Mills, and Jeff Watts. Council Member Ron Eckert was absent. Guest speaker Trish Steel of the *Broadband Alliance of Mendocino County*, Administrative Secretary Mary Mobert, and one member of the public were also present (see sign-in sheet). **Council Chair Juengling** convened the meeting at 18:32.

1. **Introductions and Announcements:** Council Members introduced themselves.

2. **Consent Agenda:**

2.a... **Minutes: 7 September 2017**

It was moved by Council Member Ivor, seconded by Council Member Chasey, and carried 4 YES (Council Members Chasey, Ivor, Juengling, and Mills) 0 NO, 1 ABSTENTION (Council Member Watts) that the Minutes be approve as amended by striking Council Member Mills name from Item #8 CDP #2017-0028 (Baker) because he did not walk the property.

2.b... **Correspondence:** All were acknowledged as received.

2.b...i..... CDP# 2017-0007 (Fischer of Landshark Development LLC)

2.b...ii..... CDP # 2017-0030 (Ubell)

2.b...iii..... **Redwood Coast Conservancy:** Membership Letter

2.b...iv..... Letter; Michael Ubell: CDP #2017-0030 Description

3. **Approval of Agenda:**

It was moved by Council Member Ivor, seconded by Council Member Chasey, and unanimously carried that the Agenda be approved as amended by adding to Correspondence Items 2.b.iii and 2.b.iv.

4. **Public Input on Non-agenda Items:** None

5. **Report: Mendocino County Law/Code Enforcement:** None

6. **Broadband Report:**

Council: Council Member Ivor introduced Trish Steel of the *Broadband Alliance of Mendocino County*, based in Ukiah. She distributed 1) a letter from the *North Bay/North Coast Broadband Consortium* to Governor Jerry Brown dated 3 October 2017; 2) *CalSPEED Is Here*; 3) *The Art of Implausible Business: Fast Internet Refs Up Coast Motorcycle Shop*, and; 4) *Broadband GOALS and STRATEGIES for Mendocino County* (see attached) and reported on the progress of internet access in the area. The organization, founded in 2010, is not a 501(c)3 but a consortium representing Sonoma, Marin, Mendocino, & Napa

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Counties; some of their funding comes from *California Public Utility* monies. The group would like to see Counties step up and be more proactive in broadband issues. Representatives of public safety entities, education, library systems, and businesses are among the nine-member working group that developed the now-approved GOALS (see attached GOALS and STRATEGIES). The GOALS were endorsed by the Hopland, Laytonville, and Westport MACs, and the Fort Bragg, Point Arena, and Ukiah City Councils. She asked the Council to also endorse the document.

The Broadband Plan Development will be finish in 2018. Ms. Steel would like to include Gualala representatives in their Plan Development meetings and wants to know the broadband situation in Gualala: how the service is handled by individual providers; what areas don't have service; is there opposition to cell service; the local public safety and health needs; if high-speed fiber is affordable and being expanded, etc. She is looking for another liaison in the area to coordinate with Council Member Mills. She spoke to the several state legislative bills now being discussed in Sacramento.

Council Member Watts has no broadband access where he lives. It's a form of discrimination when rural students can't do their homework for lack of broadband service at their home. The State should create a rural broadband project like the rural electrification projects so everyone will have internet, especially schools and medical clinics. **Ms. Steel** is in touch with local representatives about broadband in rural areas and noted AB 65 was originally written to initiate a state broadband program to do just that. When AT&T got involved, their amendments mandated only they could be funded to do the work, no other company.

Pole access for additional lines is costly: AT&T hasn't kept up pole maintenance. In order to add anything, the pole has to be replaced. Fiber-optic is all over Mendocino County but no one can access it because it's in private hands—AT&T. In Gualala, AT&T only upgraded their building. They ran fiber optic conduit to all properties in town but didn't extend the cable to them, so the infrastructure probably will not be used. She explained the new use of single-strand fiber-optic laid along roads to connect homes to cable access.

Council Member Ivor asked about net neutrality—having all data being treated equally—and areas of reception and no reception were discussed. Ms. Steel explained the CalSPEED program for finding and reporting non-service areas statewide. With the current mood in the DC Congress, net neutrality laws may be overturned soon. There is a state-wide fund to help small providers upgrade and provide better service. Cell-phone providers are lobbying for all phone service to be cell. Because wireless phone companies aren't regulated as utilities, they don't fall under the same federal consumer protection mandates as land-line companies and, as private corporations, their responsibilities to customers are fewer.

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Council Member Mills noted Central Valley Cable's service is degrading daily and will probably go down for loss of customers, especially in The Sea Ranch. Some people are highly sensitive to microwaves yet he sees little about this health issue. The more line-of-sight service, the more problems sensitive people have.

Ms. Steel asked that any home-phone problem be reported to her. AT&T is mandated to upkeep land lines. If problems occur, the company needs to fix them. *Broadband Alliance* meeting times will be sent to everyone by RJ. Also go to their website for more information and their newsletter.

7. Status of the Gualala Water Moratorium:

Council Chair Juengling reported the Gualala River flow is now lower than it was last month but higher than last year at this time; the moratorium continues.

8. Council Matters:

8.a... **Report: Gualala Community Action Plan (Streetscape Planning):**

Council Chair Juengling noted the Independent Coast Observer ran a good article on the streetscaping project today. A Environmental Phase Draft Report is due to come out in March.

Council Chair Juengling is in contact with Phil Dow of *Mendocino Council of Governments*. Mr. Dow hopes the other phases—design, right-of-way acquisition, and construction—can be added to the 2018 State Transportation Improvement Program. He is now looking at the cost of the design and right-of-way phases; the conceptual design was done in 2012. Construction won't start before 2022 or 2023.

8.b... **Public Scoping Meeting:**

Council Chair Juengling said Frank Demling of CalTrans may hold the meeting 26 October at the Community Center but it's not a firm date.

8.c... **Discussion: Gualala Parking Issues:**

Council Chair Juengling felt parking meetings should start again, especially about the Surf Market area. Presently, the Seacliff Center is repaving the southern half of their property to provide more parking.

Mill Bend Form:

Council Member Ivor spoke with John Walton about the public forum; Mr. Walton is working on it. *Redwood Coast Land Conservancy* is partnering with local citizens and interested organizations trying to buy the property so more Coastal lands are preserved for public use (see attached letter). Council Member Ivor will stay informed and let people know. The item will be kept on agenda.

8.d... **Various CalTrans and; County Issues:**

CalTrans' Anchor Bay Drainage Project:

Council Member Mills reported the project has begun, traffic signs are up, and there doesn't seem to be dust issues at present. There will be a series of ponds constructed as stair steps down the ravine to slow runoff during rains; this is where most of the work has been taking place to date. He also noted the

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repaving on Fish Rock Road down to the dump is really nice and much easier to drive.

CalTrans Highway One Repaving Project:

Council Member Mills stated the CalTrans Highway One paving project between the Gualala Bridge and Point Arena will start next year; perhaps in November.

9. Chairman Juengling's Report:

Council Chair Juengling really feels the parking meetings with property and business owners should start again to discuss problems and find solutions to downtown parking problems. Steve May, owner of Surf Market, and John Bower should be part of these meetings.

10. Vice-Chairman Ivor's Report:

Vice-Chairman Ivor noted the *Friends of Gualala River (FoGR)*, *Forests Unlimited*, and *The California Native Plant Society* won the court case against the "Dogwood" THP including payment of their attorney's by *Gualala Timber Company*. The THP has halted for the moment; the company may come back to refile a revised THP but that will be expensive. FoGR wants the company to hold to the *California Environmental Quality Act* and will fight any deviation from it. If the Mill bend land is acquired by the *Redwood Coast Conservancy*, it may become a park. He hopes the Mill Bend Public Forum will be held.

11. Secretary Watts' Report:

Secretary Watts spoke briefly about his visits with his family.

12. Treasurer Eckert's Report:

Council Chair Juengling read Treasurer Eckert's report (See attached). A projector has been purchased. The Webmaster has resigned and a new one must be found.

13. GMAC Promotion, Citizen Participation & Recruitment; Council Member Mills: None

14. Administrator Mobert's Report:

Administrator Mobert reported working 15.33 hours; materials were \$12.30, for a total of \$242.30.

15. Agenda for next meeting – 2 November 2017:

- a. **CDPR Landshark LLC** – Council Members Watts and Chasey will Walk/See the project.
- b. **CDP Ubell** – Council Members Ivor and Mills will Walk/See the project.
- c. **Supervisor Dan Hamburg** will attend the meeting.

16. Adjournment: 20:03

DRAFT Minutes prepared by Administrator Mobert

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