



AGRICULTURAL COMMISSION

311 Fair Lane
Placerville, CA 95667
(530) 621-5520
(530) 626-4756 FAX
eldcag@edcgov.us

Greg Boeger, Chair – Agricultural Processing Industry
David Bolster Vice-chair – Fruit and Nut Farming Industry
Chuck Bacchi – Livestock Industry
Bill Draper – Forestry Related Industries
Ron Mansfield – Fruit and Nut Farming Industry
Tim Neilsen, Livestock Industry
Lloyd Walker – Other Agricultural Industries

MINUTES

December 13, 2017

6:30 P.M.

Board of Supervisors Meeting Room
330 Fair Lane – Building A, Placerville

Members Present: Draper, Walker, Neilsen, Bolster, Bacchi, Mansfield, Boeger

Ex-Officio Members Present: Charlene Carveth

Media Members Present: None

Staff Members Present: Myrna Tow, Clerk to the Agricultural Commission
LeeAnne Mila, Agriculture Department
Aaron Mount, Planning Department

I. CALL TO ORDER

- Chair, Greg Boeger, called the meeting to order at 6:30 p.m. and asked for a voice vote for approval of the Agenda of November 8, 2017

Motion passed

AYES: Walker, Draper, Mansfield, Neilsen, Boeger, Bolster, Bacchi

NOES: None

ABSENT: None

ACTION ITEMS

II. Item # 17-1346 APPROVAL OF MINUTES of November 8, 2017

Chair Boeger called for a voice vote for approval to approve the Minutes of November 8, 2017 as submitted.

Motion passed

AYES: Walker, Draper, Mansfield, Neilsen, Boeger, Bolster, Bacchi

NOES: None

ABSENT: None

ABSTAIN: None

III. Item # 17-1347 2018 Meeting Schedule –Approved as submitted, moved by Commissioner Neilsen, seconded by Commissioner Bolster.

Motion passed

AYES: Walker, Draper, Mansfield, Neilsen, Boeger, Bolster, Bacchi
NOES: None
ABSENT: None
ABSTAIN: None

IV. PUBLIC FORUM- None

**V. ITEM #17-1348 Subject: BDQ Properties, LLC, Mark McClone
Renewal Request, Temporary Agricultural Employee Housing
Assessor's Parcel Number: 049-060-08**

During the Agricultural Commission's regularly scheduled meeting held on December 13, 2017 a request to review and give written approval for the renewal of temporary agricultural housing was reviewed. The agricultural employee housing was originally approved by the Agricultural Commission on November 04, 2015 as TMA15-0002. On that same date, its current location was authorized by the Agricultural Commission's recommendation for agricultural setback relief for V15-0007. These approvals were subsequently transferred under permit streamlining to Building Permit No. 243469. This building permit number is now the "Project Identification Number" by which the temporary housing is tracked and to which any new Agricultural Commission's approvals will be attached. It has an expiration date of November 04, 2017. Since Mr. McClone made a timely attempt to renew his application prior to the required renewal date, his renewal request has been deemed active and current pending the Commission's potential approval. (Supervisor District III)

Parcel Description:

- Parcel Number and Acreage: 049-060-08, 11.04 Acres
- Agricultural District: Yes
- Land Use Designation: Agricultural Lands
- Zoning: SA-10 (Select Agriculture); Surrounding Zoning Designations are SA-10.
- Soil Type: The majority of the soils on this parcel are choice soils.
 - Mariposa Gravelly Silt Loam: 3-30 percent slopes

Discussion:

A site visit was conducted on December 7, 2017.

The applicant owns approximately 91 acres cumulatively, in 5 separate parcels. The farming operation on these parcels:

1. 5 acres of Table Grapes
2. 0.5 acres of blueberries
3. 5 acres of wine grapes

4. 6.5 acres of apples

The agricultural operation still necessitates the need for agricultural labor, and the placement of the agricultural housing meets the Principles of Compatibility (Section 51238.1 of the California Government Code);

- (1) The use will not significantly compromise the long-term productive agricultural capability of the subject contracted parcel(s) or on other contracted lands,
- (2) The use will not significantly displace or impair current or reasonably foreseeable agricultural operations on the subject contracted parcels(s), and
- (3) The use will not result in the significant removal of adjacent contracted land from agricultural use.

El Dorado County Zoning Ordinance:

Section 17.52.030 of the El Dorado County Zoning Ordinance allows, in addition to permanent residential dwellings, mobile homes for housing agricultural employees and their immediate families, for a limited period of time; provided that the Agricultural Commission advises in writing that the site and the activity satisfies three of the four criteria established by the County for an Agricultural Preserve (Williamson Act Contract). The Zoning Ordinance defines Agricultural Employees as those persons hired to carry on agricultural pursuits on the premises.

The property meets the criteria to qualify as an agricultural preserve;

- (1) Capital outlay exceeded the \$45,000 requirement;
- (2) Minimum acreage exceeded the 20 acre requirement at over 91 acres;
- (3) Gross income exceeded the \$13,500 at approximately \$20,000 annually.

Staff Recommendation:

Staff recommends APPROVAL of Building Permit No. 243469 based on the above findings.

Chair Boeger addressed the public for comment; the applicant Mark McClone was available for questions.

It was moved by Commissioner Bolster and seconded by Commissioner Neilsen to recommend APPROVAL of Staff's recommendation of applicants request based on the above findings for the continuation of agricultural employee housing, Building Permit No. 243469 with a renewal date of November 4, 2019.

Motion passed:

AYES: Draper, Walker, Neilsen, Bolster, Bacchi, Mansfield, Boeger

NOES: None

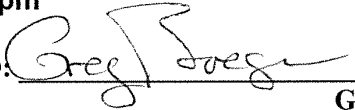
ABSENT: None

ABSTAIN: None

- VI. **UPDATE on LEGISLATION and REGULATORY REQUEST – Charlene Carveth**
Charlene gave updates on El Dorado County Oak Resources Management Plan and Oak Resources Conservation Ordinance that was adopted on October 24, 2017 and becomes effective on November 23, 2017. The In-Lieu Mitigation Fee

effective date is December 23, 2017. Fact sheet is available from Planning. Recap for Agriculture uses or activities allowed by right in any zone district that allows production of plant or animal products or preparation cultivation of the land for this purpose are exempt from the oak tree mitigation, however agriculture uses or activities that impact valley oak trees, valley oak woodlands, or heritage trees are not exempt, and must obtain a permit from the Planning and Building Department for removal of those trees. A definition of the tree types was given per the fact sheet provided available at <https://www.edcgov.us/Government/Planning>. Charlene encouraged documentation of every tree removed even if allowed due to fines that could be placed on land owners. For more information visit the webpage at: <https://www.edcgov.us/Government/longrangeplanning/environmental/Pages/biopolicyupdates.aspx> Other items mentioned were the new Pesticide Use Near Schools regulations. The Department of Agriculture is still waiting on updates to the online permit program to set the buffers around school sites. The temporary ban on commercial Cannabis operations that was approved by the Board of Supervisors was discussed.

VII. ADJOURNMENT 7:05 pm

APPROVED:  DATE: 02/14/18
Greg Boeger, Chair