

SOUTH COUNTY ADVISORY COUNCIL AGENDA
October 23, 2006 - 6:30 PM
NCSD Building, 148 South Wilson Street, Nipomo

Est.
Start

6:30

Call to Order
Pledge of Allegiance
Roll Call
Additions/Deletions to Agenda
Approval of Minutes from September 25 Meeting and Revision of September 6 Minutes
Treasurer's Report

6:50

Chairman's Comments
Response from Code Enforcement

Correspondence

7:00

Community Presentations:
SLO County Sheriff: Commander Martin Basti, South Co. Station
CDF:
SLO County Planning Staff: Brian Pedrotti
Park Commissioner: Paul Teixeira
NCSD: Mike Winn

7:30

Consent Agenda:
Dobbe/DRC 2006-00022: Nextel Cell site located off Guadalupe Rd. **The Land Use Committee recommends approval of this project as presented.**
Gacsho/DRC 2006-00066: MUP for a distance waiver. Subdivide existing 10-acre parcel into two 5-acre parcels with a distance waiver since the existing secondary is 310 feet from the primary. Project is located at 1655 Quiet Oaks Dr. **The Land Use Committee recommends approval of this project as presented.**
Beer/DRC 2006-00071: MUP for a 2,400 sq. ft. detached garage/workshop at 766 Calle Bendita. **The Land Use Committee recommends approval of this project with stipulation that setbacks are correct for the commercial property, and the applicant landscapes the area and uses articulation so that the new metal building complements the house.**

7:40

Public Comment: (Limited to 3 minutes, Items not on Agenda)

Old Business:

Nipomo Town Square/SUB2003-00314/TR-2652: Revised Tentative Tract Map for changes to the project. Project on Mary extending to Juniper Street. with traffic light at Juniper and Mary.

The Nipomo Group/DRC 2006-00065: MUP for mobile home sales lot off N. Frontage Rd. Access will be through the Nipomo Swap Meet.

Nipomo Oaks/LRP 2006-00004: Rezone from RMF to CR with text amendment to allow mixed use. Project located at 620 Hill St. Changes 42 units on 3 acres down to 24 units on 2 acres and rezoning the RMF to commercial with mixed use.

8:15 **Break**

8:25 **New Business:**

Approval of Letters from Land Use Committee to Planning -
Bonnie Eisner

a) SCAC position on clustering
b) Request for Planning Department mechanism to assure maintenance of project landscaping after project completion

Public Financing Alternatives for the Willow Road Extension Project - David Lilley & David Taussig

9:30 **Committee Reports:**

Traffic and Circulation - Dan Woodson

Website - Elect new Chair

Bylaws - Committee status from Collette Hyder

Other

10:00 **Adjournment**

Future Agenda Items

Nipomo Watershed Management Plan- Bob Hill

Follow-up report on Projects of County Drainage Study - Herb Kandel

Agenda Item Format:

Project Description (5 min)

Action expected from SCAC

Questions from Council members

Public Comment (3 min. ea)

Council Comment (5 min. ea)

Motion/ Action