



SOUTH COUNTY ADVISORY COUNCIL

PO BOX 2355 NIPOMO, CA 93444-2355

SCAC - AGENDA

Meeting held at NCSD Chambers
148 South Wilson, Nipomo, CA 93444
Monday, July 23, 2018 – 6:30 PM

Area 1 - Vince McCarthy	Area 5 - Open
Area 1 - Open	Area 6 - Art Herbon (Chairman)
Area 2 - Dan Woodson	Area 6 - Kevin Beauchamp (Vice-Chairman)
Area 2 - Harry Walls	Area 7 - Ron Smith
Area 3 - Elaine Thomas	Area 7 - Open
Area 3 - Open	Agriculture - Pat Duron
Area 4 - Cody King (Recording Secretary)	Public Safety - Richard Wright (Correspondence Secretary)
Area 4 - Open	Lucia Mar Unified School District - Vern Dahl (Ex-Officio)
Area 5 - Gary Spelbring (Treasurer)	Nipomo Community Services District - Dan Woodson (Ex-Officio)

CORRESPONDENCE FROM THE CHAIR - SCAC provides a forum for citizen involvement, and an advisory role to county government entities, on issues affecting unincorporated South SLO County.

1. After Hours Code Enforcement - Starting May 4th, Code Enforcement is available after hours at (805) 788-2350 (Fridays from 5pm to 10pm, and Saturdays/Sundays/Holidays from 8am to 10pm).
 - Will allow timely reporting of violations such as unpermitted grading, environmental damage, unpermitted events and violations of event conditions. During normal business hours residents can report suspected code violations at (805)781-5600, or <https://www.slocounty.ca.gov/Departments/Planning-Building/Code-Enforcement/Report-Suspected-Code-Violation.aspx>

COMMUNITY PRESENTATIONS - The SCAC Council may ask questions at the conclusion of each presentation. The Chairman may invite questions from the public if time permits.

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| • SLO County - Supervisor Lynn Compton | • NCSD - Dan Woodson |
| • CALFIRE - Battalion Chief Eric Shalhoob | • Nipomo Chamber – Rudy Stowell |
| • SLO Sheriff - Commander Stuart MacDonald | • LMU School District - Vern Dahl |
| • CHP - Lieutenant Greg Klingenberg | • SLO County Planning - Stephanie Fuhs |
| • SLOC Stormwater Meeting (Sarah Crable) | |

PUBLIC COMMENT - Public testimony on items not scheduled on today's old and new business. Speakers are allotted 3 minutes for comments (total time for public comment is 15 minutes).

CONSENT AGENDA - Council may pull items from 'Consent' to permit discussion after the Consent vote:

1. June, 2018 SCAC Minutes (King). Motion – Approve Minutes.
2. July Treasurer's Report (Spelbring). Motion – Approve.
3. DRC2018-00038 AT&T MOBILITY (Bryden) - Proposed Conditional Use Permit for 55' tall antenna support structure disguised as a water tank with small ground mounted equipment enclosure and generator within a fenced area; located at 1390 Los Berros Road, Arroyo Grande. (Jerry Ambrose, agent)
 - 3.1. Mr. Ambrose said intent of antenna is to provide internet service to residents on east side of Hwy 101.
 - 3.2. Motion: Accept Land Use Committee recommendation to advise approval in Consent Agenda. [Link To DRC2018-00038](#)

OLD BUSINESS

1. DRC2016-00068 – Howard Pepper Trailer Hitch RV Project - Proposed Conditional Use Permit for a Recreational Vehicle dealership and outdoor storage at corner of North Frontage and Sandydale Drive in Nipomo. Tabled for one month at the June SCAC meeting. Status? [Link To DRC2016-00068](#)
2. 2018/2019 Proposed SCAC Budget (Spelbring)
3. DRC2017-00118 SLO CULTIVATION PROJECT DESCRIPTION: * (Revised). Proposed Conditional Use Permit for Cannabis activity to include cultivation, nursery, and retail delivery service: located at 1808 and 1810 Willow Road as well 520 Albert Way, Arroyo Grande [Link to DRC2017-00118](#)
 - 3.1. SCAC recommended denial of this project at the March, 2018 meeting, and had a split-vote on a modified version (no outdoor grow). The project has been modified, and Land Use Committee requested that SCAC review the project again. Changes:
 - 3.1.1. Outdoor growth is increased from one to two acres.
 - 3.1.2. Byer's Odor System to be placed around entire outdoor growth (non in previous application)
 - 3.1.3. No manufacturing activity as previously requested.
 - 3.1.4. No commercial kitchen as previously requested.

NEW BUSINESS

1. DRC2018-00040 Dayspring - Proposed Minor Use Permit for one acre outdoor cannabis cultivation site and 22,000 sq. ft of indoor (greenhouse) cannabis cultivation to be located on Cougar Ridge Way and Suey Creek Road in Santa Maria, CA [Link To DRC2018-00040](#)
 - 1.1. Presentation at Land Use Meeting did not match the written application (see Link). The cannabis application dated 4/10/18 requests 22,000 sf of indoor greenhouse, and 1 acre of outdoor growth. The applicant told Land Use that outdoor growth, up to one-acre, will utilize hoops to cover crops, instead of indoor greenhouse.
 - 1.2. Owner holds three contiguous parcels, one with a water well that will be utilized for this crop.
 - 1.3. Applicant has been growing cannabis at this location for 13 years.

SCAC COMMITTEE REPORTS AND UPCOMING MEETINGS

1. Land Use Committee (Kevin Beauchamp) – Next meeting is Monday, August 13th, 9 AM at NCSD
2. Traffic and Circulation Committee (Dan Woodson) - Next meeting Thursday, August 9th, 10 AM at NCSD
3. Next SCAC Meeting – Monday, August 27th, 6:30 PM at NCSD Chambers

Procedural Guidelines for items on Old and New Business

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| 1. Introduction and report on item by staff, committee and applicant | 5. Invitation for motion from council |
| 2. Initial questions from SCAC members | 6. Clarification of motion |
| 3. Public comments (3 minutes each) | 7. Council discussion of motion |
| 4. Follow-up questions from council | 8. Vote on Motion & announce results |