

MINUTES OF THE MONTHLY MEETING OF THE
TRINIDAD PLANNING COMMISSION
WEDNESDAY, OCTOBER 16th, 2013

I. CALL TO ORDER/ROLL CALL (6:00pm)

Commissioners Present: Johnson, Pinske, Vanderpool, Becker

Commissioners Absent: none

Staff: Parker, Caldwell

II. APPROVAL OF MINUTES

September 4, 2013

Commissioner Johnson notes that his request to review the Housing Element is not limited to HCD; someone else who can provide a beneficial review and suggestions is adequate.

Motion (Pinske/Vanderpool) to approve the minutes.

Passed unanimously.

III. APPROVAL OF AGENDA

Motion (Becker/Pinske) to approve the agenda.

Passed unanimously.

IV. ITEMS FROM THE FLOOR

John Homen introduces himself and provides details regarding his 19-acre subdivision project north of Trinidad. He is going to resubmit his plan to the County within the next 6 months. The City discussed the project at a Planning Commission where several issues and objections were discussed and misinformation circulated, but Homen was not informed about the meeting in order to attend and have a chance to address these issues. This time he would like to proactively work with the Planning Commission and represent his project. Commissioner Johnson recognizes that the project is outside City limits, but that the City may choose to comment on it, and the City will ensure Homen is notified of the meeting if and when it is placed on an agenda for discussion.

V. AGENDA ITEMS

1. **Sprint 4G Upgrade:** Concurrence on a staff determination that Sprint's current proposal (dated September 18, 2013) to replace and upgrade existing equipment on Trinidad Head to accommodate 4G technology is exempt from the requirement to obtain a Coastal Development Permit. Located at the cellular facility on Trinidad Head; APN: 042-121-05.

Planner Parker introduces the project. Sprint submitted an application to upgrade in July and the original plan went the City Council for authorization, which included some public discussion. The Council, as the property owner and leaseholder, authorized the application to proceed should it need a CDP. In response to public comments at that meeting, and a subsequent determination by staff that it would need a CDP, Sprint made changes to project, eliminating a new concrete pad and decreasing the dimensions of the antennas so now the project qualifies for an exemption. Staff is asking for concurrence on that determination in order to allow another opportunity for public comments, since it has been a controversial topic. Parker will ensure that the building inspector will have a chance to review the project at completion.

Commissioner Questions

None.

Public Comment

David Alameda (Sprint representative) requests an approval of modification of the Sprint equipment and cabinets. The City Council wanted him to match the Verizon specifications, but that wasn't possible because Verizon is a dual band system and Sprint a quad-band, which require different sized antennas.

Commissioner Comments

Commissioner Pinske asks if the coverage will change with the upgrade and Alameda responds that the antennas don't change coverage but makes service faster, allowing for the 4G technology.

Commissioner Johnson reviews the GPS antenna placement. There is no permit required and thus no vote needed, but it doesn't mean the public is unconcerned. He emphasizes that Sprint is required to build what has been submitted. Commissioner Johnson extends his appreciation for Sprint trying to accommodate public concerns with minimal impact on behalf of the Commission and the public.

Move (Pinske/Becker) to concur with City staff's determination that the Sprint 4G upgrade, as proposed, is exempt from the requirement to obtain a Coastal Development Permit.

2. General Plan Update: Housing Element continued discussion.

The Commission enters into workshop mode.

Parker notes that last week she updated the City Council as to progress on the update. The General Plan update is behind schedule but under budget. Julie Fulkerson (City Mayor) would like to keep the general plan a priority.

Commissioner Becker dislikes the phrase "female-headed households" under the Needs section. Planner Parker states that this is a heading in the data because these are traditionally and legally considered 'disadvantaged' households—though the data is suspect anyway, that's how it is officially categorized. Commissioner Johnson suggests defining the needy as specific to Trinidad or taking it out and Commissioner Becker concurs, preferring to acknowledge what exists rather than classifying it as the way the State presents it.

The Commission discusses eliminating General and Specific Needs B, F & G and including a brief summary that provides a snapshot of Trinidad that leads into goals and policies. Planner Parker will summarize Trinidad's current state of housing and expand the goals and policies paragraph. Commissioner Pinske would like to see the unique statement about Trinidad before the goals and policies paragraph.

The Commission generally defines goals and "encompassing" and policies as "specific."

Commissioner Johnson suggests putting the policies from 1997 in the appendix and just summarizing the effectiveness of the previous implementation goals.

Planner Parker would like the Commission to review the HE to make sure the text has been appropriately translated into policy. Planner Parker will compare the HE Energy section to the Circulation Element's Energy section for consistency.

Planner Parker will email revisions so the HE can be finalized at the next meeting.

VI. STAFF REPORT

Planner Parker will meet soon with GHD regarding permitting for the Stormwater Phase I project. She will also be meeting with an architect regarding improvements to the Eatery. No applications are expected for the next meeting though.

Commissioner Johnson expressed concern over the short schedule for updating the Zoning Ordinance that was recently provided to the Council. Planner Parker notes that she stopped calendaring at the end of 2014 but expects it to take longer. She requests that the Commission start brainstorming about where they have had issues with the Ordinance: definitions, uses, design review, CDP exemptions, etc. She hopes that in the future, amendments can be made Zoning Ordinance as needed or every 2-3 years to avoid the need for a huge overhaul.

The City sent a letter to Mike Reinman pursuing enforcement on his second unit.

The City is waiting for a Coastal Commission action on the VDU Ordinance.

Gabe will post an announcement for Planning Commission candidates. Encourage your friends and neighbors to join!

The next meeting will be the week before Thanksgiving.

VII. ADJOURNMENT

Meeting adjourned at 7:30pm.

Submitted by:

Sarah Caldwell

Secretary to Planning Commission

Approved by:

Richard Johnson

Planning Commission Chair