

Avila Valley Advisory Council (AVAC)

San Luis Obispo, CA

PO Box 65

Avila Beach, CA 93424

Date 03/13/2023

www.avac-avila.org

1. **Call to Order:** by the chair, Steve Benedict, for regular meeting at 6:00 PM, via Zoom.
Role call (present): Mary El Hansen, Mary Matakovich, Jim Hartig, Ken Thompson, Steve Benedict, Michael Clayton, Curtis Cole, John Janowicz, Bob Pusanik (alt), Sheri Robesky (alt), Lisa Newton, Margaret Greenough, Carol Hayden and Denise Allen. Julia Hartzell excused and absent.
Quorum was established.
2. **Approval of Minutes:**
 - Minutes from the February 6, 2023 AVAC meeting were reviewed.
 - A motion for acceptance as written was made by Curtis Cole, seconded by Jim Hartig, and carried.
3. **Chair's Comments:**
 - Steve Benedict expressed sadness in the passing of Karla Bittner. He praised her for her contributions to AVAC as secretary and chair.
4. **Public Comment:**
 - No written public comment.
 - Several public comments on See Canyon proposed construction and open/farm land reductions were voiced. It was suggested that these letters and comments be formalized into the Planning Department hearings on the projects during public hearings. Supervisor Ortiz-Legg has offered assistance in this matter. Citizen comments are taken seriously and appreciated. More on this matter in the April AVAC meeting.
 - Thomas Marre' commented on what he felt was a disrespectful pitch and complaints by SLOCOG about long-range funding shortfalls due to citizens not passing tax increase as many other jurisdictions have.
5. **Treasurer's Report: Denise Allen reports:**
 - Account balance: \$1,595.30
 - Expenditures: \$14.99 February, \$15.99 March for Zoom, an increase of \$1.00/month.
6. A. **County and Local Agency Reports: Sheriff: Sgt. Abbas reports**
 - 95 calls for service in February, compared to 113 last year. 32 in Avila Proper and 10 for Cave Landing.
 - Ken Thompson voiced concerns for Avila Beach safety following homicides in Pismo Beach and Arroyo Grande, especially in summer months. Calls for service may increase. As staffing allows, bike teams will be deployed on busy days to assist Avila Beach patrols.
 - Celia Zarate thanked the Sheriff's department for service in the Pismo Beach incident and related more concerns about graffiti in Avila Beach. Gang vs. general graffiti? Mary Matakovich stated that the Port Staff is addressing the graffiti on the Port's property and requests assistance from County staff when it is on County property.

B. Highway Patrol: Lieutenant Jason Grimm reports:

- 3 events occurred in February. One DUI and 2 solo, non-injury collisions.
- Road closure signs on Avila Beach Drive remain. Some employee and resident traffic are passing the signs where necessary, but general traffic is requested to obey the closures.

C. Cal Fire: Battalion Chief Paul Lee reports:

- Cal Fire receives 44 calls for service, 29 for medical related issues.
- One accident on San Luis Bay Drive and Hwy 101.
- One swift water rescue on Avila Beach Drive. Individual drove around road closure signs and car began to float.
- New Captain at Avila Beach Station. Captain Woodman brings rescue swimming and technical rescue skills.
- With ongoing potential flooding Fire will have 3 zodiacs available along with a swift water team housed in Paso Robles area.
- Obey all road closure signs. Prepare a go-bag containing at least 72 hours of essentials such as cash and medications. Please adjust or change travel plans for safety reasons.
- Grants have been received by Fire Safe Council for the greater Avila Valley and are being reviewed. A road grader will be available for fire road repairs once things dry out.

D. Planning: Nicole Ellis/Susan Strachan reports:

Update 1: During the December 2022 AVAC meeting, the County Planning Division asked for input from the Council and Subcommittee groups regarding the format in which information is shared within the AVAC monthly project spreadsheets (which are shared in PDF format). The County received comments with recommendations and preferences, as follows, which have been incorporated into the March 2023 Project Spreadsheet.

- The County will Archive the “Approved/Denied/Withdrawn Projects” (and will not include this section of the list in the monthly Project Spreadsheet. Only if projects have moved into the “Approved/Denied/Withdrawn Projects” category will this list be provided to the group.
- The projects within the “ACTIVE/IN PROCESS AVILA PLANNING & BUILDING PROJECTS” table have been organized into subcommittee sections/groups with the newest projects appearing at the top and the older projects occurring at the end of each subcommittee section/group.
- Font size has been increased.
- Columns have remained.
- A map will not be created.

Update 2: The March 2023 Project Spreadsheet has been updated to reflect project status updates. Where updates were made, the various spreadsheet cells have been highlighted in yellow. The following projects have been updated:

AVILA COMMITTEE PROJECT UPDATES

- C-SUB2022-00005- (item 1 on the Active/In Process list)- revised Project Updates to reflect “2/23/23 Application accepted for processing (3/7/23 planning verified all correction items addressed). Project is in the Environmental Review/Determination phase. Application materials addressing Public Works information hold items have been re-referred to Public Works on 3/7/23 who will conduct their review concurrent with Planning’s Environmental Review/Determination. At this time, the application is ready to be reviewed by the Avila Committee and to obtain recommendations from AVAC.”

- C-SUB2022-00006- (item 2 on the Active/In Process list)- revised Project Updates to reflect “Planning items addressed; however, project remains under Info Hold per Public Works”
- C-SUB2021-00001 (item 4 on the Active/In Process list)- revised Project Updates to reflect “Project will be considered by the Planning Commission with a staff recommendation of denial during the March 23, 2023 hearing.”

LAND USE COMMITTEE PROJECT UPDATE

- DRC2021-00015- Avila Valley Barn Temporary Event Venue Request- (item 11 on the Active/In Process list)- revised Project Updates to reflect “3/6/23 application materials resubmitted for planning re-review.”

SEE CANYON COMMITTEE PROJECT UPDATE

- N-SUB2023-00008- (item 15 on the Active/In Process list)- new project added- A request by James Forage for a Tentative Parcel Map (CO 23-0001) to subdivide a 209-acre parcel into 4 parcels of 164, 5.3, 5.2, and 34.5 acres. The project will result in no site disturbance. The proposed project is within the Rural Lands and Residential Rural land use category and is located at 3365 See Canyon Road, approximately 1.7 miles southwest of San Luis Obispo and 1.6 miles north of the community of Avila. The site is in the San Luis Bay Sub-area of the San Luis Obispo Planning Area. The following stamped documents are available where appropriate: soil engineering report, ag barn site plan, carriage barn site plan, single-family dwelling site plan, percolation report, legal lot verification, and septic system design report. Application received 2/2/2023. Referrals distributed 2/15/23. Public Works and Env Health Info Hold letters received an available online. Currently waiting for other referral responses. Tentative meeting with Planner and AVAC See Canyon Land Use Committee March 8th.

SQUIRE CANYON COMMITTEE PROJECT UPDATE

- LRP2021-00005- (item 17 on the Active/In Process list)- new project added- Application to amend the land use designation of a 15.06-acre parcel from Agriculture (AG) to Residential Rural (RR) and to create a Planning Area Standard to regulate future density and development on the property Referrals distributed/requested via email 2/8/23. Long Range County Planner, Ani Garibyan, to attend the AVAC meeting via Zoom to respond to any questions there may be regarding this application request. That concludes County Current Planning updates. Thank you.

E. Public Works: John Waddell reports:

- No report.

F. County Parks: Nick Franco reports:

- Preparing for coming storm and continuing to clear downed trees from previous storms. The Bob Jones Trail will be closed for a couple of days to facilitate this clean up.
- Cave Landing parking lot temporarily closed due to storm and conditions of the lot. We have all of our permits and erosion waivers all lined up to redo parking lot, can not start until after April 15th. Parks is meeting with contractor on the 15th and start should begin at the end of April.

G. Port San Luis: Suzy Watkins-Harbor Director reports:

- No report.

H. County Supervisor: Supervisor Dawn Ortiz-Legg reports: Steve Benedict presents:

- Praise for Karla Bittner’s contribution to her community.
- **Power point presentation:**
 - **Landscaping: Streetscapes**

Working on long-term plan for maintenance of some of streetscaping spaces in downtown area.

Met with PathPoint and conducted a walk-thru identifying areas in need of upkeep. Community funds will be requested from SLOCO to cover additional costs.
 - **Street Trees: Tree Maintenance**

Parks Division maintains Avila Community Park and Front Street Plaza.

Locations outside the area the County defers to Street and Highways Code and the County Public improvement standards, placing responsibility for maintenance of trees, sidewalks and landscaping on the fronting property owner. An owner requesting a tree removal requires a permit SLO CO Code -23.05.062.
 - **3CE: Central Coast Community Energy**

BOS will hold hearings to discuss joining 3CE.

Questions from Avila mobile home residents pertained to master meter situations. Per 3CE “whoever receives a bill has the option to opt in our out. So, if there is a master meter and only one bill for several units, only one decision can be made.”

“If you have a submetering situation where there is a master meter with submeters coming off it, and the sub metered people are individually billed by PG&E, then each person receiving a bill gets to make an individual choice.”
- Supervisor Ortiz-Legg, after hearing public comments about See Canyon projects, suggests a meeting with her staff and Planning to be scheduled to sift through the issues and bring these concerns to the planning department.
- April 4th meeting with Supervisor Ortiz-Legg from 1:00 to 3:00 PM at the Avila Beach Community Center.
- More data requested from Office of Ocean Energy Management for wind farm project. County is gathering information and will later be open to public input.

I. Old Business

- None

J. New Business:

- Ani Garibyan, planner- County of San Luis Obispo, discussed general plan amendments in Squire Canyon area of 15.1 acres from agriculture to rural residential. The owner has not yet submitted plot designations.
- Denise Allen comments on this project as it pertains to farm land parcels being converted to residential. Squire Canyon has water issues with dried up wells. Property is also in flood plane zone.
- Squire Canyon Committee needs to meet and form comments. Jim Hartig has offered to assist Margaret Greenough in forming and presenting those comments to AVAC. Individual comments can be submitted directly to the Planning Department. Kirt Collins has recused himself from the committee.

K. Community Liaisons:

• **Avila Beach Civic Association: Mary Matakovich reports:**

- Talked to Mary Foppiano, Executive Director of Avila Beach Civic Association, wishes to announce spaghetti dinner/bingo night on April 14th.
- Also, the Children's Business Fair date to be determined.
- Fourth of July Pancake Breakfast and Doggie Parade.
- December 9th is the Santa Parade.
- Facility open for weddings, conferences, parties, and special events.

• **Avila Beach Foundation: Rick Cohen reports:**

Avila Beach Community Foundation has three items to report this month:

- Our March 30th History of Front Street Avila Beach free presentation sold out in less than one day. We have decided to offer a second showing the following night – March 31st. If you haven't received an E-vite invitation and want to attend, contact Kymberly at avilabeachcf@gmail.com.
- We have been informed that this year's Avila Farmers' Market will begin on Friday May 5th and conclude on Friday August 25th.
- The Avila Beach Trolley begins service on May 5th and runs through September. Rides remain free as the Foundation continues to help subsidize Trolley operating costs.

• **PG&E / Diablo Canyon: Eric Daniels reports:**

- Letter sent out to AVAC about NRC had approved PG&E exemption request which allows plant to operate beyond the expiration date of current licenses, while NRC reviews our extension for new application.
- This March 3rd decision provides for continued operations while this new application is reviewed for approval.
- Surprise visit by governor on March 1st for tour of DCP.
- Question as to whether this new licensing application will affect decommissioning PG&E on dual Path to accomplish both, and be ready for both scenarios.
- For decommissioning, PG&E will unload all of the fuel at final fuel-loading campaign that would span longer than one year. For extended operations, however, there will be small loading campaigns adhering to specific regulations.

10. AVAC Committees:

a. **Land Use:**

- No report.

b. **Diablo Canyon: Ken Thompson reports:**

- DCISC conducted several presentations last month. One was Scott Jalbert, SLO County Office of Emergency Services Manager, spoke about evacuation coordination, road closures, and shelters. Visit web site: readyslo.org.
- PG&E directors spoke including Tom Jones, Adam Peck the site vice president, Dennis Peterson station director, and Philip Shonen. <https://slo-span.org/> web site for presentations.

c. **Port: Mary Matakovich reports:**

- No report.
- Staff ready or storm.

d. **Avila Beach: Mary Matakovich reports:**

- Presented a draft of letter, dated March 4, 2023, revisiting the Avila Beach Schoolhouse Project and in doing so we also went back to the November 18, 2021 letter submitted and AVAC approved. Several items, addressed in the November 2021 letter that were not addressed in this go-around, and are important to us, is that the Avila History Project has a location for its materials. We appreciate this being penciled back in as requested by the Save Our Schools Committee.
- Committee of 8 individuals requesting motion to continue this project approve letter with attached previous letter. Motion was made by Lisa Newton and seconded by Kirt Collins. The motion carried.

e. **San Luis Bay Estates: Curtis Cole reports:**

- No report.

f. **Avila Valley: Julia Hartzell traveling. Mary El Hansen reports:**

- No report.

g. **See Canyon: Denise Allen reports:**

- Letter for Planning from The See Canyon Land Use Committee, after meeting with County Planner, after input from twelve neighbors. Prior ranch had four structures on it and now plans for 21 living structures, wanting mitigation, especially for roads etc. A written copy of this letter was not available to AVAC at this time, and individual letters must be directly sent to Planning. AVAC can not endorse individual letters.
- Letter with be sent out to AVAC members and reviewed April 10, 2023.

h. **Squire Canyon: Kirt Collins reports:**

- Thanks to John Waddell and County for road care in Squire Canyon.
- No other report.

i. **Ad Hoc APU (Avila Plan update): Jim Hartig reports:**

- No report.

11. Next Meeting Date:

- April 10, 2023 at 6:00 PM.

12. Adjourn:

- 7:26 PM.