

**FINAL ACCEPTED**  
**MONTEREY COUNTY STANDARD/MINOR SUBDIVISION COMMITTEE**  
**THURSDAY, JANUARY 29, 2009**  
**MINUTES**

**A. ROLL CALL: 9:00 A.M.**

PRESENT:	Water Resources Agency:	Tom Moss, Chair
	RMA – Planning Department:	Jacqueline Onciano, Secretary
	Public Works:	Chad Alinio
	Environmental Health:	Roger VanHorn
	Parks Department:	David Lutes (Standard Sub Only)
	Fire Representative:	Jim McPharlin, Vice Chair
	Planning Commission Representative:	Keith Vandever (Minor Sub Only)

**B. PUBLIC COMMENT: None.**

**C. APPROVAL OF MINUTES: None.**

**D. SCHEDULED ITEMS: MINOR SUBDIVISION**

**1. 9:05AM CARDONA SAUL RIOS ET AL PLN080329**

PROJECT PLANNER: ELISA MANUGUERRA ENVIRONMENTAL STATUS: CATEGORICALLY EXEMPT PROJECT DESCRIPTION: CONTINUED FROM 1/8/09. LOT LINE ADJUSTMENT AND VARIANCE TO ALLOW THE ADJUSTMENT OF APPROXIMATELY 2.78 ACRES OF LAND BETWEEN PARCELS 1 OF 1.99 ACRES AND PARCEL 2 OF 7.56 ACRES TO RESULT IN TWO PARCELS, PARCEL A OF 4.77 ACRES AND PARCEL B OF 4.78 ACRES. A VARIANCE IS REQUIRED TO ALLOW THE RESULTING PARCEL SIZES TO BE LESS THAN THE MINIMUM PARCEL SIZE OF 40 ACRES REQUIRED BY THE FARMLANDS OR "F" ZONING DESIGNATION. THE PROPERTY IS LOCATED AT 40052 WALNUT AVE GREENFIELD (ASSESSOR'S PARCEL NUMBER 109-232-015-000), CENTRAL SALINAS VALLEY AREA PLAN. RECOMMENDED ACTION: APPROVE PROJECT

Project Planner, Ms. Elisa Manuguerra, presented project.

Discussion regarding the update to The Demolition of the House, Final Inspection, Revised Site Plan, Source of Water between Committee and Staff.

Cheryl Ainsworth, Representative for Applicant, discussion regarding the Conditions that need to be met by timeline.

Jennie Heinz, Lombardo and Gilles, discussion regarding the relocation of the Mobile Home, Septic System, City System requirements between Committee.

Public Comment: None.

Mr. Vandevere: Discussion regarding the Letter from Environmental Health regarding the wells.

Mr. Vandevere: Discussion regarding the Letter from Mrs. Heinz, Lombardo and Gilles, regarding the Modification to the Finding, Evidence, Conditions dated, January 28, 2009 between Committee and Staff.

Break: 9:20 a.m.

Reconvene: 9:33 a.m.

Discussion regarding the Letter from Mrs Heinz, Lombardo and Gilles, Dated January 28, 2009 modifications to Findings, Evidence and Conditions between Committee and Staff.

It was moved by Mr. Vandevere and seconded by Mr. McPharlin to approved Lot Line Adjustment based on the Findings and Evidence in Exhibit B as modified here today and subject to the Conditions of Approval modified here today.

AYES: McPharlin, Vandevere, Moss, Onciano, Patrick Treffry, Alinio  
NOES: None.  
ABSENT: None.  
ABSTAIN: None.

Break: 5 minutes

**Reconvene: 9:45 a.m. STANDARD SUBDIVISION COMMITTEE**

ABSENT: Mr. Vandevere  
PRESENT: Mr. Lutes

**2. 9:15AM CANADA WOODS LLC PLN080133**

Project Planner: PAULA BRADLEY Environmental Status: Categorically Exempt  
Project Description: LOT LINE ADJUSTMENT TO REDUCE LOT 52 FROM 25 ACRES TO 12.94 ACRES, REDUCE LOT 41 FROM 13.53 ACRES TO 12.06 ACRES, AND INCREASE PARCEL L (OPEN SPACE) FROM 26.41 ACRES TO 39.95 ACRES. THE PROPERTY IS LOCATED ON ALTA TIERRA ROAD, NORTH OF TEHAMA ROAD IN THE TEHAMA (CANADA WOODS PHASE III) AND TEHAMA PHASE 3 SUBDIVISIONS, MONTEREY (ASSESSOR'S PARCEL NUMBERS 169-421-052-000, 259-093-001-000 AND 169-421-053-000), CARMEL VALLEY MASTER PLAN AND GREATER MONTEREY PENINSULA AREA PLAN AREAS. Recommended Action: RECOMMEND APPROVAL TO PLANNING COMMISSION

Project Planner, Paula Bradley, presented project. Discussed project continuance to March 26, 2009. Project will proceed as a Lot Line Adjustment.

Public Comment: None.

Discussion and clarification regarding Amendment of the Map, Interpretation to a Board of Supervisors Policies.

It was moved by Mr. McPharlin and seconded by Mr. VanHorn to continue and passed by the following vote:

AYES: McPharlin, Lutes, Moss, Onciano, VanHorn, Alinio  
NOES: None.  
ABSENT: None.  
ABSTAIN: None.

**E. OTHER MATTERS:** Mrs. Onciano: Discussed modification to Title 19. Workshops. Mr. Moss update to Title 19 Long Term Sustainable Water Supply and Update County Flood Plan Regulations.

**F. AJOURNMENT:** 9:52 A.M.

Date Adopted: February 25, 2010

ATTEST:

  
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JACQUELINE R. ONCIANO, SECRETARY

JO/vc