

Solano County Planning Commission

Meeting of June 21, 2012 - 7:00 p.m. held in the Board of Supervisors Chambers, County Administration Center, 1st Floor 675 Texas Street, Fairfield, California

Any person wishing to speak on an agenda item may do so by completing a card and handing it to the Clerk. Upon recognition by the Chairperson, please approach the rostrum, state your name and address before making your presentation.

All actions of the Solano County Planning Commission can be appealed to the Board of Supervisors in writing within 10 days of the decision to be appealed. The fee for appeal is \$150.

Any person wishing to review the application(s) and accompanying information may do so at the Solano County Department of Resource Management, Planning Division, 675 Texas Street, Suite 5500, Fairfield, CA. Non-confidential materials related to an item on this Agenda submitted to the Commission after distribution of the agenda packet are available for public inspection during normal business hours.

The County of Solano, in compliance with the Americans With Disabilities Act of 1990, will provide accommodations for persons with disabilities who attend public meetings and or participate in county sponsored programs, services, and activities. If you have the need for an accommodation, such as, interpreters or materials in alternative format, please contact Kristine Letterman, Department of Resource Management, 675 Texas Street, Suite 5500, Fairfield, CA 94533, (707) 784-6765.

- AGENDA-

ROLL CALL AND SALUTE TO THE FLAG

ITEMS FROM THE FLOOR: (Limited to 5 minutes for any one item)

APPROVAL OF THE MINUTES of the regular meeting of June 7, 2012.

- 1. **PUBLIC HEARING** to consider Use Permit Application No. U-12-08 of **AT&T c/o Misako Hill** to install a 2' tower extension and relocate the existing six panel antennas to the top of the tower; install three new antennas, six remote radio units and other equipment improvements within the existing equipment shelter. The project is located at 6685 Bucktown Road adjacent to the City of Vacaville in an "A-40" Exclusive Agricultural Zoning District, APN: 0123-090-170. This project is determined to be categorically exempt from the provisions of the California Environmental Quality Act. (Project Planner: Jim Leland) **Staff Recommendation:** Approval
- PUBLIC HEARING to consider amendments to the County General Plan and County code to be included the 2012 Amendment to the Solano County Component of the Suisun Marsh Local Protection Program. The amendments include the following:
 - 1. Amendments to the 2008 General Plan addressing the Suisun Marsh including Chapter 4, Resources and Appendix C, Suisun Marsh Policy Addendum.
 - 2. Amendments to County Policy Regulating Sewage Disposal Systems in the Suisun Marsh.
 - 3. Amendments to Chapter 28, Zoning of the Solano County Code applicable to the

Suisun Marsh Management area including:

- a. Definitions
- b. Limited Agricultural Districts
- c. Residential Traditional Community Districts
- d. Commercial Districts
- e. Manufacturing and Industrial District
- f. Marsh Preservation District
- g. Land Use Regulations
- h. Marsh Development Permits.
- 4. Amendments to Chapter 31, Grading, Drainage, Land Leveling and Erosion Control, of the Solano County Code
- 5. Amendments to County Findings of Consistency between provisions of the Suisun Marsh Protection Act and Existing County Policy
- 6. Rezone properties to rename the Limited Agricultural District (A-L) to Suisun Marsh Agricultural (A-SM) District within the Secondary Management Area of the Suisun Marsh consistent with the 2008 General Plan
- 7. Rezone properties within the Collinsville Area of the Suisun Marsh from Water Dependent Industrial (I-WD) and Agriculture (A-20) to Marsh Preservation (MP), Suisun Marsh Agricultural (A-SM), Residential Traditional Community (R-TC-4) and Commercial Recreation Limited (CR-L) consistent with the 2008 General Plan.
- 8. Rezone properties in the Parish Road area of the Suisun Marsh from Agriculture (A-20) and Marsh Preservation (MP) to Suisun Marsh Agricultural (A-SM-160) and Marsh Preservation (MP) consistent with the 2008 General Plan.

The Planning Commission will also hold a public hearing to consider the rezoning of the Water Dependent Industrial (I-WD) properties in the Collinsville area outside of the Suisun Marsh Management Area to Exclusive Agriculture (A-160) consistent with the 2008 General Plan.

The Planning Commission will also hold a public hearing to consider the 2012 Amendment to the Solano County Component of the Suisun Marsh Local Protection Program. (Project Planner: Mike Yankovich) **Staff Recommendation:** Approval

3. ANNOUNCEMENTS and REPORTS

4. ADJOURNMENT

Staff reports can be found on the Resource Management website at www. solanocounty.com.