

**“Antelope Valley Regional Planning Advisory Committee Minutes”
01-03-2019**

Members Present: Mike Curti, Chair; Patti Hamic-Christensen, Vice Chair; Bruce Woodworth, Secretary; Arden Gerbig; Eric Edgerton; Debie Bush; Katy Buell; Debbi Harrison.

Others Attending: John Peters, Mono County Supervisor; Gerry Le Francois and Hailey Lang, Mono County Community Development; Mike May; Orval Mosby; Ronald Ham; Mr. & Ms. Thompson.

VOTES: [Curti/Welsh, 12-1-2] indicates a motion by Curti, second by Welsh, 12 in favor, 1 opposed, 2 abstentions.

November Minutes approved [Hamic-Christensen/Buell], unanimous except abstentions.
December Minutes approved [Hamic-Christensen/Bush], unanimous except abstentions.

Public & Committee members Comments:

Ron Ham, prop owner in Walker, announced plans for future veterans-oriented enterprises in the Valley.

Mosby, who was thanked by Chair Curti for his decade plus service on the RPAC, updated the Committee on cemetery activities including mapping the individual sites by GPS.

Buell mentioned the raptors concave that is being hosted at the Topaz Lodge on January 16th-19th.

Hamic-Christensen said the Hospice project has its insurance in place and should have the fingerprinting documentation secured within two weeks. The Hospice is accepting applications – contact her or Pam Hamic.

Gerbig/Curti mentioned the Marine initiative to limit flights over the Marine Base on Highway 108.

Curti, as Fire Chief, reported that the Department had responded to a residence flue fire and encouraged all wood/pellet users to have their chimneys cleaned every year.

National Forest Report: None.

Marines Report: None.

Staff Comments:

Le Francois described a new trails/recreation position jointly funded by Mammoth and the County.

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Further, he announced the new member of the Community Development Department, Hailey Lang, who has a background in transportation issues and may be involved centrally in north county matters.

And that he will send out a current roster of the RPAC.

Three cannabis projects have been submitted to the County and are in various states of consideration.

Supervisor’s Report:

John Peters said all the re-applying Committee members had been approved by the Board of Supervisors for new four-year terms. Additionally, Harrison was appointed to the seat vacated by Mosby.

Election of New Officers:

Curti re-nominated for Chair [Woodworth], Hamic-Christensen re-nominated for Vice-Chair Katy [Buell], Woodworth & Langner for Secretary [Buell]. Motion to approve all [Buell/Harrison], unanimous vote.

Reconsideration of previous RPAC decisions. Change in the AV Bylaws. 2nd Reading.

PROPOSAL:

If, by majority vote, an agendized proposal is found to be essentially one that had been earlier decided by the RPAC, then it cannot be reconsidered within six months of that earlier vote.

After six months from an initial RPAC decision, an essentially similar proposal can be considered, but it must be approved by majority votes at each of two regularly scheduled meetings with 68 days of one another.

After 12 months from an initial RPAC decision, there are no restrictions on reconsidering a prior vote.

[A majority vote is one in which more votes favor the motion than oppose it, during a meeting with a legal quorum.]

[Buell/Woodworth] unanimous approval.

Short-term Rentals Regulation.

Summary of Committee’s discussion:

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It is the request of the Committee that any regulation of short-term rentals in the Antelope Valley be at minimal cost and maximum ease of compliance.

Specifically, limiting regulation to Chapter 26 (health and safety), Transit Occupancy Tax, Business License.

And not to include Operations permits, Conditional Use or Use permits.

Reasoning of the Committee includes:

- Less likelihood of noise and parking disputes because of the typically large (1 acre plus) lots.
- Need for supplemental income in a low-income area.
County General Plan – Antelope Valley
Objective 4.D. Maintain and enhance the local economy.
Policy 4.D.1. Incubate home businesses:
- Specifically include Agricultural Land Use so as to encourage diversified income from ag-tourism.
County General Plan – Antelope Valley
Objective 4.B. Maintain the scenic, historic, agricultural, and natural resource values in the Valley.
- Workforce housing impact concerns are not relevant in the Antelope Valley as they are elsewhere in the county due to existing housing stock, low density of population and balance of housing and employment.

[Hamic-Christensen, Buell] unanimous approval.

Adjourned

Respectfully, Bruce Woodworth