



# AGRICULTURAL COMMISSION

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*Greg Boeger, Chair – Agricultural Processing Industry*  
*Lloyd Walker, Vice-chair – Other Agricultural Interests*  
*Chuck Bacchi – Livestock Industry*  
*Bill Draper – Forestry Related Industries*  
*Ron Mansfield – Fruit and Nut Farming Industry*  
*Tim Neilsen, Livestock Industry*  
*John Smith – Fruit and Nut Farming Industry*

## MINUTES

January 11, 2012

6:30 P.M.

Board of Supervisors Meeting Room  
330 Fair Lane – Building A, Placerville

**Members Present:** Boeger, Bacchi, Mansfield, Neilsen, Smith, Walker, Draper

**Members Absent:** None

**Ex-Officio Members Present:** Charlene Carveth, Ag Commissioner/Sealer

**Staff Members Present:** Chris Flores, Senior Agricultural Biologist  
Myrna Tow, Clerk to the Agricultural Commission

Pierre Rivas, Development Services/Planning

**Others Present:** Rachel Wickland, Kurt Raffetto, Erik Davenport,  
Brian Veerkamp

### I. CALL TO ORDER

- Chair, Greg Boeger, called the meeting to order at 6:30 p.m.

### II. APPROVAL OF AGENDA

*It was moved by Mr. Neilsen, and seconded by Mr. Walker, to approve the Agenda as submitted.*

Chair, Greg Boeger, called for a voice vote for approval of the Agenda.

*Motion passed*

**AYES:** Bacchi, Mansfield, Neilsen, Smith, Walker, Boeger, Draper

**NOES:** None

### III. APPROVAL OF MINUTES

- Minutes of November 9, 2011

*It was moved by Mr. Smith, and seconded by Mr. Bacchi, to approve the Minutes of November 9, 2011, as submitted.*

Chair, Greg Boeger, called for a voice vote for approval of the Minutes.

*Motion passed*

**AYES:** Bacchi, Mansfield, Neilsen, Smith, Walker, Boeger

**ABSTAINED:** Draper

**NOES:** None

**IV. ELECTION OF CHAIR AND VICE-CHAIR OF AGRICULTURAL COMMISSION FOR 2012**

*It was moved by Mr. Bacchi and seconded by Mr. Smith to nominate the incumbents, Greg Boeger as Chair of the Ag Commission and Lloyd Walker as Vice-Chair.*

*Motion passed*

**AYES:** Draper, Smith, Walker, Neilsen, Bacchi, Mansfield, Boeger

**NOES:** None

**V. APPROVAL OF 2012 AG COMMISSION MEETING CALENDAR**

*It was moved by Mr. Bacchi and seconded by Mr. Draper to approve the Calendar as submitted.*

Chair, Greg Boeger, called for a voice vote for approval of the Calendar.

*Motion passed*

**AYES:** Draper, Smith, Walker, Neilsen, Bacchi, Mansfield, Boeger

**NOES:** None

**VI. NOMINATION AND ELECTION OF AN EXECUTIVE ADVISORY TEAM MEMBER: 1 MEMBER REQUESTED FROM THE AGRICULTURAL COMMISSION FOR THE TARGETED GENERAL PLAN AMENDMENT AND ZONING ORDINANCE UPDATE EIR PROCESS**

*It was moved by Mr. Bacchi and seconded by Mr. Draper to appoint Mr. Smith to represent the Agricultural Commission and appoint Chair Boeger and Mr. Draper as alternates to serve as a member on the Executive Advisory Team for the Targeted General Plan Amendment and Zoning Ordinance Update EIR process.*

*Motion passed*

**AYES:** Draper, Smith, Walker, Neilsen, Bacchi, Mansfield, Boeger

**NOES:** None

**VII. PUBLIC FORUM**

No comments were received

**VIII. Presentation on the California Human Development Farmworker Services – Rachel Wickland** – Rachel Wickland gave a brief history of the non-profit organization, California Human Development (CHD). The local office is located at 3047 Briw Road,

in Placerville. The organization has been in existence since 1967 and serves 32 Northern California counties. CHD's Mission Statement is "To create paths and opportunities for those seeking greater self-sufficiency, independence, and dignity through education, training, housing, and other services." Their main goal is to provide opportunities for farmworkers to obtain stable employment. One of the programs through CHD is the Farmworker Services Division (FWS). Services available through FWS include assessment and counseling, job services and job placement, occupational skills training and on-the-job training, work experience programs, English-as-a-second language classes, emergency assistance, temporary housing, and food assistance. The "On-The-Job Training" Program helps existing employees who want to be trained in a more highly skilled position (i.e. a harvester can apprentice for up to 3 months and transition to a tractor operator). During the training period, CHD can reimburse the employer, up to 50% of the employee's wages. Ms. Wickland gave a couple of examples of local farm workers who had completed the program and were now managing farms. Eligible persons are those who earn a majority of their wages in eligible agricultural work (a minimum of \$800/year). Their household income must be below the poverty line and they must be authorized to work in the United States. Dependents, over the age of 18, of eligible persons, are also eligible for the program. Dependents with US work authorization, may qualify through a parental farmworker, even if the farmworker is undocumented. For more information, please visit CHD's website at [www.chdcorp.org](http://www.chdcorp.org) or call 530-624-7211 or e-mail Ms. Wickland at Rachel.wickland@chdcorp.org.

**IX. S 11-0014 – Bucks Bar Rd-SBA Cell Tower (Carol and Joseph Herrlie/SBA Towers, Inc/Complete Wireless, Mark Lobaugh/MST Architects):** a request for a special use permit by SBA Towers to construct a communications facility to include a 100-foot tall monopine tower, with 3 Verizon Wireless antenna sectors, two future microwave dishes, one 12-foot by 16-foot equipment shelter, one standby emergency generator with a 210 gallon dual walled fuel storage tank, and two wall-mounted air conditioners, all to be contained within a 50-foot by 50-foot fenced compound. The facility will provide mobile communication service to area travelers, residents and businesses, and will serve as a backup to existing landline service in the area. The 20.1 acre parcel is identified by Assessor's Parcel Number 046-270-18 and is located approximately 2,500 feet northeast of the intersection of Cattle Creek Land and Bucks Bar Road, in the Pleasant Valley area. (District 2)

Chris Flores gave a description of the project. The 20.1 acre parcel is located in the Pleasant Valley Agricultural District, has Planned Agricultural Thirty Acre zoning, and a land use designation of Agricultural Lands. Planning Services has requested a review and recommendation for a Special Use Permit S 11-0014, by the Agricultural Commission, as the proposed project would occur on agriculturally zoned land in an Agricultural District.

Relevant General Plan Policy:

General Plan Policy 8.1.4.1 states, "The County Agricultural Commission shall review all discretionary development applications and the location of proposed public facilities involving land zoned for or designated agriculture, or lands adjacent to such lands, and shall make recommendations to the reviewing authority. Before granting approval, a determination shall be made by the approving authority that the proposed use:

- A. Will not intensify existing conflicts or add new conflicts between adjacent residential areas and agricultural activities; and

- B. Will not create an island effect wherein agricultural lands located between the project site and other non-agricultural lands will be negatively affected; and
- C. Will not significantly reduce or destroy the buffering effect of existing large parcel sizes adjacent to agricultural lands.

Staff reported that the proposed project would not affect any adjacent agricultural activities, would not have a negative affect on non-agricultural lands, and parcel sizes would not be affected by the project.

*It was moved by Mr. Neilsen and seconded by Mr. Walker to recommend APPROVAL of the request for a special use permit to allow SBA Towers to construct the communications facility on APN 046-270-18, as the findings for General Plan Policy 8.1.4.1 can be made, "...the proposed use:*

- A) Will not intensify existing conflicts or add new conflicts between adjacent residential areas and agricultural activities;*
- B) Will not create an island effect wherein agricultural lands located between the project site and other non-agricultural lands will be negatively affected; and*
- C) Will not significantly reduce or destroy the buffering effect of existing large parcel sizes adjacent to agricultural lands.*

*Motion passed*

**AYES:** Bacchi, Mansfield, Neilsen, Smith, Walker, Draper, Boeger  
**NOES:** None

**X. Request for Agricultural Commission Review of Agricultural Setback Relief Application (Kurt and Veronica Raffetto) – APN 049-060-06; Variance Application No. V11-0003:**

The owner of the subject parcel is requesting administrative relief from an agricultural setback to allow a new 5,307 square foot single-family residence no less than 100 feet from the south property line, adjacent to agriculturally zoned (SA-10) land. (District 3)

Chris Flores gave a brief report. The subject parcel is 29.5 acres, and is located off of Carson Road in the Camino/Fruitridge Agricultural District. The subject parcel and surrounding parcels have Select Agricultural Ten Acre zoning and land use designations of Agricultural Land (AL). Soil types on the subject parcel include JtD: Josephine Silt Loam, 15 to 30% slopes; SkD: Sites Loam, 15 to 30% slopes (both soils of Local Importance); BrE: Boomer-sites Very Rocky Loams, 9 to 50% slopes; and MaD: Mariposa Gravelly Silt Loam, 3 to 30% slopes (both non-choice soils). The proposed house site is located on the BrE soil type. The majority of the parcel is planted in walnut trees. The proposed house site would not disturb the existing agricultural operation.

Findings required for agricultural setback relief:

The Agricultural Commission may approve a reduction of up to one hundred percent (100%) of the special agricultural setback (not less than 30 feet from the agriculturally zoned parcel) when it can be demonstrated that a natural or man-made barrier or buffer already exists such as, but not limited to, topography, roads, wetlands, streams, utility

easements, swales, etc., that would reduce the need for such a setback, or the Commission finds that three of four of the following exists:

- a) No suitable building site exists on the subject parcel except within the required setback due, but not limited to, compliance with other requirements of the General Plan or other County development regulations;
  - a. **The proposed building site, for the single family residence, creates the least amount of impact to the existing agricultural operation on the property, and would be adjacent to an undeveloped area of the SA-10 parcel to the south. (Finding can be made)**
- b) The proposed non-compatible use/structure is located on the property to reasonably minimize the potential negative impact on the adjacent agricultural or TPZ zoned land;
  - a. **The proposed single family residence would be adjacent to an undeveloped area of the SA-10 parcel to the south. (Finding can be made)**
- c) Based on the site characteristics of the subject parcel and the adjacent agricultural or TPZ zoned land including, but not limited to, topography and location of agricultural improvements, etc, the Commission determines that the location of the proposed non-compatible use/structure would reasonably minimize potential negative impacts on agricultural or timber production use.
  - a. **The proposed building site would not impact the existing walnut orchard on the subject parcel and is located on the only semi-flat area of the remaining acreage. Based on the 2006 aerial photo, there may be an agricultural operation on the parcel to the south, but it is located directly south of the walnut orchard. (Finding can be made)**
- d) There is currently no agricultural activity on the agriculturally zoned parcel adjacent to the subject parcel and the Commission determines that the conversion to a low or high intensive farming operation is not likely to take place due to the soil and/or topographic characteristics of the adjacent agriculturally zoned parcel or because the General Plan Land Use Designation of the surrounding or adjacent parcels is not agricultural (e.g. Light/Medium/High Density Residential).
  - a. **There may be an agricultural operation on the parcel to the south and/or there is a likelihood that the land could be converted to a low or high intensive farming use. (Finding cannot be made)**

The applicant was in attendance and available for questions. The Agricultural Commission welcomed the applicant back to El Dorado County and commended him for continuing the family's agricultural operation.

*It was moved by Mr. Walker and seconded by Mr. Bacchi to recommend APPROVAL of Kurt & Veronica Raffetto's request for administrative relief of an agricultural setback, allowing a single family residence to be built 100 feet from the south property line, as 3 of the 4 findings that the Agricultural Commission is required to make by Resolution No. 079-2007 and adopted by the Board of Supervisors on April 17, 2007, can be made:*

- a) *No suitable building site exists on the subject parcel except within the required setback due, but not limited to, compliance with other requirements of the General Plan or other County development regulations;*
- b) *The proposed non-compatible structure will be located on the property to reasonably minimize the potential negative impact on adjacent agriculturally zoned land; and*
- c) *Based on the site characteristics of the subject parcel and the adjacent agriculturally zoned land including, but not limited to, topography and location of agricultural improvements, etc, the Commission determines that the location of the proposed non-compatible structure would reasonably minimize potential negative impacts on agricultural or timber production use.*

*The Agricultural Commission also recommends that the applicant comply with Resolution No. 079-2007 Exhibit A of the Board of Supervisors pertaining to the adoption of the Criteria and Procedures for Administrative Relief from Agricultural Setbacks. Section B.5 requires the following action by the applicant: In all cases, if a reduction in the agricultural setback is granted for a non-compatible use/structure, prior to the issuance of a building permit, a Notice of Restriction must be recorded identifying that the non-compatible use/structure is constructed within an agricultural setback and that the owner of the parcel granted the reduction in the agricultural setback acknowledges and accepts responsibility for the risks associated with building a non-compatible use/structure within the setback.*

*Motion passed*

**AYES:** Bacchi, Mansfield, Neilsen, Smith, Walker, Draper, Boeger

**NOES:** None

## **XI. LEGISLATION AND REGULATORY ISSUES**

- **Proposed State Export Certification Fee** Acting Agricultural Commissioner Charlene Carveth commented on the new fees that are proposed.
- **Proposed State Annual Device Administrative Fee** Acting Agricultural Commissioner Charlene Carveth commented on the new fees that are proposed.
- **Assembly Concurrent Resolution No. 42-Eat Local, Buy California Grown Day**

*It was moved by Mr. Smith and seconded by Mr. Walker to recommend to send a letter to the Board of Supervisor's in support of making Sunday's in El Dorado County as "Eat*

*Local, Buy California Grown Day" note-The Agriculture Department will use this letter of*

*support when they take this item to Board.*

## **XII. CORRESPONDENCE**

- No correspondence was received.

## **XIII. OTHER BUSINESS**

- **News Release:** Governor declares California Land Stewardship Institute (Fish Friendly Farming program) Winner of 2011 Top Environmental Leadership Award
- **CDFA Fresh Produce Container Labeling/Proof of Ownership brochure**
- **The Ag Commission noted that Governor Jerry Brown had appointed two new members of the state's Board of Forestry and Fire Protection, from El Dorado County; Susan Britting of Coloma and Rich Wade of Pollock Pines.**

## **XIV. ADJOURNMENT**

Chair, Greg Boeger, adjourned the meeting at 7:36 pm.

**APPROVED: Greg Boeger**

**DATE: March 14, 2012**