



**SIERRA COUNTY PLANNING COMMISSION
REGULAR MEETING MINUTES
Thursday, February 10, 2022**

**Chair: Mike Filippini
Vice Chair: Janet Baldrige
Liz Fisher
Irv Christensen
James Kelley**

**LOCATION: (fmr.) Sierraville School
Library Room/Gymnasium
305 S. Lincoln Street
Sierraville, CA 96126**

This meeting was open to the public for in-person viewing/participation, as well as available via video/teleconference.

1. CALL TO ORDER/ROLL CALL

The meeting was called to order at 10:10 am.

Commissioners Present: Chairman Mike Filippini, Liz Fisher, James Kelley, Janet Baldrige. Irv Christensen attended telephonically.

Staff Present: Commission Secretary/Planning Director Tim Beals; Assistant Director/Planner Brandon Pangman, and Planner II, Corri Jimenez.

2. APPROVAL OF AGENDA

Thursday, February 10, 2022 regular meeting agenda.

Motion: Fisher/Kelley **Approved** without changes. Vote: 5/0

3. APPROVAL OF MINUTES

October 15, 2020, July 15, 2021, December 2, 2021, and December 16, 2021 meeting minutes.

Motion Baldrige/Fisher **Approved** without changes Vote: 5/0

4. CORRESPONDENCE

None.

5. PUBLIC COMMENT OPPORTUNITY

None.

6. WORKSHOPS

11:00 am Public Workshop / "Open House" following PC Meeting to afford the public an opportunity to view and comment on the proposed Preliminary FEMA Flood Insurance Rate Maps for Sierra Valley.

This item was moved to the end of the meeting by unanimous consent.

7. PUBLIC HEARINGS

None.

8. BUSINESS REQUIRING ACTION OR DISCUSSION

8.1 Big Springs Garden: Determination if proposed changes are in “substantial compliance” with conditionally approved entitlements (PD File #1647).

The permittee, Sharon Lane, attended and provided comment telephonically. Agents of the permittee including Bruce Boyd, project architect, and Diane McIntyre, Big Springs project manager, attended in person and provided further comment/support.

Planning Commission approved the proposed changes to the Big Springs Retreat Center facilities, as outlined in Staff Rec. no. 1233 finding the project to be in substantial compliance with the conditionally-approved project description—including the proposed 2nd staff/security/caretaker’s cabin; and that no further amendments to the CUP or re-circulation of the CEQA documents are necessary at this time.

Motion: Baldrige/Kelley **Approved** without changes Vote: 5/0

8.2 Short-term vacation rentals: general discussion (no action)

Discussion began at 11:00 am between the Board and Planning staff. Problems and possible solutions were brought up regarding the regulation of various aspects of short-term rentals in Sierra County. Also discussed were parking problems, fire awareness, power outages and what that means to out-of-town visitors, food/supplies.

Conversation continued regarding limiting the number of STRs allowed per community and how to arrive at that number, inspections and enforcement, occupancy in regard to septic systems, as well as comments regarding behavior of guests.

Comments, suggestions, and general conversation continued until it was decided to table the discussion until a later date. Chairman closed Item 8.2 at 11:42 am.

8.3 Presentation and Discussion of FEMA Preliminary Flood Insurance Rate Maps for Sierra Valley.
Public Workshop followed the PC Meeting.

9. PLANNING DIRECTOR’S/STAFF REPORT

None.

10. PLANNING COMMISSIONERS’ REPORTS

None.

11. ADJOURNMENT

Motion to adjourn: Baldrige/Kelley Vote: 5/0

The meeting was adjourned at 12:30 pm with the next regular Planning Commission Meeting scheduled for Thursday, March 10, 2022 at Downieville.

Respectfully submitted,

Jill Molaris

Jill Molaris
Administrative Secretary

Approved as Witnessed


Tim H. Beals
Commission Secretary