

**MINUTES OF THE REGULARLY SCHEDULED MEETING OF THE
TRINIDAD PLANNING COMMISSION
Wednesday, December 19, 2018**

I. CALL TO ORDER/ROLL CALL (6:01 pm)

Commissioners Present: Graves, Johnson, Stockness, Lake, Kelly
City Planner Staff: Parker
City Staff: Zetter

II. APPROVAL OF MINUTES

NONE

III. APPROVAL OF AGENDA

No changes were made to the agenda.

IV. ITEMS FROM THE FLOOR

A. Grau (433 Ewing), commented that the City Council wants the Planning Commission to appoint a member to the STR Committee; he thinks it should be a City resident.

L. Farrar (433 Ewing) stated that she would like to see the PG&E underground utility project finished. She also requested all relevant materials be included in the packet, even when items are continued.

Commissioner Lake stated that she wants the materials for the General Plan update readily available to the public; the public shouldn't have to hunt for information. She advised that she wants to see the information available to the public in the library and in the Clerk's office as well as the website.

Commissioner Graves agrees, but states that the issue should be addressed to the City Manager and City Council. He also advised that when the General Plan update gets to the Council level, it is likely to get more public input. But no matter what the City does, people will still say they weren't informed.

Commissioner Lake commented that it is up to the Planning Commission to provide the information. Commissioner Graves advises that it is not the Planning Commission's responsibility to get the information on the web or in the packet. Lake questioned the legality of continuing the general plan discussion if the information is not available.

Commissioner Stockness wants the material in the City Clerk's office because the library is often closed. City Planner, Parker, advised that the material is on file at City Hall and can be viewed upon request.

Commissioner Lake states that she would like the documents available at the meetings; people shouldn't have to ask for them.

L. Farrar (435 Ewing), suggests that the agenda provide links to earlier material. Commissioner Lake argues that not everyone has access to computers. Commissioner Stockness would like the meetings posted in the newspaper, with a short explanation of what will be discussed. Commissioner Graves agrees, and he thinks that a press release is a good idea.

V. AGENDA ITEMS

- a. General Plan Update: Update and discussion of current status, next steps, and review of a new draft Circulation, Energy and Public Services Element. *Continued from the October 17, October 30, and November 13, 2018 meetings.*

Commissioner Comments:

Graves requested that City Planner, Parker, provide the page the Commission will start their review from. Parker responds that the Commission left off on page 25. Commissioner Lake advised that she was not aware that they would be starting on page 25 of the General Plan. She requests that the Commission table this discussion until the public has all the information. Commissioners Johnson and Stockness want to get through the remaining few pages. However, it is generally agreed that they will go back to the beginning of the element to get Commissioner Lake's and Commissioner Kelly's comments.

Commissioner Graves suggests that the Commission consider scheduling special meetings in order to expedite the continued review of the General Plan.

As has been previously commented, it was generally agreed that the text should be more general (e.g. no company names) to keep it from getting outdated too quickly. Parker stated that some of the specific information regarding Verizon and the Trinidad Head cellular site should be included, because the City Council could use it as guidance when discussing the lease. Stockness wanted to know if all of the information regarding Verizon was valid. Parker advised that as far as she knows it is still valid. There was a brief discussion regarding the status of the Trinidad Head cellular site and replacement sites.

The following edits were made to section 3 - Transmission and Utility Systems:

- Change "solar systems" to "solar power systems" in the text;
- Environmental impacts should also be a consideration for alternative energy in addition to noise and views (text);
- Change "fish" to "wildlife" or "fish and wildlife" in the last sentence before goal CIRC-10;
- Change goal CIRC-10 from "efficiency goals consistent with the character of the City" to "efficiency goals in character with the city;"
- CIRC-10.1 - remove gas and sewer and add data transmission, cable and wireless;
- CIRC-10.4 - split into two policies and renumber this section.

There was a brief discussion regarding undergrounding power lines. Parker advised that it is extremely expensive, and that the City has been given funds from PG&E in the past to do it in prioritized phases.

Commissioner Johnson suggests adding a policy to incentivize alternative energy sources. Both Commissioners Kelly and Graves agree. City Planner, Parker, advised that RCEA (Redwood Coast Energy Authority) may be able to help with that. Parker also notes that the City is working with the County on a regional Climate Action Plan (CAP).

Commissioner Kelly asked about the potential for constructing a sewer system in Trinidad. Parker advised that the low density makes it unaffordable, and most grant funding has dried up. Parker also advised that discharge into Trinidad Bay would not be allowed due to the ASBS, and there has been significant public opposition due to potential growth-inducing impacts. Parker noted that the City currently has a septic management program to address pollution. Parker advised that from her perspective, both science and technology are advancing and septic is now considered a permanent solution, if appropriately designed and maintained.

The following changes were made to Section 4 - Wastewater Disposal / OWTS:

- Goal CIRC-11 - change "production" to "treatment" and remove "values," since that is not a role of the City;

There was a discussion regarding CIRC-11.2 and the City's Clean Beaches grant. City Planner, Parker, gave a brief summary and update of the grant. Commissioner Lake asked whether the City should consider training someone on staff to do the septic inspections. Parker stated that is a common request and advised that it could be put into a policy; it was generally agreed this was a good idea. Commissioner Stockness asked about maintenance requirements under the OWTS Operating Permits. Parker explained that the OWTS permitting system is based on performance; the program has not been fully implemented throughout the City.

The water service section (5) was not discussed, because it will be updated once the water supply assessment(s) that are currently being developed are completed.

Figure 11, which shows street categories and parking, was discussed. Parker stated that she does not think the parking categories are clear or complete and asks for suggestions, such as whether both public and private parking should be indicated. Commissioner Johnson posed questions regarding public parking on both Main and Patrick's Point Drive, and wanted confirmation why the map did not indicate that there is parking on near the onramp for Hwy 101 North. Commissioner Kelly requested Parker's opinion on what would be the best way to show all types of parking. Parker responded that there is not a one size fits all. Graves thinks that Figure 11 has improved from the last iteration.

Parker wants to know if it is helpful to show the parking. Commissioner Stockness advised that the figure should include parking, because the City doesn't have enough public parking. Kelly said it should be shown due to the influx of tourists. There was a brief discussion of charging for parking, but Parker advised that the Coastal Commission does generally approve of pay parking. There was also a brief discussion of leasing property for public parking.

Commissioner Lake would like Figure 11 to show traffic routes, such as for trucks. Lake also discussed the current traffic situation on Ocean Ave. She advised that there should be signs for

local traffic only, as it has become a main through fare. Parker advised that there is a designated bus route, but it up to the City to designate a truck route. Parker suggested an ordinance.

Parker discussed Figure 13, advising that it represents street lights and power poles. There was a discussion that the map is lacking information, so Commissioner Graves advised that staff need to reverify the street lights/power poles. The pole by Salty's has a street light, and there is a streetlight on Ocean by the PG&E substation.

Parker discussed Figure 14. Parker explained that the map is the current city surface area map including the parcels that are serviced with City water. It also shows the size of water lines and fire hydrants. Parker mentioned that the City is looking at the service area for the water assessment. Commissioner Lake questioned the use of the fire hydrants, specifically the one presently in the State Park. Parker confirmed that the State Park has a water account with the City.

Commissioners Kelly and Lake provided their comments on pages 1 through 24 in the General Plan, which the other Commissioners have previously done.

Commissioner Kelly questioned whether or not Trinidad needs to have an element regarding Environmental Justice, per California guidelines. Parker advised that Trinidad is exempt.

The following changes were made:

- p. 4: currently the City contracts with the Sherriff's Office for "police services" be changed to "law enforcement services;"
- p. 5: include Ocean and View as having speeding problems and speed bumps may be necessary;
- p. 5: more signage is needed to direct traffic (not all agreed with this)
- p. 5: parking is always an issue (doesn't come and go); remove sentence that it is not currently considered an issue;
- p. 5: remove "scenic drive" from the first bullet, because bike and pedestrian safety are issues elsewhere too
- p. 6: RV parking as an issue on more than just Edwards;
- p. 7: remove the reference to "Trinidad Elementary School bus," as the school does not have one.

There was a discussion about the age of the data regarding traffic volumes. Commissioner Lake requests a new study. Parker advised that that would have to be commissioned by the Council.

Commissioner Lake suggests that RVs, especially when towing additional passenger vehicles, need to be added to section 3 - truck traffic. Parker advises that truck routes are generally commercial and so would not include RVs. It was discussed that the City should indicate where the RVs are allowed to park. There was a discussion about the incremental loss of parking over the years, including the new green curb on Edwards. Commissioner Lake suggested this be included in the General Plan.

It was suggested that minimum widths for alleys be included in the policies as well as typical cross-sections for different streets. During the discussion regarding width requirements, Commissioner Johnson advised that it is best not to include specific requirements, as laws change. Therefore, Johnson recommended that instead the General Plan should advise that there is a "compliance with local, state, and federal laws."

Public Comment:

L. Farrar (433 Ewing), agrees that some of the text should be more generalized. She advises that people don't read signs, thus she doesn't think more signage would help. She also comments that the meetings need to be publicized. In response, Commissioner Johnson noted that they are noticed via the newsletter from the City Clerk and the agenda is posted around town.

A. Grau (433 Ewing) stated that he doesn't think the City has the infrastructure to handle the amount of tourists, and he suggests the City stop encouraging tourism. He doesn't think that charging tourist for parking will work and is opposed to additional public parking.

D. Cox (436 Ocean) requests that the City be mindful that residents are impacted by traffic, especially from tourists.

A. King (396 Wagner) is opposed to more signage due to its visual impacts. She opines that the City doesn't enforce its rules anyway.

Commissioner Lake advised that the Commission appreciates all the comments. She stated that she doesn't like signs, but she is trying to find a way to help the community. She advised that some communities are charging admission into their towns to address over-tourism.

VI. COUNCIL REPORT

It was noted that there has been a request from Council to appoint Commissioners as members of the STR and Trails Committees. The next meeting will have that on the agenda as well as election of a Vice Chair.

VII. STAFF REPORT

Parker advised that she is working on completing the CEQA document for the Van Wycke trail repair, which is almost ready for public comment. It will be on a future agenda.

Parker advised that staff is working on various aspects of a water supply assessment. Also the Clean Beaches grant is almost done, and staff are assessing the results.

Parker requested clarification on what Commissioner Lake wants available in the packet. There is a discussion about how best to include old data in the packets. Parker advised that staff are working on getting the general plan documents in the library.

Commissioner Lake made a public request for the zoning ordinance documents that were submitted to the Coastal Commission. Parker notes that those are admin drafts that were submitted as part of the LCP update grant, and are not ready for public review.

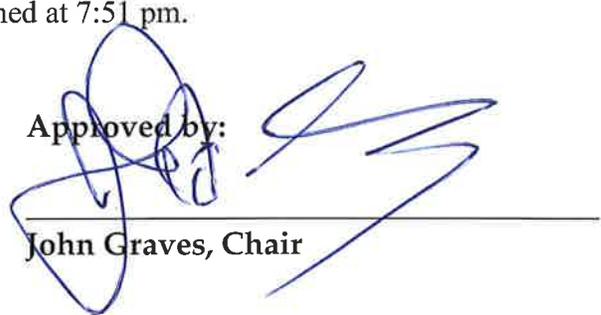
VIII. FUTURE AGENDA ITEMS

None

IX. ADJOURNMENT

Next meeting is January 16th. Meeting was adjourned at 7:51 pm.

Submitted by:
Angela Zetter
Administrative Assistant

Approved by: 

John Graves, Chair