

Regular Meeting of Wednesday, May 8, 2024 APPROVED Minutes

In an effort to allow the most inclusive participation, this meeting will be held in a **Virtual** setting

Zoom Link: <https://us02web.zoom.us/j/87219706087?pwd=dVljUXhWdnVJaUQzN2NvRTdKckxJUT09>

Meeting ID: 872 1970 6087 * Passcode: 333209 * Dial in Number: 1 669 900 9128

Council Members Present: President-Don Henry (DH), Secretary-Mary Johnson (MJ), Treasurer-Chris Yewdall (CY), Clerk-Kathryn Segura (KS), Candy Clemente (CC), Cliff Grimes (CG), Scott Keller (SK)

Council Members Absent:

Community Members: About 23 community members in attendance virtually

TOPIC/DISCUSSION	MOTION	RESULT/ DECISION
ADMINISTRATIVE MEETING: Regular Council Operations: 6:30 PM: Open to Public		
1. Call to order by DH at 6:31 PM		
2. Roll Call: Present: DH, CY, KS, CC, CG, SK, MJ Absent: None 7 out of 7 members present, a quorum is established		
3. MSP: Move to Approve Agenda as submitted/as amended	M: MJ S: KS	7-0-0
4. MSP: Move to Approve Minutes of Regular Meeting of April 10, 2024 as submitted	M: CG S: SK	7-0-0
5. Council Reports:		
A. President Report		
i. General: Virtual Meeting Format: Cindy Grimes, volunteer co-host of meeting		
ii. Outgoing Correspondence:		
a. Letter to MEHKO staff regarding the proposed new ordinance for Microenterprise Home Kitchen Operations sent April 11, 2024. See agenda item 16.B. ii. for draft ordinance information		
iii. Incoming Correspondence: See Community Meeting, Item 16.B., C., and D.		
iv. Miscellaneous Incoming & Webmail:		
B. Secretary Report:		
i. MJ will file IRS, CA FTB, and Registry of Trusts (\$25) paperwork by May 15, 2024 deadline		
ii. Clerk Duties-Need for revision		
C. Treasurer's Report:		
i. Election Committee Account:		
a. Balance: \$ 2,926.17		
ii. General Account:		
a. Beginning Balance: \$12,980.82		
b. April Expense: State Farm Liability Insurance Premium: Paid \$249.96 April 8, 2024		
c. Ending Balance: 12,730.86		
iii. Combined Account Balance: \$ 15,657.03		
iv. Fee waivers extended thru December 2024		
v. US Bank Change in Signature card Appt needed for MJ, and CY		
D. Association of Rural Town Councils: April 24, 2024: Accelerated Renewable Energy Development, 2024 CAP, Joshua Tree Conservation Plan, meeting of Councils before meeting with AV AQMD.		

E. Other:		
COMMUNITY MEETING: Reports and Presentations: 7:00 PM: Open to Public		
6. Call to order by DH at 7:01 PM Pledge of Allegiance and Flag Salute led by SK		
7. President: Virtual Meeting Format: Introduction of Cindy Grimes-Community Volunteer co-host of meeting. If participants want to record the meeting, press the record icon, request permission in chat to general chat or direct message to co-host Cindy Grimes.		
8. Agency Reports		
A. Los Angeles County Sheriff Resident Deputy: Deputy Martinez: oamartin@lasd.org Palmdale Sheriff Station: (661) 272-2400. April 2024 stats: 42 calls for service: 10 crime calls, 29 officer initiated calls, 3 medical calls. 0 Part 1 crimes, 1 property crime.		
B. California Highway Patrol/Cops Team: Officer Allen: DAllen@chp.ca.gov Officer Delgado: cdelgado@chp.ca.gov April 2024 stats: 30 citations. 13 collisions-8 with injury, 5 without injury, 0 hit & run, 0 fatal. 3 arrests-1 DUI, 1 stolen vehicle recovery, 1 vandalism of property. CY asked about a recent crash at Center St in Sleepy Valley where car was unoccupied. CHP will follow up with details.		
i. Sleepy Valley traffic and safety concerns on Sierra Highway-no additional discussion		
ii. Options for barriers and delineators-no additional discussion		
C. Los Angeles County Fire Dept/Community Service Rep: Maria Grycan: maria.grycan@fire.lacounty.gov Chief Sprengel: April 2024 Stats: 32 responses: 19 EMS, 1 service call, 9 good intent calls, 3 vehicle fires. Safety tip: Brush inspections started May 1 and will continue thru mid-June. Ready-Set-Go brochures available at all Fire Stations and on line at: https://fire.lacounty.gov/rsq/		
i. "Firewise Communities" MJ to contact Maria for details		
D. Acton-Agua Dulce Library: Librarian Jim Wall: jwall@library.lacounty.gov Announcement of upcoming programs and activities. For details and to register, go to: https://lacountylibrary.org/acton-agua-dulce-library/ State park passes for day use are available for a 2 week checkout with library card.		
E. Dept of Public Works: Josie Gutierrez: JGutierr@dpw.lacounty.gov (626) 458-7135 Absent		
i. Household Hazardous Waste and E-Waste Collection: First & Third Saturday of each month, 9 AM to 3 PM, 1200 West City Ranch Rd, Palmdale, Environmental Collection Center		
ii. FREE Mattress Recycling Collection Events: June 22, 2024 9 AM to 2 PM, PW Yard #557, 38126 Sierra Highway, Palmdale		
iii. North County Solid Waste Collection Services (GDDs and Residential and Commercial Franchises) EIR expected summer 2024		
iv. Road Pavement Projects: CY: Survey marker on Sierra highway. Josie confirmed it is a permanent survey marker for the centerline of the highway.		
F. Other:		
9. Fifth District Report: Stephanie English: SEnglish@bos.lacounty.gov Absent		
A. Report back from LA County Staff regarding illegal commercial trucking business at 13025 Sierra Highway in Sleepy Valley: Ken Pergeson-PW-B&S: permits are submitted and awaiting approvals. We will drop this off the agenda and revisit if needed.		
B. Report back from LA County Staff regarding Sleepy Valley Water Company and failed adjacent septic system. CY: Water Company nitrate levels continue to rise due to the failed septic system. They have brought the nitrate filtration system back on-line. We will keep this agenda item on future agendas.		
C. Current ongoing issues: Water Conservation Ordinance. Public Works-GDDs. LA County response to SB 552. We will drop these issues off future agendas.		
10. CA 34 th Assembly District: Assemblymember Tom Lackey: Carlo Basail: carlo.basail@asm.ca.gov 661-267-7636 Absent		
11. CA 21 st Senate District: Senator Scott Wilk: Thomas Moreno: Thomas.Moreno@sen.ca.gov 661-729-6232 Absent		

<p>A. SB 1359 Dumping on Private Property: Existing law prohibits dumping waste on private property unless the property owner possesses the relevant permits from the state or local agency with jurisdiction over the property, or has given permission to dump waste on their property. This bill would require a permit regardless of the permission status and make a violation a misdemeanor and increase the fine.</p>		
<p>12. US 27th Congressional District: Mike Garcia: Jackie Owens: Jacqueline.owens@mail.house.gov Absent</p>		
<p>13. Santa Clara River Watershed Area Steering Committee: Measure W: Watershed Coordinator Amanda Begley abegley@treepeople.org Heather Turpin hturpin@treepeople.org 818-522-9738 Absent</p>		
<p>A. Next Santa Clara River Watershed Steering Committee meeting: CANCELLED: May16, 2024, 1 PM to 3 PM, Santa Clarita City Hall, 23920 Valencia Blvd. Next meeting will be June 20, 2024 at above location</p>		
<p>14. Presentations/Discussions:</p>		
<p>A. AT&T New Wireless/Cell site facility at 33433 Agua Dulce Canyon Road at the NW intersection of Darling and Agua Dulce Canyon Road, APN: 3214-042-024, Jerry Ambrose of the Eukon Group for AT&T, jambrose@wireless31.com (805) 637-7407. Conditional Use Permit: RPPL2023003721. Project will be a 55' Wireless Communication Facility designed to mimic a wooden water tank/tower. Presented photos of project location showing existing views and proposed views with the WCF water tank. There will be an 8-foot-tall by 25 foot by 35 foot equipment enclosure at the base of the tank with cabinets, power plant, 30kW generator with 190 gallon diesel tank, and other necessary equipment. Proposed site is along the west property line (location preferred by property owner). Lot is commercially zoned. Current proposal is for AT&T equipment exclusively. Service provided will be 1G thru 5G. If additional carriers are added it may require additional equipment inside the tank and or on the legs of the tower and or increase the height of the tower. Estimated Timeline: Hearing in August, construction start in March 2025, 4-month completion.</p> <p>Community concerns and comments :</p> <ul style="list-style-type: none"> • Lights shown on photo. We determined they are existing lights on the property next door...not part of the proposed project. • Could the tower be painted with "Welcome to Agua Dulce"? Sign regulations would be required. • Will the project create any noise? In the event of a temporary power outage, the battery back up system will provide power for 9-10 hours. After that the diesel generator will kick in and will create noise. The 8-foot wall will help with noise. There may be an option to put in baffling to mitigate the generator noise. • Will diesel fuel be stored on site? Yes, diesel fuel will be stored on site and will comply with all Fire Dept regulations. • Water tower design fits in very well with the Agua Dulce community. • Regular generator "exercise" times need to be scheduled during the daytime. • Cell service is important to community as land lines are going away • Proposed project will benefit the rural residential broadband options • Fuel spill containment • Could natural gas be used instead of diesel? • Much more suitable location than the previous one on Darling Road east of Agua Dulce Canyon Rd <p>MSP: Move to send letter to Regional Planning staff indicating Mr. Abrose of the Eukon Group for AT&T attended the duly noticed May meeting to present his proposed project. Community concerns included the issues shown above. Based on the information presented, the Agua Dulce Town Council requests the community concerns be addressed prior to approval of the Conditional Use Permit</p>	<p>M: MJ S: CY</p>	<p>7-0-0</p>
<p>15. Old Business:</p>		
<p>A. RTG Investments, Agua Dulce Residential Project – TT50385: Chris Yewdall</p>		
<p>i. Horse trail meeting hosted by RTG report by Jacki Ayer: Absent</p>		
<p>ii. General Update: Disclosures from Public Works:</p>		

	<ul style="list-style-type: none"> • Confirms RTG recently replace the July 2022 Credit Suisse Letter of Credit with a cashiers check for \$2.27 million. • RTG is planning to split up the “improvements” on Phase 1 in order to build model homes with the goal of selling off the other lots for cash flow reasons. LA County notes that the proposed phasing would need to stand on its own. • Confirmation that RTG was issued a notice of violation for the unpermitted grading on the lot to the South of Tract 50385-1 • Confirmation that RTG was issued a notice of violation by the Los Angeles Regional Water Quality Control Board in June of 2023 <p>iii. E-mail from RTG falsely indicating they have had recent discussions with town council and stating that most of their workforce are local professionals. Invitation to collaborate opportunities in planning and marketing. Not signed by a representative of RTG.</p> <p>iv. Concerns: dry sewer infrastructure, possibility that after rough grading for 68 homes, and only model homes are build and developer walks away, if LA County allows phasing, based on history, RTG will be looking for discounts on the bonds for the infrastructure costs. RTGs financial responsibility is being deteriorated with the assistance of PW staff. Is this considered “piecemealing”? LA County agencies have not been transparent in their communications with the Council.</p>		
	<p>v. Determination on next steps: Wait until a few more pieces of the puzzle are received thru the public records requests. By mid summer we should have most of the key elements laying out the best way to communicate our legitimate concerns to Supervisor Barger.</p>		
	<p>vi. Information from Community Group Save Rural Agua Dulce: adneighbors2021@gmail.com They will update their attorney with the new information presented tonight that may provide actionable responses.</p>		
16. President’s Report			
A. General:			
	<p>i. 2024 ADTC Meeting Format: In an effort to be most inclusive with meeting participation, the Council will continue with virtual meetings and have an in-person/hybrid meeting once every quarter. Those in-person/hybrid meetings will be March, June, September, and December (December will be In-Person ONLY) and the location will be the Agua Dulce Women’s Club, 33201 Agua Dulce Canyon Road, Agua Dulce. Based on public participation at in-person meetings, we may revisit and amend this schedule and format.</p>		
B. Incoming Correspondence for Action:			
	<p>i. Vacant Parcels in Sleepy Valley with violations next to Forest Service property. Donation or selling of parcels is being considered. APNs: 3241-028-023 (.69 acres), 3214-022-004 (14.71 acres). Contacted by Ken Pergeson, LA County Building Engineering Inspector, PW.</p>		
	<p>ii. Microenterprise Home Kitchen Operation (MEHKO) Draft Ordinance: Ordinance has been drafted. For details go to: http://www.publichealth.lacounty.gov/eh/business/microenterprise-home-kitchen-operation.htm MJ to review ordinance to see if concerns and issues we submitted were included. If not, request inclusion. MSP: Move to send letter to MEHKO staff with concerns not included in the draft ordinance with request for inclusion</p>	<p>M: MJ S: SK</p>	<p>7-0-0</p>
C. Public Hearing/Community Meetings/Workshops:			
	<p>i. REPORT BACK: LA County Water Plan Water Resiliency Summit presented by Lindsey Horvath, LA County Board of Supervisors 3rd District Supervisor. April 29, 2024 9 AM to 3 PM, LA County Public Works, 900 S</p>		

<p>Fremont Ave, Alhambra, CA 91803. For details and to register, go to: https://www.eventbrite.com/e/la-county-water-plan-water-resiliency-summit-tickets-869528441977 For details of the LA County Water Plan, go to: https://lacountywaterplan.org/ CY: attended and reported that LA County Water Plan aims to turn passive water users into water advocates. They want to educate the general public on how to use effective water resources. Goal of capturing 600,000 acre feet of stormwater annually and store it for future use.</p>		
<p>D. Incoming Correspondence for Notice</p>		
<p>i. Regional Planning Plans Filed:</p>		
<p>a. 8144 Escondido Canyon Rd, Zoe International Group Home, request for new development of a 1 story 3,137 SF barn, 345 SF maintenance building and the use of animal & equine keeping onsite as an accessory use to the existing SFR. This original barn approval under RPP:2020009162 expired due to lack of funding. This submittal is to have the exact same plans reviewed and approved by LA Co regional planning. PRJ2024-001200</p>		
<p>b. 9661 Sierra Highway, Peppertree Market & Liquor, demo of existing convenience store and build a new 7540 single story multi-tenant retail building. Existing gas station to remain “as-is” On Monday, May 6, MJ received proposed elevation from RP staffer. Planner was looking for Council input on design elevation. MJ will send the proposed elevation and CSD section regarding commercial development design to Council members for discussion at the June meeting.</p>		
<p>c. APN: 3213007046, vicinity Carrie Court, re-approval of expiring application #RPPL2019007489, REAZCR/CP88256/Prj2024-001231 New application assigned to Tina Carlon as she was the original planner</p>		
<p>d. 11853 Davenport Rd, site plan review</p>		
<p>e. APN: 3223011004, I would like to divide lot into two 10 acre lots. One of the 10 acre lots I will need to transfer or rename the owner name.</p>		
<p>17. Open Forum: None</p>		
<p>18. High Speed Rail Update: Pam Wolter: Absent</p>		
<p>19. New Business:</p>		
<p>20. Committee Reports:</p>		
<p>A. Election Committee: Chair: Rosie Heffley: Absent</p>		
<p>B. Film: Candy Clemente: 7 shoots</p>		
<p>C. Parks and Trails: Mary Johnson:</p>		
<p>i. LA County Parks Policy Equestrian use after rain. Specific to Vasquez Rocks or countywide. No response received to date. We will wait for a response until the June meeting. Depending on response, we may need to get S English involved.</p>		
<p>ii. San Gabriel Mountains National Monument expansion adding 100,000+ acres</p>		
<p>iii. North Angeles National Forest Monument campaign-June agenda</p>		
<p>D. Water Stewardship: Don Henry: we’ve had a rain event every 5 to 6 days. August, September, and October is the big test.</p>		
<p>E. Ways & Means: Scott Keller: Nothing to report</p>		
<p>F. Disaster Planning: Gary Hebdon/Chris Yewdall: Maria Grycan of FD reached out to the City of Santa Clarita Emergency Response/Disaster Planning group and they are willing to include Agua Dulce CERT under their wing. Maria will make the introduction.</p>		
<p>G. Other:</p>		
<p>21. Announcements</p>		
<p>A. Household Hazardous Waste and E-Waste Collection: First & Third Saturday of each month, 9 AM to 3 PM, 1200 West</p>		

City Ranch Rd, Palmdale, Environmental Collection Center		
B. FREE Mattress Recycling Collection Events: April 27, 2024 and June 22, 2024 9 AM to 2 PM, PW Yard #557, 38126 Sierra Highway, Palmdale		
C. Association of Rural Town Councils: May 29, 2024, 7:00 PM-via Zoom		
D. Santa Clara River Watershed Area Steering Committee: TBD, Santa Clarita City Hall, 23920 Valencia Blvd, Santa Clarita. Links and details can be found on agenda at https://safecleanwaterla.org/santa-clara-river-watershed-area/ under "Meetings and Events."		
E. Next ADTC meeting June 12, 2024. Format will be In-Person/Hybrid via Zoom. Meeting location will be Agua Dulce Women's Club, 33201 Agua Dulce Canyon Road, Agua Dulce, CA		
22. Future Agenda Items:		
A. June: North Angeles National Forest Monument Campaign for additional protection of public land. AND Peppertree Market Design compliance with CSD.		
B. Future: Public Works: Update on North County Solid Waste Collection Services Project-GDD, SB 552		
23. MSP: Move to Adjourn at 8:56 PM	M: KS S: CG	7-0-0

Respectfully Submitted: Mary Johnson, ADTC Secretary 2024
Attachment: 5-8-24 Agua Dulce Residential Project Power Point Presentation
APPROVED: June 12, 2024