

MARIN CONSERVATION LEAGUE
Land Use and Transportation Committee Meeting Notes: May 1, 2013

Present: David Schnapf, chair; Nona Dennis, Don Dickenson, Randy Greenberg, Jana Haehl, Bob Johnston, Karen Nygren, Susan Stompe, Ann Thomas, Doug Wilson. Met 9 to 11:15 AM.

Announcements. 1) Susan will chair the Land Use Committee starting with the July meeting. 2) Olompali Heritage Day is May 19. 3) MCL will be among sponsors for the Tamalpais Conservation Club's Mt. Tam Jam on June 22. The event is a fundraiser for Mt. Tam State Park.

April 3, 2013 Meeting Notes. Approved as submitted.

Marin General Hospital Expansion. Ann spoke at the PC hearing on the final EIR to ask: 1) that the EIR and/or the project provide an improved transportation demand management program to relieve the hospital's impact on area traffic and GGG emissions; and 2) that the county consider placing a two to four hour time limit on street parking along Bon Air Road so that this parking would remain available throughout the day for visitors to Hal Brown Park and the multi-use pathway. Much of this parking is now used by hospital employees who park for the entire day. This Healthcare District is the lead agency for the EIR and their board of trustees will be the final decision-maker for most of the project although the county retains design review authority over some of the structures and also has responsibility for Bon Air Road.

Stream Conservation Area Ordinance. The process to enact an SCA ordinance to implement policies in the 2007 CWP is underway with one more PC hearing on May 13 and final action by the BOS scheduled for mid-June. The MCL Water Committee prepared brief recommendations. MCL has supported an ordinance to strengthen SCA protections.

Transportation Authority of Marin's Technical Advisory Committee (TAMTAC). Karen, who has held the environmental seat on this committee with Doug Wilson as her alternate, suggested that Doug assume the seat. Committee agreed that MCL should recommend to the TAMTAC that Doug be the environmental representative and Bob Johnston serve as his alternative. MCL will write to the TAM with this recommendation.

Carneros Ranch/Port Sonoma. David and Nona reported that Port Sonoma spokesman J.T. Wick announced that Berg Holding's application to deposit dredge spoils and other waste on the Carneros Ranch adjacent to Port Sonoma will be revised to a plan for tidal restoration.

Marin County Regulatory Improvement Advisory Committee. Nona, who is serving on this county committee, said the group plans two more meetings with a public workshop to follow. The committee is largely focused on evaluating routine permitting procedures and various reforms are underway at CDA. She said there has been no discussion about CEQA reform.

Greenbrae/Highway 101 Interchange Project. Jana reported that the TAM working group appears to be falling behind in its schedule to develop an alternative plan from the one initially proposed. The community working group, Marin Deserves Better, will have a project suggestion ready for review in a couple of weeks and will provide it to MCL after it is prepared. It is a minimal and less expensive design than the TAM version, containing simple fixes with no pilings in the creek and no unmitigable environmental impacts. The Marin Deserves Better community group members anticipate that the TAM may not find it acceptable.

CEQA Works. Susan is trying to find out if this advocacy group has information resources that would be useful to MCL. She said they provide a periodic conference calls during which spokespersons from PCL and affiliated organizations give updates on legislative matters in which she recommends that MCL consideration participating. She will research this further.

Easton Point (Martha Company). The FEIR on this project is still not out. In the meantime the Tiburon Open Space Committee is researching ways to associate the property with the GGNRA, possibly through an affiliate program for which Easton Point and related properties could be eligible. MCL's Parks and Open Space Committee recommends supporting, in concept, the Tiburon group's efforts. Randy offered to arrange some dates for an MCL Land Use Committee field trip on the site with Jerry Riessen of the Tiburon committee.

Balestreri Solar Farm. The Planning Commission hearing on this project for a solar panel installation at the Green Point Nursery will be May 28. Susan is drafting a brief MCL letter of comment which will recommend that action be deferred until the County establishes a policy on land-based solar installations as the facility could set precedents for future applications. The project would be a commercial use on agriculturally zoned land and the community has other concerns including about views from residential properties and impacts on adjacent wetlands and bird and other wildlife using nearby wetlands and uplands. She suggests that the County consider an approach similar to what was done to approve a Wind Energy ordinance – which she noted in the CDA work plan for the coming fiscal year.

650 North San Pedro Road. Heron nests have been sighted in several eucalyptus trees, raising a question if the subdivision approval could be challenged.

Plan Bay Area 2040. David, Randy and Nona have met to prepare questions for the the draft EIR on Plan Bay Area, which is largely a list of transportation projects with the intent of reducing vehicle miles traveled. Randy read through several suggestions it was generally agreed that the group will meet again on May 3, joined by bob Johnston and Susan Stompe. L.U. Committee members noted that on the whole the Plan's growth projections are very similar to those in the Marin Countywide Plan.

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