

Exhibit D

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MINUTES
South County Land Use Advisory Committee
Wednesday, July 17, 2024

1. Meeting called to order by Ed Buntz (secretary) at 7:10 pm

2. **Roll Call**

Members Present:

Ed Buntz, Bill Bartosh, Greg Michael Traynor

Members Absent:

Carol Kenyon, Steven Turley

3. **Approval of Minutes:**

A. N/A minutes

Motion: _____ (LUAC Member's Name)

Second: _____ (LUAC Member's Name)

Ayes: _____

Noes: _____

Absent: _____

Abstain: _____

4. **Public Comments:** The Committee will receive public comment on non-agenda items that are within the purview of the Committee at this time. The length of individual presentations may be limited by the Chair.

None

5. **Scheduled Item:** File Number PLN230357

6. Other Items:

A) LUAC member nominated for Chairperson: Greg Michael Traynor

Motion: Bill Bartosh (LUAC Member's Name)

Second: Ed Buntz (LUAC Member's Name)

Ayes: 3

Noes: 0

Absent: Carol Kenyon, Steven Turley

Abstain: _____

B) LUAC member nominated for Secretary: Ed Buntz

Motion: Greg Michael Traynor (LUAC Member's Name)

Second: Bill Bartosh (LUAC Member's Name)

Ayes: 3

Noes: 0

Absent: Carol Kenyon, Steven Turley

Abstain: _____

C) Preliminary Courtesy Presentations by Applicants Regarding Potential Projects

None

7. Meeting Adjourned: 7:55 pm

Minutes taken by: Ed Buntz

Action by Land Use Advisory Committee Project Referral Sheet

Monterey County Housing & Community Development
1441 Schilling Place 2nd Floor
Salinas CA 93901
(831) 755-5025

Advisory Committee: South County

1. **Project Name:** NORCAL LOCKWOOD LLC
 File Number: PLN230357
Assessor's Parcel Number: 423-042-011-000
 Project Location: 47920 Lockwood-Jolon Road, Lockwood
 Project Planner: FIONNA JENSEN
 Area Plan: SOUTH COUNTY AREA PLAN
Project Description: An after-the-fact use Permit to partially clear Code Enforcement Case No. 23CE00563 and allow the construction of a 14,250 square foot private airstrip. (approximately 2,850 feet long by 50 feet wide).

Was the Owner/Applicant/Representative present at meeting? YES X NO

(Please include the names of those present)

Tom Siebel (owner) and Heidi Quinn (Attorney)

Planning Commissioners Paul Getzelman and Ben Work

Was a County Staff/Representative present at meeting? Fionna Jensen (Name)

PUBLIC COMMENT:

Name	Site Neighbor?		Issues / Concerns (suggested changes)
	YES	NO	
None			

LUAC AREAS OF CONCERN

Concerns / Issues (e.g. site layout, neighborhood compatibility; visual impact, etc.)	Policy/Ordinance Reference (If Known)	Suggested Changes - to address concerns (e.g. relocate; reduce height; move road access, etc.)

ADDITIONAL LUAC COMMENTS: Owner had contractors start an airstrip project in Lockwood but they did not submit Monterey County Use Permits. This meeting was intended to review the project now that Use Permits were being properly submitted and in compliance. Site maps, and project descriptions were presented and discussed. The owner had contacted every neighbor in the vicinity of the 640 acre property to discuss the details and address any questions or concerns. Given the planned intermittent use and small aircraft size, there were no concerns expressed by the neighbors. Fort Hunter Liggett has military airspace zones, but no opposition if the private planes fly in compliance with those restrictions. There were no plans for fuel storage/refueling on site. There is an intention to build a single family dwelling and barn/hanger structure in the future. Each will require a County building permit.

RECOMMENDATION:

Motion by: Greg Michael Traynor (LUAC Member's Name)

Second by: Bill Bartosh (LUAC Member's Name)

- Support Project as proposed
- Support Project with changes
- Continue the Item

Reason for Continuance: _____

Continue to what date: _____

Ayes: 3

Noes: 0

Absent: Carol Kenyon, Steven Turley

Abstain: _____