

Draft Minutes: July 18, 2012 meeting of the  
TWIN OAKS VALLEY COMMUNITY SPONSOR GROUP

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**Agenda Item 1: - Roll Call and Advisory Role Statement**

Farrell called the meeting to order at 6:30 pm. Farrell read the advisory role statement. Present: Sandra Farrell (Chair), Gil Jemmott (Co-Vice Chair), Karen Binns (Co-Vice chair), Tom Kumura. Ben Morris (secretary), was absent.

**Agenda Item 2: Review of minutes of previous meetings:** Since there was no meeting in June, the group reviewed the minutes of May. Motion was made by Binns, seconded by Kumura to approve the minutes for May. Motion passed 4-0-0.

**Agenda Item 3: Public Forum:** No items presented by the public

**Agenda Item 4: Countywide Equestrian Ordinance:** Carl Stiehl, Land Use and Environmental Planner, provided the community with an update to the Equestrian Ordinance and how it will impact the Twin Oaks Area. He explained the difference between private use and commercial use – commercial use being any boarding, breeding of horses or operating a public stable would require a permit but the costs would be tiered so smaller operations would not find the permit fees so prohibitive. For instance, in the second tier of the permit the cost is \$1000.00 to \$2000.00 and would allow fifty horses. Once approved, the permit can be transferred to a new property owner. Carl said an EIR was currently being done and the draft version of the ordinance will come out in November. Carl was well received by members of the community and answered questions some resident had. No Action Taken

**Agenda Item 5: General Plan Update:** Carl Stiehl provided the community with an update on the last actions by the Board of Supervisors on the General Plan. When asked he said the General Plan had taken twelve years and 18 million dollars. He talked about how the Board now needed to decide how to pay for the additional 1.5 million dollars in cost that was triggered when the Board approved the requests of specific property owners. The Board will decide if some of those costs should be passed on to those property owners who requested the increase in density and possibly to residents in the ‘study areas’ adjacent to those properties who did not request a density increase. Farrell said that if the changes to the General Plan through property specific requests are actually built to each of the property owner’s request the population would significantly increase and the community character of Twin Oaks would change significantly. Gil mentioned the community survey done at the beginning of the General Plan update and was the document used to help plan how the community wanted the area to develop. Farrell wondered if the survey should be done again to see if people’s feelings had changed from wanting a rural community to wanting a more urban community. No Action Taken

**Agenda Item 6: Zoning Ordinance Amendment to Streamline the Community Design Review**

**Procedure and Update the Parking Regulations:** This item went to the Planning Commission June 8<sup>th</sup>. No Discussion

**Agenda Item 7: Old Business: Update on getting membership and training.** Farrell reported that she had not received any information on any training for sponsor group members.

**Agenda Item 8: Old Business:** Members of the community said they had problems getting to the new website. It was recommended that the site name be shortened and Farrell agreed to look into it

**Agenda Item 9: Administration and correspondence:** No items were discussed  
Farrell adjourned the meeting at 8:30 p.m.

Respectfully Submitted, Sandra Farrell, Chair and Acting Secretary