

**MINUTES**  
**MONTAGUE CITY COUNCIL**  
**PUBLIC HEARING – MARCH 1, 2012 6:00pm**  
**REGULAR MEETING – MARCH 1, 2012 6300PM**  
**CLOSED SESSION MEETING – MARCH 1, 2012 6:30PM**

**CALL TO ORDER:** 6:00PM  
**PLEDGE ALLIGENCE:**  
**ROLL CALL:** Hammond, Robustellini, Benson, Keller and Singleton  
**ABSENT:** None  
**OTHERS:** Tyhurst, Kincade, Sprague, G. Moore, J. Mackin, R. Winston, B. Smith, A. Benson, A. Intiso, J Vela, W. Horn, C. Leckness, J. Himbert, Sheriff Randall, b. Buckner, S. Moore, B. Sims, V. Layton, and R. Tinsman

**PUBLIC HEARING: 6:00** The purpose of the public hearing is to discuss the use Permit for 101 South 10<sup>th</sup> Street allowing residential use in a C-1 Zone; the Use Permit for 150 South 12<sup>th</sup> Street to expand an existing church facility located in the R-1, single Family Residential district; and the Variance Permit for 101 South 10<sup>th</sup> Street for off-street parking. The public may comment and provide input on these permits.

R. Tinsman the city contract planner began the public hearing and explained the proposed permits. The first is an application for a conditional use permit to allow for residential use of property in the C-1, commercial district. Specifically, the city will consider a request to allow four dwelling units on the second story of the property at 101 South 10<sup>th</sup> Street, (APN# 052-121-140); and an application for a variance from off-street parking requirements at 101 South 10<sup>th</sup> Street, (APN# 052-121-140). Specifically, the city will consider a request to reduce the number of off-street parking spaces required per city code.

It is expected that approval of the use permit will be determined by the City Council to be exempt from the California Environmental Quality Act (CEQA) under §15061(b)(3) of the CEQA Guidelines and approval of the variance will be determined to be exempt under §15305 of the CEQA Guidelines.

R. Tinsman continued; there is also an application to consider a conditional use permit to expand an existing church facility located in the R-1, Single-Family Residential district. Specifically, the city will consider a request to allow an approximately 2,600 square foot addition onto an existing church located at 150 South 12<sup>th</sup> Street, (APN# 052-112-120 and 052-112-130).

There were other no public comments regarding these permits.

6:21PM Robustellini made the motion to adjourn the Public Hearing. The motion was seconded by Keller.  
Ayes: all.

**PUBLIC COMMENTS:** A. Intiso invited the council to attend a coordinating meeting with the County regarding water issues.

**COMMISSIONER AND STAFF REPORTS:**

Sheriff's Update for February 2012 Randall reported: Hours 77; Miles 733; Case Felony 0; Case Misd 1; Case Non Crim 0; Arrest Felony 0; Arrest Misd 0; Cit 0; Sec Checks 47; and Events 31.

Fire Department Update for February 2012 Vela reported: Medical 9; TC/Rescue1; Public Assist 3; fires 4; hazmat/Electrical 0; total of 17. In the City 9; district 4; Mutual Aid 4; and Training Hrs 22.

Public Works Update for February 2012                      Kincade reported: the city sold the repo truck, the street in the industrial park has been renamed to "HOAG ST.", and we were able to purchase two day/night vision cameras to install on the airport runway to count aircraft in hopes to get the numbers needed to re-apply for NIPAS.

Water/ Sewer Update for February 2012                      Tyhurst gave an update on the water plant

Animal control for February 2012                              Scott provided a written report.

City Clerk for February 2012                                      Sprague provided a written report and requested a planning workshop to review new planning applications and a workshop to review railroad lease options. Monday, March 5, 2012, was the date selected. 5:30PM for planning workshop and 6:00Pm for the railroad workshop.

Code Enforcement for February 2012                              Brown provided a written report.

Commissioner Update for February 2012                      The Frank Hoag Memorial Lunch will be held on Sunday, March 18, 2012 beginning at 1:00PM at the Montague Community Hall.

PMC Update for February 2012                                      Tinsman reported that January and February were very busy months for planning application in Montague. Several of the projects are very big ones, such as the J.F. Shea Reclamation Plan and the Cash Construction application, the Mackin Use Permit and Variance and the Church Use Permit and BLA. There are several more projects that will be coming up.

#### **REGULAR AGENDA:**

**1. Discussion/possible action to approve Resolution No. 12-14, Prop 50 Funding.**

Tyhurst did not receive the information from the State.

Robustellini motioned to table pending further from Tyhurst. Keller seconded the motion. Ayes: all.

Keller motion to combine agenda items #2 and #3. Singleton seconded the motion to combine. Ayes: all.

Benson motioned to change the parking requirement from 18 spaces to 10 spaces on the variance resolution item #3. Singleton seconded the motion. Ayes: Hammond, Benson, Keller and Singleton. Noes: Robustellini

**2. Discussion/possible action to approve Resolution No. 12-15, Use Permit Mackin.**

**3. Discussion/possible action to approve Resolution No. 12-16, Variance Permit Mackin.**

Keller motioned to approve Resolution No. 12-15 and Resolution No. 12-16 with the parking requirement changed from 18 to 10 spaces. Benson seconded the motion. Ayes: all.

Keller motion to combine agenda items #4 and #7. Benson seconded the motion to combine. Ayes: all.

**4. Discussion/possible action to approve Resolution No. 12-17, Use Permit United Methodist Church.**

**7. Discussion/possible action to approve Curb and Gutter Deferral Agreement for 150 South 12th Street.**

Keller motioned to approve Resolution No. 12-17 and the Curb and Gutter Deferral Agreement for 150 South 12<sup>th</sup> Street. Robustellini seconded the motion. Ayes: all.

Keller motioned to amend the agenda to move agenda item #9 up to fifth position. Benson seconded the motion. Ayes: all.

**9. Discussion/possible action to approve additional staff hours for the Montague Library.**

Benson motioned to approve an additional four hours for Sims, for a total of eight hours per week. Robustellini seconded the motion. Ayes: all.

5. **Discussion/possible action to approve Resolution No. 12-18, Public Works Supervisor – Alternate to Score.**

Robustellini motioned to approve Resolution No. 12-18. Keller seconded the motion. Ayes: all.

6. **Discussion/possible action to approve Annual General Plan Update Report.**

Keller motioned to approve the Annual General Plan Update Report and have the clerk submit it to the State. Singleton seconded the motion. Ayes: all.

8.) **Discussion/possible action to approve Curb & Gutter Deferral Agreement for 141 South 15<sup>th</sup> Street.**

Keller motioned to approve the Curb & Gutter Deferral Agreement for 141 South 15<sup>th</sup> Street. Robustellini seconded the motion. Ayes: all.

10. **Discussion/possible action to approve cash advance not to exceed \$800 for purchasing food for the Hoag memorial Celebration.**

After brief discussion and analysis council determined that the food purchase for this event would be much more costly, closer to \$1,500.

Benson made the motion to approve a cash advance in the amount of \$1,500, and Keller to submit all receipts of expenditures to the clerk. Singleton seconded the motion. Ayes: all.

11. Discussion/possible action to approve:

A) Minutes of February 2, 2012 Regular Council Meeting.

B) Minutes of February 6, 2012 Special Council Meeting.

C) Minutes of February 22, 2012 Closed Session and Special Council Meeting.

Keller motioned to approve the February Minutes. Robustellini seconded the motion. Ayes: all.

Keller motioned to adjourn the regular meeting at 7:30PM and move into closed session. Benson seconded the motion. Ayes: all.

**CLOSED SESSION: Pursuant to Gov. 54957**

1. Discussion/possible action regarding Montague Fire Department administrative performance and procedures.

**REPORT FROM CLOSED SESSION:**

Hammond reported that the administrative problems have been addressed and corrected. New procedures have been implemented.

Motion to adjourn made by Keller and seconded by Singleton. Ayes: all.

**ADJOURN: 7:50PM**

**ATTEST:**

**CITY OF MONTAGUE:**

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Janie Sprague, City Clerk

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John Hammond, Mayor