

**MINUTES OF THE
SOLANO COUNTY ZONING ADMINISTRATOR**

Meeting of April 2, 2015

The regular meeting of the Solano County Zoning Administrator was called to order at 10:00 a.m. in the Department of Resource Management, Fairfield, California.

STAFF PRESENT: Michael Yankovich, Program Manager
Karen Avery, Senior Planner
Nedzlene Ferrario, Senior Planner
Eric Wilberg, Associate Planner
Jim Mangini, County Surveyor
Kristine Letterman, Zoning Administrator Clerk

ADMINISTRATIVE APPROVALS

1. Compliance Review No. 1 to Use Permit No. U-99-29-MR1 of **Sprint** for the continued operation of a wireless telecommunication facility located at 5221 Quinn Road, north of the City of Vacaville in an "A-20" Exclusive Agricultural Zoning District, APN 0133-060-070. (Project Planner: Eric Wilberg)
Approved

2. Extension No. 3 to Use Permit No. U-98-05-MR1 of **Richard and Khristina Roy Currie (Happy Campers Boarding Kennel)** to continue operation of a commercial dog kennel providing boarding and grooming services located at 7512 Elizabeth Road, 2 miles northeast of the City of Vacaville in an "RR-2.5" Rural Residential Zoning District, APN's: 0109-080-170, 180 and 190. (Project Planner: Eric Wilberg)
Approved

3. Extension No. 3 to Use Permit No. U-85-06 of **Crown Castle** for the continued operation of a radio relay station with a 225 foot tower and equipment building located at 4813 Cook Lane in Argyll Off-Road Vehicle Park, 4 miles east of Travis AFB and 10 miles south of the City of Dixon in an "A-160" Exclusive Agricultural Zoning District, APN: 0042-060-040. (Project Planner: Karen Avery)
Approved

4. Extension No. 2 to Use Permit No. U-05-06 of **Metro PCS** for the continued operation of three panel antennas collocated on a 35' monopole located at 1620 Mason Road, 2 miles west of the City of Fairfield in an "A-20" Exclusive Agricultural and "W-160" Watershed and Conservation Zoning District, APN: 0148-010-160. (Project Planner: Karen Avery)
Approved

5. Extension No. 2 to Use Permit No. U-95-26-MR4 of **Crown Castle** for the continued use of a telecommunications tower located at 6715 State Highway 12, 7 miles west of the City of Rio Vista in an "A-160" Exclusive Agricultural Zoning District, APN: 0048-050-200. (Project Planner: Karen Avery)
Approved

PUBLIC HEARINGS

6. **PUBLIC HEARING** to consider Lot Line Adjustment Application No. LLA-14-04 and Certificate of Compliance No. CC-14-08 of **Union Creek Holdings, LLC** to reconfigure a 186 acre parcel located on the north side of Peterson Road, 0.5 miles east of Walters Road between Suisun City and Fairfield City limits. The property is located in an "A-20" Exclusive Agricultural Zoning District, APN: 0174-160-250 & 260. Lot line adjustments are ministerial projects, and therefore are not held to the provisions and requirements of CEQA per CEQA Section 21080 (b)(1). (Project Planner: Nedzlene Ferrario) **Staff Recommendation:** Approval

After a brief presentation of staff's written report, Mike Yankovich opened the public hearing. The applicant concurred with staff's recommendation for approval. Since there were no speakers either for or against this matter, Mr. Yankovich closed the public hearing and approved the application subject to the recommended conditions of approval.

Any person who believes he or she has been adversely affected by the decision of the Zoning Administrator may file an appeal of the decision to the Planning Commission within ten days

7. Since there was no further business, the meeting was **adjourned**.