

TEHAMA COUNTY FLOOD CONTROL & CONSERVATION DISTRICT MEETING OF AUGUST 22, 2006

Present: Directors': Ron Warner; George Russell; Charles Willard; Gregg Avilla; Ross Turner. Also present: Ernie Ohlin, Water Resources Manager; County Administration Bill Goodwin; and Gary Antone, Director of Public Works.

- 1: **CALL TO ORDER:** Chairman Ron Warner called the meeting to order at 8:31 a.m.

 Chairman Warner made note that Item No. 5 had a correction to a typo in the amount \$1,920 not \$1,200.
2. **MINUTES:** Motion by Director Turner and second by Director Russell to approve the minutes of July 25, 2006. As to form, Director Avilla. Carried 5-0 with 0 absent.
3. **PUBLIC COMMENT:** Director Turner informed the Directors' of his meeting with Staff regarding areas of Corning susceptible to flooding in the past years. Director Turner added he will be monitoring problems in the south-west area of the community both as a Supervisor and a candidate for Corning City Council.
4. **CLAIMS:** Motion by Director Turner and second by Director Avilla to approve the claims in the amount of \$696.84. Carried by those present 5-0.
5. **SALT CREEK CONSERVATION CAMP REIMBURSEMENT:** Motion by Director Turner and second by Director Russell to approve the Salt Creek Conservation Camp reimbursement of \$1,920 per correction of typo. Motion carried 5-0.
6. **REQUEST FOR PL 84-99 ASSISTANCE UPDATE:** Ernie Ohlin updated the Directors' regarding the site repair of Deer Creek Levee and Rock Revetment Unit 22 on the Sacramento River. With thanks to Fran Peace, District Director for Congressman Wally Herger, and Senator Sam Aanestad, the Corps of Engineers has revised the ranking order to Order No. 1 which will allow repairs this fall.

 With regard to the other site on Deer Creek, Ernie Ohlin continued, these will not be repaired by the Corps until next year, and Unit 22 is still declared as "not eligible" for repair. Funding is not available in the budget for this project.

 Bruce Ross, Department of Water Resources (DWR), is scheduled to attend the September meeting to present an overview of the Sacramento River bank erosion at the Woodson Bridge area..

 Director Turner requested aerial photographs of the area, if possible. Director Warner volunteered to tour the area from the water.
7. **SUN CITY TEHAMA UPDATE:** Ernie Ohlin received an draft Groundwater Monitoring Plan for the development. Review has been completed with the AB3030 Technical Advisory Committee (AB3030

TAC), and DWR which will be brought before the Directors' when complete. The developer proposes to install multi-completion groundwater monitoring wells on the north and east-side boundary. The south boundary was proposed for a later date and it is felt by the TAC this should be completed at the same time as the north and east-side boundaries. In the revised EIR, the monitoring plan proposes that all monitoring wells and data-loggers would be complete six-months prior to moving dirt. Issues such as demand or amount of houses in the project could possibly trigger the groundwater revised modeling, but it is felt that the update should go no further than one year. As build-out occurs, the model will be again updated at a yet to be determined interval, and to see if the model predictions of the development were correct.

Ernie Ohlin added that the AB3030 TAC members discussed if there was a need for a Dispute Resolution mechanism to be set up for residents around Sun City. The TAC felt that this should be a separate Board of Supervisors decision, rather than in the Monitoring Plan.

Director Russell asked if there were Dispute Resolutions for any other areas. Staff will research this issue.

Director Turner questioned if domestic wells in the north area of the County were experiencing dropping water levels. Staff answered not at this time and that this is the reason for monitoring the upper Tehama and lower Tuscan aquifers.

County Administrator Bill Goodwin, stated that time is of the essence in this discussion. There is appreciation of the Directors' regarding this issue. This water system will be under the direction of a California Water District (CWD) or a Community Service District (CSD). The dispute resolution should be between those owners and the new district, rather than the County involvement. Presently, moving parallel with the EIR, is a Development Agreement, and there would be a need to discuss a resolution language "yesterday" if this were to be included in the agreement with the County. An added paragraph could be that the CWD would be expected to have a dispute resolution clause, but time is of the essence.

Director Willard stated that these issues needed to be discussed, including trigger levels, and modeling that will bring knowledge to the growth in the County.

County Administration Bill Goodwin answered that the deadline for the EIR comments is September 5, 2006 and the intent is to present the project to the Board of Supervisors and the Planning Commission in October 2006. This should be covered when the CWD is formed and keep the door open for further discussion beyond the EIR process.

Director Willard questioned if the Sun City developer had ever signed onto the Groundwater Monitoring Plan and Staff referred to comments from earlier drafts submitted to the developer suggesting they become signatory to the AB3030 Groundwater Management Plan. Also, clarification provided to Del-Webb on the issues of accountability for long-term maintenance, monitoring, and data collecting for the Web-site information.

Gary Antone, Director of Public Works, reiterated that statements in the present draft EIR, indicate the Plan must be approved by the Public Works Department, prior to approval of the tentative map. As part of discussion with Staff, the end product, once in place, has the assumption that the Sun City Water District will become the “body” that regulates issues that arise.

Ernie Ohlin concluded by saying that with this first cut of the Monitoring Plan and with the information of today, if there is anything that cannot be in the Monitoring Plan it must be handled separately by the County under the development agreement.

8. AB 3030 TAC REPORT: With the absence of Jim Lowden, Chairman of the AB3030 TAC, Ernie Ohlin reported the TAC meeting discussed trigger levels, or Basin Management Objectives (BMO) for each sub-basin in Tehama County. Staff will return next month or at the latest, October to discuss this issue in more depth once the AB3030 TAC completes review.
9. TEHAMA COUNTY DRAFT FLOOD MITIGATION PLAN (FMP): Ernie Ohlin introduced Fran Borcalli of Wood Rogers, who is preparing the FMP. The information gleaned from this Plan helps set out what can be done in the future to incrementally, in the future, address these flood issues in the County. Two public meetings are scheduled to receive comment on the draft Plan from the public.

Fran Borcalli summarized where the FMP currently is. The FMP is driven by FEMA through OES and is to take care of problems before they exist. Terms used such as repetitive losses which targeting property that have multiple loss in the Flood Insurance program. Many private property damages have not been recorded. This document addresses questions the public has raised.

Mr. Borcalli proceeded with his presentation and a handout for the Board. Included was information on the need to establish a Grading Ordinance.

Staff added the attempted controversial Grading Ordinance never passed in Tehama County and believes it merits approaching again.

Director Warner informed Mr. Borcalli of the 1996 Flood Study completed in the City of Tehama. Mr. Borcalli answered there are homes there that still need assistance with local flooding opposed to River flooding. Director Warner said there were no funds available to raise any more homes in the City of Tehama.

Mr. Borcalli continued by saying that in the FEMA documentation, some areas are in areas designated as “special flood hazard areas” by FEMA. Ernie Ohlin added that these are areas not within the 100-year flood areas.

Ernie continued by saying that what came from this study is to elevate or not to elevate, the awareness mapping showing roads that flood during rain storms. It is awareness for when someone wants a building permit, they can see a map on the wall showing areas of flooding and be aware of where they want to build. Permits are issued to areas that flood and the extent of flooding in areas that are not in the 100-year flood area is tremendous. Coordination and understanding is what we are trying to move

forward and achieve.

Fran Borcalli added that with this tool, when funding becomes available, you are ready. Staff is working on a Multi-Hazard Mitigation Plan that may open up other funding opportunities. A requirement of the grant is a Planned Maintenance Program. A Hazard Mitigation Committee, or group, with the duty of maintaining the program should be formed. FEMA requires a 5-year update.

With regard to corrections and/or improvements, Director Russell requested the final product delete acronyms and spell out the words. Director Warner corrected spelling errors on Item 4 and Table 1, Los Molinos.

Director Willard questioned page 14 and development. 17% growth in 17-years. Do you really believe Tehama County will grow 1% per year? Staff answered that based on the Housing Element from the General Plan, it does not address current issues before the County. We are hopeful that the General Plan update will address the issues.

To summarize, Ernie Ohlin informed the Directors' of the Notice of Intent for the Local Hazard Mitigation Plan has been mailed and the grant application is due by November 3rd.

Director Willard thanked all for the work accomplished.

10. ADJOURN: With no further business, the meeting adjourned at 9:28 a.m.