

**2023**

**Commissioners**

**Chair**

Matt Gourley  
*Public Member*

**Vice Chair**

Kimbley Craig  
*City Member*

Mary Adams

*County Member, Alternate*

Wendy Root Askew

*County Member*

Glenn Church

*County Member*

David Kong

*Special District Member, Alternate*

Mary Ann Leffel

*Special District Member*

Ian Oglesby

*City Member*

Warren Poitras

*Special District Member*

**VACANT**

*Public Member, Alternate*

Anna Velazquez

*City Member, Alternate*

**Counsel**

Reed Gallogly

*General Counsel*

**Executive Officer**

Kate McKenna, AICP

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## Regular Meeting MINUTES LOCAL AGENCY FORMATION COMMISSION OF MONTEREY COUNTY

Adopted on September 25, 2023

Monday, August 28, 2023  
Monterey Room – Second Floor  
Monterey County Government Center  
168 West Alisal Street  
Salinas, California

*All Commissioners and public participated in the meeting on Monday, August 28, 2023 in person or by Zoom video conference.*

### Call to Order

The Local Agency Formation Commission was called to order by Chair Gourley at 3:05 p.m.

### Roll Call

Commissioner Adams  
Commissioner Root Askew  
Commissioner Church  
Commissioner Kong  
Commissioner Leffel  
Commissioner Oglesby  
Commissioner Velazquez  
Vice Chair Craig  
Chair Gourley

### Members Absent (Excused Absence)

Commissioner Poitras

### Staff Present

Kate McKenna, AICP, Executive Officer  
Darren McBain, Principal Analyst  
Jonathan Brinkmann, Senior Analyst  
Safarina Maluki, Clerk to the Commission/Office Administrator

### Also Present

Reed Gallogly, General Counsel

## Pledge of Allegiance

All Commissioners participated in the Pledge of Allegiance.

## General Public Comments

*Anyone may address the Commission briefly about items not already on the Agenda.*

There were no public comments.

## Special Business

1. Resolution of Appreciation for Commissioner Steve Snodgrass for Distinguished Service as a Public Member Commissioner.

Recommended Actions: Receive presentation by Chair Gourley and adopt a Resolution.

(CEQA: Not a Project under California Environmental Quality Act Guidelines Section 15378).

Chair Gourley presented the Ceremonial Resolution and thanked Commissioner Snodgrass for his years of service and dedication to the community.

Commissioner Snodgrass (Zoom) made brief comments to the Commission.

There were expressions of thanks from Commissioners Craig, Church, Oglesby and Velazquez.

There were no comments from the public.

### Commissioner Action

Upon motion from Commissioner Craig, seconded by Commissioner Leffel, the Commission adopted Ceremonial Resolution #23-05 for Outgoing Commissioner Steve Snodgrass.

Motion Carried

AYES: Commissioners: Root Askew, Church, Kong (voting in the absence of Commissioner Poitras), Leffel, Oglesby, Vice Chair Craig, Chair Gourley

NOES: Commissioners: None

ALTERNATES: Commissioners: Adams, Velazquez (Non-Voting)

ABSENT: Commissioners: Poitras

ABSTAIN: Commissioners: None

## Consent Agenda

*All items on the Consent Agenda will be approved in one motion and there will be no discussion on individual items, unless a Commissioner or member of the public requests a specific item to be pulled from the Consent Agenda for separate discussion.*

2. Approve Draft Minutes from the June 26, 2023 Regular LAFCO Commission Meeting.

Recommended Action: Approve minutes.

(CEQA: Not a Project under California Environmental Quality Act Guidelines Section 15378)

3. Accept the June 30, 2023 Draft Balance Sheet and Income Statement.

Recommended Action: Accept statements for information only.

(CEQA: Not a Project under California Environmental Quality Act Guidelines Section 15378)

4. Accept the July 31, 2023 Draft Balance Sheet and Income Statement.  
Recommended Action: Accept statements for information only.  
(CEQA: Not a Project under California Environmental Quality Act Guidelines Section 15378)
5. Accept Report on Anticipated Agenda Items and Progress Report on LAFCO Special Studies.  
Recommended Action: Accept report for information only..  
(CEQA: Not a Project under California Environmental Quality Act Guidelines Section 15378).
6. Accept Report on Activities of the California Association of Local Agency Formation Commissions.  
Recommended Action: Accept report for information only.  
(CEQA: Not a Project under California Environmental Quality Act Guidelines Section 15378).

Commissioner Leffel pulled consent agenda item #5 to ask about staff report item #3 – FORA Dissolution. Senior Analyst Brinkmann provided an update.

Commissioner Action:

Upon motion by Commissioner Leffel, seconded by Commissioner Root Askew, the Commission approved Consent Agenda Items #2 – #6.

Motion Carried:

- AYES: Commissioners: Root Askew, Church, Kong (voting in the absence of Commissioner Poitras), Leffel, Oglesby, Vice Chair Craig, Chair Gourley
- NOES: Commissioners: None
- ALTERNATES: Commissioners: Adams, Velazquez (Non-Voting)
- ABSENT: Commissioners: Poitras
- ABSTAIN: Commissioners: None

Continued Business

7. Continued from the June 26, 2023 Regular Commission Meeting – Review of LAFCO’s Policies and Practices for Agricultural Preservation and Mitigation.  
Recommended Actions: Receive a report from the Executive Officer, receive public comments and continue this agenda item to the December 4, 2023 regular meeting, or provide other direction.  
(CEQA: Not a Project under California Environmental Quality Act Guidelines Section 15378).
  - 1.) Receive the Executive Officer’s Report;
  - 2.) Receive public comments;
  - 3.) Continue this agenda item to the December 4, 2023 Regular Meeting; or
  - 4.) Provide other direction.
(CEQA: Not a Project under California Environmental Quality Act Guidelines Section 15378).

Executive McKenna and Principal Analyst McBain presented the report.

There were public comments from:

- Mike LeBarre, Mayor (King City)
- Paul Wood, City Manager (City of Greenfield)
- Megan Hunter, City Manager (City of Soledad)
- Paul Moncrief, Attorney
- Lisa Brinton, Director of Community Development (City of Salinas)

Taven Kinison Brown, Director of Community Development (City of Gonzales)  
Chris Steinbruner  
Melanie Beretti (Zoom), County of Monterey

There was Commission discussion with comments from Commissioners Craig, Oglesby, Root Askew and Leffel.

Commissioner Leffel made the motion that the Commission begin the process of reviewing and updating LAFCO's Ag Preservation Policy and make a decision on the policy by October. The motion was seconded by Commissioner Craig.

There were further comments from Commissioner Velazquez, Chair Gourley, Commissioners Craig, Root Askew and Oglesby.

Chair Gourley confirmed with Executive Officer McKenna that staff has sufficient direction to bring forward an agenda item by the Regular LAFCO Commission meeting in October, so that the Commission can have an in-depth discussion in a workshop format, about key elements of policies and practices, discuss potential changes and give further direction to staff.

Commissioner Root Askew put forward a substitute motion that the Commission continue the discussion on Dec 4<sup>th</sup> with the information about Monterey County LAFCO policies as well as an update about the City/County conversation specifically with information about the timing, exceptions, mitigation reports, cost of purchasing ag mitigation land and have all the information available for a workshop. The motion was seconded by Commissioner Church.

Commissioner Leffel restated the first motion that at the Regular LAFCO Meeting on Monday, October 23, the Commission begin the process of looking at the Ag Preservation Policy and start the discussion/workshop to decide which pieces of the policy the Commission wants to adopt, change, leave alone and refresh it and make it consistent with the needs of our community today.

Commissioner Root Askew restated the substitute motion that the Commission do the same thing as the first motion but we place it on the agenda for December 4 so that we have the benefit of additional information and hopefully some consensus from the Salinas Valley Cities that informs us as we engage in that conversation.

There were additional comments from Commissioners Oglesby, Adams and Chair Gourley.

Executive Officer McKenna clarified that the Commission would only be discussing the Ag Preservation Policy.

Commissioner Velazquez suggested that the Commission should also be looking at the MOUs and best practices from other counties for consideration.

Chair Gourley called for a vote on the substitute motion as motioned by Commissioner Root Askew and seconded by Commissioner Church.

Motion Failed:

AYES: Commissioners: Root Askew, Church  
NOES: Commissioners: Leffel, Oglesby, Vice Chair Craig, Chair Gourley  
ALTERNATES: Commissioners: Adams, Velazquez (Non-Voting)  
ABSENT: Commissioners: Poitras  
ABSTAIN: Commissioners: Kong (voting in the absence of Commissioner Poitras)

Chair Gourley called for a vote on the first motion as motioned by Commissioner Leffel and seconded by Commissioner Craig .

Motion Passes:

AYES: Commissioners: Root Askew, Church, Kong (voting in the absence of  
Commissioner Poitras), Leffel, Oglesby, Vice Chair Craig,  
Chair Gourley  
NOES: Commissioners: None  
ALTERNATES: Commissioners: Adams, Velazquez (Non-Voting)  
ABSENT: Commissioners: Poitras  
ABSTAIN: Commissioners: None

### Old Business

8. City of Soledad – Miramonte Annexation Condition Compliance Status Report.  
Recommended Actions: Receive a report from the Executive Officer, receive public comments, and provide input on the City's proposed agricultural mitigation actions.  
(CEQA: Not a Project under California Environmental Quality Act Guidelines Section 15378).

Executive Officer McKenna and Principal Analyst McBain presented the report.

There were public comments from:  
Megan Hunter, City Manager (City of Soledad)  
Laith Agha, Project Manager  
Paul Moncrief, Attorney

Principal Analyst McBain and Executive Officer McKenna responded to questions and comments from Commissioners Leffel, Oglesby and Church.

### New Business

9. Consider the Alternate Public Member Appointment to LAFCO.  
Recommended Actions:  
(1) Receive the Executive Officer's Report;  
(2) Invite Alternate Public Member Applicants to make introductory statements;  
(3) Invite public comments; and Consider and appoint one Alternate Public Member Commissioner to represent the general public on LAFCO for the remainder of a four-year term that expires on May 4, 2026,  
(4) Consider and appoint one Alternate Public Member Commissioner to represent the general public on LAFCO for the remainder of a four-year term that expires on May 4, 2026, or continue consideration of appointment to the next regular LAFCO meeting on September 25, 2023.  
(CEQA: Not a Project under California Environmental Quality Act Guidelines Section 15378).

Executive Officer McKenna and Senior Analyst Brinkmann presented the report.

Chair Gourley invited the candidates to make introductory statements.

The following candidates addressed the Commission:

Gary D. Hoffmann (In Person)

Robert Roach (Zoom)

Ronald J. Roland (Zoom)

Michael P. Bikle (Zoom)

There were no comments from the public.

Chair Gourley shared that he has worked with candidate Roach and Bickel.

Commissioner Oglesby made the motion to nominate candidate Roland. Motion was seconded by Commissioner Root Askew.

Commissioner Church made the motion to nominate candidate Roach. There was no second for the motion.

Commissioner Leffel made the motion to nominate candidate Bikle. Motion was seconded by Commissioner Kong.

Commissioner Actions:

Motion #1: for Ronald Roland

AYES: Commissioners: Root Askew, Oglesby

NOES: Commissioners: Leffel, Vice Chair Craig, Kong (voting in the absence of  
Commissioner Poitras)

ALTERNATES: Commissioners: Adams, Velazquez (Non-Voting)

ABSENT: Commissioners: Poitras

ABSTAIN: Commissioners: Church, Chair Gourley

Motion failed.

Motion #2: for Michael Bikle

AYES: Commissioners: Root Askew, Church, Kong (voting in the absence of  
Commissioner Poitras), Leffel, Vice Chair Craig, Oglesby

NOES: Commissioners: None

ALTERNATES: Commissioners: Adams, Velazquez (Non-Voting)

ABSENT: Commissioners: Poitras

ABSTAIN: Commissioners: Chair Gourley

Motion passed.

10. Consider the LAFCO Mid-Year Work Program Review and Proposed Amendment.

Recommended Actions:

- (1) Receive the Executive Officer's Report;
- (2) Receive public comments; and
- (3) Consider and adopt a Resolution (Attachment 1) approving an amendment to the previously adopted Fiscal Year 2023-2024 work program.  
(CEQA: Not a Project under California Environmental Quality Act Guidelines Section 15378).

Executive Officer McKenna presented the report.

There were public comments from:

Ida Chan, CEO – Soledad Community Health Care District

Megan Hunter, City Manager (City of Soledad)

Commissioner Velazquez thanked the Commission and Staff.

Commissioner Action:

Upon motion by Commissioner Leffel, seconded by Commissioner Church, the Commission adopted a resolution approving an amendment to the previously adopted Fiscal Year 2023-2024 work program.

Motion Carried:

AYES: Commissioners: Root Askew, Church, Kong (voting in the absence of Commissioner Poitras), Leffel, Oglesby, Vice Chair Craig, Chair Gourley

NOES: Commissioners: None

ALTERNATES: Commissioners: Adams, Velazquez (Non-Voting)

ABSENT: Commissioners: Poitras

ABSTAIN: Commissioners: None

Executive Officer's Communications

*The Executive Officer may make brief announcements about LAFCO activities, for information only.*

II. Communications

- a) In Memoriam: Thomas Perkins.
- b) California Chapter, American Planning Association: Speaker Panel.
- c) Correspondence to the City of Salinas: Ferrasci Business Center Specific Plan.
- d) Presentation to the Soledad City Council: Soledad Cemetery District.  
(CEQA: Not a Project under California Environmental Quality Act Guidelines Section 15378).

Executive Officer McKenna provided the report to the Commission.

There were no public comments.

### Commissioner Comments

*Individual Commissioners may comment briefly on matters within the jurisdiction of LAFCO. No discussion or action is appropriate, other than referral to staff or setting a matter as a future agenda item.*

There were no Commissioner comments.

### Adjournment to the Next Meeting

Chair Gourley adjourned the meeting at 5:32 p.m.

The next Regular LAFCO Meeting scheduled for Monday, September 25, 2023 at 3:00 p.m. at the Monterey County Government Center (168 W. Alisal Street).

*The Political Reform Act requires that a participant in a LAFCO of Monterey County proceeding who has a financial interest in a change of organization or reorganization proposal and who has made a campaign contribution of more than \$250 to any commissioner in the past year must disclose the contribution. If you are affected, please notify the Commission's staff before the hearing.*

*Pursuant to Government Code Section 54957.5, public records that relate to open session agenda items that are distributed to a majority of the Commission less than seventy-two (72) hours prior to the meeting will be made available to the public on the LAFCO of Monterey County website at [www.monterey.lafco.ca.gov](http://www.monterey.lafco.ca.gov).*

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