



Carmichael Creek Neighborhood Association, Inc.

Est. 1986

www.carmichaelcreek.org

Next Meeting: Wednesday, July 27, 2005 at 7:00 p.m. at Anne Berner's house (3419 Brookside Way).

Minutes of June 22, 2005 CCNA Board of Directors Meeting:

Acting President Eddie Hard called the meeting to order at 7:10 p.m. The meeting was held at The Cabinet Studio. The following board members (noted by an "x" at the left of their names) were in attendance:

x	Anne Berner		Craig Griffin		Elizabeth Schroeder
	Peggy Berry	x	Eddie Hard		Frank Weisman
	Lora Cammack	x	Richard Humphrey		Doug Williams
x	Bev Davis	x	Buck Meyer		Shiomi Wilson
	Sharon Doughty	x	Amanda Ness	x	Walt Yost
x	Sandra Dunn	x	David Schoellhamer		Ruth Ingulsrud - Alternate

Secretary's Report: The minutes of the May 25 meeting were approved as written.

Membership: Anne Berner, membership chair, reported that she received one new membership last month; therefore the membership increased to 134 households.

Treasurer's Report: There was no treasurer's report. The following reimbursements were approved: \$117.45 to Buck Meyer for stamps and envelopes and \$83.40 to David Schoellhamer for annual web site maintenance.

New Business:

Letter to Sacramento County Subdivision Review Committee re La Collina Subdivision:

The proposed La Collina subdivision at Bajamont Way and Grant Avenue (to develop 5.57 gross acres into 10 lots on property zoned RD-2 (two houses per acre)) will be considered by the Sacramento County Subdivision Review Committee on July 15 (the second step of the approval process for all such proposals). Because there is a county code that a new entryway cannot be within 200 feet from a stop sign, the county would like the access to this subdivision to be from Bajamont or Grantwood. At the February 16th Carmichael Community Planning Advisory Council (CCPAC) meeting (the first step in the approval process for new development), the La Collina neighbors and the developer agreed that access to the subdivision would be from Grant, and CCPAC members approved the project with the condition that access to the subdivision be from Grant Avenue. **MSP:** David Schoellhamer will draft a letter from the CCNA to the Subdivision Review Committee in support of the collaboration of the neighbors and the developer and the recommendation made by CCPAC, urging that the review committee members find a way to provide safe access to the subdivision from Grant Avenue. David will circulate this draft to all CCNA board members for suggestions/approval and deliver the letter to the Subdivision Review Committee in time for the July 15 meeting.

(over)

Other Items Before CCPAC: It was reported that CCPAC considered two proposals within the Carmichael Colony NPA on June 15. The first proposal, on property located on the south side of Palm Drive between San Lorenzo Way and Edgehill Lane, would divide 4.9 net acres into four lots zoned RD-1 (one house per acre). Discussion focused on the number of trees that must be removed (3 instead of 6) and the possibility of this parcel being an archeological site. CCPAC voted 4 to 2 with one abstention and one member absent to approve the proposal as submitted. Members expressed concern that there was not enough information regarding the archeological site. The Department of Environmental Review will perform additional review. Also, the county hopes to buy some of the land within this property on the bluffs overlooking the Effie Yeaw Center; thus, the builder is working with the county Parks and Recreation department. The second item was a proposal at 6300 Van Alstine Avenue to allow removal of additional oak trees to accommodate the construction of a single family dwelling on Parcel B. CCPAC gave provisional approval (7/0 vote) with the recommendation that the builder work with the Carmichael Colony NPA.

Open House To Present Carmichael Community Action Plan, Phase 4: Members were reminded that an open house to present the preliminary draft of the Carmichael Community Action Plan would be held June 27, 2005 at the Elks Lodge. All members were urged to attend.

Old Business:

CCNA Insurance: Because Directors and Officers insurance is costly (one bid of \$1185), it was decided to table discussion of insurance until a later date.

CCNA Treasurer's Duties: MSP: Board members directed the treasurer to adopt the treasurer's duties & procedures as recommended by Lora Cammack at the meeting of April 27, 2005.

Bylaw Revision: A discussion of possible bylaw changes was postponed until the July meeting.

CCNA Annual Meeting: The annual meeting will be Tuesday, October 18 at the Carmichael Clubhouse in Carmichael Park. The program will focus on the community plan and community leaders. Sandie Dunn will invite Susan Peters and Victor Morrison-Vega to speak at the meeting. Amanda Yost will coordinate refreshments. The following people volunteered to write articles for the annual newsletter: Walt Yost (transportation), David Schoellhamer (CCNA web site), Richard Humphrey (outdoor lighting and sprinklers/water meters), Eddie Hard (the importance of the CCNA).

Announcement: Eddie Hard resigned as acting president effective June 22 as he is no longer living within the CCNA boundaries. Bev Davis, vice-president, will assume the office of president until after the annual meeting, when a new slate of officers will be installed.

Next Meeting: The next CCNA Board Meeting will be Wednesday, July 27, 2005 at 7:00 p.m. at Anne Berner's home, 3419 Brookside Way. All CCNA members are encouraged to attend. Please call Anne (944-1042) for directions.

The meeting was adjourned at 8:40 p.m.

Respectfully submitted,

Anne Berner, Recording Secretary

Upcoming Important Event: A town hall meeting to meet, greet, and ask questions of our future Community Council members. This event is sponsored by the County of Sacramento Department of Neighborhood Services and will be held from 6:30 to 8:30 p.m. on August 4 at the John Smith Community Room at La Sierra Community Center, 5325 Engle Road.