



ARCHAEOLOGICAL COMMISSION AGENDA

NOVEMBER 14, 2018
2:00 PM

Department of Planning and Building Services
860 North Bush Street, Ukiah, California
Public Conference Room

ORDER OF AGENDA

1. ROLL CALL

2. **ARCHAEOLOGICAL COMMISSION ADMINISTRATION:** The applications listed below will be reviewed by the Archaeological Commission. You are invited to attend and provide any information pertinent to these applications. If you have photographs of the site, you are encouraged to bring them.

3. SURVEY REQUIRED

3a. **CASE#:** MS_2017-0004 (**Continued from October 10, 2018**)

DATE FILED: 6/21/2017

OWNER/APPLICANT: DONALD AND JEAN TOSTEN

AGENT: DEEVINDA TOSTEN (LIEBE)

REQUEST: Minor Subdivision of a 133.94± acre parcel into 2 parcels, a 40± acre parcel and a 93.94± acre parcel.

LOCATION: 13± miles west of Laytonville, 1.1± miles northeast of the intersection of Branscomb Rd. (CR 429) and Mud Creek Rd. (Private), located at 11810 Branscomb Rd, Branscomb (APN: 013-690-76).

ENVIRONMENTAL DETERMINATION: Negative Declaration

STAFF PLANNER: Robert Dostalek

3b. **CASE#:** U_2018-0007

DATE FILED: 3/15/2018

OWNER: MENDOCINO REDWOOD COMPANY, LLC.

APPLICANT: AT&T MOBILITY

AGENT: EPIC WIRELESS GROUP, LLC. / JARED KEARSLEY

REQUEST: Use Permit to construct a telecommunications facility within a 2,025 sq. ft. leased area. The proposed site is to consist of; a 203 ft. tall lattice type tower with 12 panel antennae, various appurtenant equipment, diesel generator for backup power, and ground mounted equipment cabinets within the leased area. Access to the site is to be via a 7,346± ft. long roadway off of Mattilla Rd.

LOCATION: 2.45± miles southeast of the town of Comptche, 5,500± ft. southeast of the intersection of Comptche-Ukiah Rd. (CR 223), and Mattilla Rd. (Private). Access to the proposed tower will be via a new access roadway off of Mattilla Rd., no address assigned. (APN: 125-270-11).

STAFF PLANNER: Keith Gronendyke

4. REVIEW OF SURVEY

4a. **CASE#:** AP_2018-0009

DATE FILED: 1/10/2018

OWNER: VYNYARD, LLC.

APPLICANT: OLIVINO INC.

REQUEST: Administrative Permit to allow Farm Employee Housing. Construction of one single family dwelling and one septic system to accommodate the residence.

LOCATION: In Hopland, 0.9± miles south of the Town Center, lying west of Mountain House Rd. (CR 111) just north of its intersection with La Franchi Rd. (CR 113), located at 14180, 14200, and 14160 Mountain House Rd. (APNs: 048-380-12, 048-380-30, & 048-380-31).

ENVIRONMENTAL DETERMINATION: Categorically Exempt.

STAFF PLANNER: Eduardo Hernandez



4b. CASE#: MS_2018-0005

DATE FILED: 7/6/2018

OWNER: ERIK LARSON & ILIANA MORENO

APPLICANT/AGENT: ERIK LARSON

REQUEST: Minor Subdivision of a 4.9± acre parcel into 2 parcels of 2.4± and 2.5± acres.

LOCATION: In Laytonville town center, on the west side of US Hwy. 101 (US 101), 200± ft. north of its intersection with Branscomb Rd. (CR 429), located at 45020 N. Hwy. 101 (US 101), Laytonville (APN: 014-040-23).

STAFF PLANNER: Sam 'Vandy' Vandewater

4c. CASE#: U_2017-0038

DATE FILED: 12/22/2017

OWNER: HARTSTONE BIBLE CONFERENCE

APPLICANT: AT&T MOBILITY

AGENT: EPIC WIRELESS GROUP, LLC

REQUEST: Use Permit to authorize construction and operation of a wireless communication facility consisting of: 175 ft. tall lattice tower with various appurtenant equipment and ground equipment, a generator, and an equipment cabinet. Associated improvements include establishment of access to the site via a gravel road and trenching power and fiber to the site location. The proposed lattice tower will be located within a 1,680 sq. ft. fenced compound.

LOCATION: 4± miles north of the town of Potter Valley, located on the west side of Van Arsdale Rd. (CR 242), 2± miles northwest of its intersection with Eel River Rd. (CR 240B), located at 17856 Van Arsdale Rd., Potter Valley (APN 171-080-14).

STAFF PLANNER: Julia Acker

4d. CASE#: U_2018-0016

DATE FILED: 7/20/2018

OWNER: ANDERSON VINEYARDS, INC.

APPLICANT: ROBERT GIBSON

AGENT: JIM R BARRETT

REQUEST: Use Permit to allow for the construction of 3 duplexes to be used as Farm Labor Housing.

LOCATION: 4.4± miles north of Philo center, on the east side of Hwy. 128 (SH 128), 1.6± miles north of its intersection with Philo Greenwood Rd. (CR 132), located at 4501 Hwy. 128, Philo (APN: 026-330-45).

STAFF PLANNER: Mio Mendez

4e. CASE#: V_2018-0005

DATE FILED: 5/29/2018

OWNER: RONALD J. RICE TTEE

REQUEST: Minor Use Permit to establish a cottage industry. The cottage industry would involve the storage and selling of olive oil from on-site olive trees that are then processed off-site in Hopland. A new 2 story structure, as described below, would be utilized for the storage and retail sale of the olive oil. Also requested is a variance to allow the placement of a new 2 story 1,000± sq. ft. accessory structure consisting of an olive oil storage vault, tasting room, and ADA accessible bathroom on the 1st floor and office/living space along with 1 or 2 bathrooms on the 2nd floor. The new structure would be located partially within the existing garage footprint (i.e. located the same distance from the front property line), but would have a larger floor area. The garage is shown to be 15 ft. from the front property line, which is within the 50 ft. required front setback area as measured from the property line.

LOCATION: 0.35± miles northwest of Yorkville town center, directly across from the intersection of Hibbard Rd. (CR 121) and State Hwy. 128 (SH 128), located at 23401 State Hwy. 128, Yorkville (APNs: 049-120-31, 049-130-14 & 049-080-59).

STAFF PLANNER: Keith Gronendyke



5. MISCELLANEOUS REVIEW

5a. **CASE#:** MS_2011-0002

DATE FILED: 5/6/2011

OWNER: JOHN & MYRNA FOSTER

APPLICANT: JOHN FOSTER

AGENT: JIM RONCO

REQUEST: Boundary Line Adjustment to reconfigure 3 parcels and a Minor Subdivision of an 8.93± acre parcel to create 4 parcels of 1.08±, 1.12±, 1.33± and 1.74± acres and a remainder of 2.79± acres.

LOCATION: In the Laytonville area, lying on the south side of North Rd. (CR 319E), 400± ft. west of its intersection with Branscomb Rd. (CR 429), located at 1163, 1155, & 1221 North Rd., Laytonville (APNs: 014-210-72, -73 & -74x).

STAFF PLANNER: Sam 'Vandy' Vandewater

6. MATTERS FROM COMMISSION

6a. Review and consolidation of ARCH survey requirements handout as determined by Commissioners.

7. ADJOURNMENT

APPEAL PROCESS FOR ARCHAEOLOGICAL COMMISSION

Applicants or other persons who are dissatisfied with a decision of the Commission may appeal the action to the Board of Supervisors. An appeal must be made in writing along with the applicable fee to the Clerk of the Board within 10 days of the Commission's decision. The appeal issue will be placed on the next available Board of Supervisors' agenda for consideration and the appellant will be notified of the time and date. Appeals to the Board of Supervisors do not necessarily guarantee that the Commission's decision will be overturned.

AMERICANS WITH DISABILITIES ACT (ADA) COMPLIANCE

Mendocino County complies with ADA requirements and upon request, will attempt to reasonably accommodate individuals with disabilities by making meeting material available in appropriate alternate formats (pursuant to Government Code Section 54953.2). Anyone requiring reasonable accommodation to participate in the meeting should contact the Department of Planning and Building Services by calling (707) 234-6650 at least five days prior to the meeting.