



# PLANNING COMMISSION AGENDA

AUGUST 15, 2019  
9:00 AM

## MENDOCINO COUNTY ADMINISTRATION CENTER BOARD OF SUPERVISORS CHAMBERS 501 LOW GAP ROAD, UKIAH, CALIFORNIA

### ORDER OF AGENDA

1. **Roll Call.**
2. **Planning Commission Administration**
  - 2a. Determination of Legal Notice.
3. **Director's Report.**
4. **Matters from the Public.** The Planning Commission welcomes participation in Commission meetings. This item is limited to matters under the jurisdiction of the Commission that are not on the posted agenda and items which have not already been considered by the Commission. No action will be taken.

*The Planning Commission limits public testimony on matters to 3 minutes per person, at the discretion of the Chair. If you wish to submit written comments, please provide 10 copies to the Commission staff.*

5. **Consent Calendar.**

None.

6. **Regular Calendar.**

**6a. CASE#:** OA\_2019-0002 (Continued from July 18, 2019)

**DATE FILED:** 01/02/2019

**APPLICANT:** COUNTY OF MENDOCINO

**AGENT:** PLANNING AND BUILDING SERVICES

**REQUEST:** Review and consider a recommendation to the Board of Supervisors on proposed amendments to Mendocino County Code Chapter 10A.17 – Mendocino Cannabis Cultivation Ordinance, and Chapter 20.242 – Cannabis Cultivation Sites. Multiple changes are proposed, including transferability of permits, reducing the minimum parcel size for nurseries from 10 to 5 acres, extending the phaseout of generators, providing for a limited extension of the Phase One Sunset Provision for Residential Districts, modifying the types of permits that may be applied for during Phase Two, and postponing the start of Phase Three until July 1, 2020.

**ENVIRONMENTAL DETERMINATION:** Addendum to adopted Mitigated Negative Declaration

**LOCATION:** Within the unincorporated areas of Mendocino County, not including the designated Coastal Zone areas of the County.

**SUPERVISORIAL DISTRICT:** All

**STAFF PLANNER:** JULIA ACKER KROG

**6b. CASE#:** UR\_2019-0002

**DATE FILED:** 4/24/2019

**OWNER:** JONATHAN GREEN AND JOANNA WIGG

**APPLICANT:** CASPAR CREEK LEARNING COMMUNITY

**AGENT:** SPADE NATURAL RESOURCES CONSULTING

**REQUEST:** Renewal of Major Use Permit U 4-2003 to continue operations as a 40-student school educational facility land use.

**ENVIRONMENTAL DETERMINATION:** Categorically Exempt



**LOCATION:** 3.5+ miles southeast of Caspar town center, lying on the south side of Caspar Little Lake Road (CR#409), north of Russian Gulch State Park; 1.5+ miles southwest of the intersection of Caspar Lake Rd, located at 41725 Caspar Little Lake Rd. (APN: 118-510-39)

**SUPERVISORIAL DISTRICT:** 4

**STAFF PLANNER:** SUSAN SUMMERFORD

**7. Matters from Staff.**

**8. Matters from Commission.**

**9. Approval of Minutes.**

**9a.** February 21, 2019 (Continued from July 18, 2019)

**9b.** July 3, 2019

**10. Adjournment.**

ADDITIONAL INFORMATION/REPORT AVAILABILITY. The staff report and notice are available on the Department of Planning and Building Services website at [www.mendocinocounty.org/pbs](http://www.mendocinocounty.org/pbs). Additional information regarding the above noted items may be obtained by calling the Department of Planning and Building Services at 234-6650, Monday through Friday, 8:00 a.m. through 5:00 p.m. Should you desire notification of the Planning Commission decision you may do so by requesting notification in writing and providing a self-addressed stamped envelope to the Department of Planning and Building Services.

APPEAL PROCESS. Persons who are dissatisfied with a decision of the Commission may appeal the decision to the Board of Supervisors. An appeal must be made in writing along with a fee to the Clerk of the Board within 10 days of the Commission's decision. The appeal will be placed on the next available Board agenda and the appellant will be notified of the time and date. Appeals to the Board do not guarantee that the Commission's decision will be overturned. In some cases, the Board may not have the legal authority to overturn the decision.

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.

<http://www.mendocinocounty.org/pbs>