

Mendocino Historical Review Board

c/o Planning & Building Services
120 West Fir Street
Fort Bragg, CA 95437
964-5379



NOTICE OF PUBLIC HEARING MARCH 6, 2017

The Mendocino Historical Review Board will perform a site view of Item **9c, located at 45090 Little Lake Street, beginning at 5:30 PM and Item **9b, located at 44861 Ukiah Street, following at 5:45 PM. The Board will reconvene at 7:00 PM at the Mendocino Community Center, located at the corner of School and Pine Streets, Mendocino for the public hearing.

ORDER OF AGENDA

1. Call to Order.
2. Roll Call.
3. Determination of Legal Notice.
4. Approval of Minutes.
5. Correspondence.
6. Report from the Chair.
7. **Public Expression.** The Board welcomes participation in the Board meetings. Comments shall be limited so that everyone may be heard. Items of public expression are limited to matters under the jurisdiction of the Board which are not on the posted agenda, and items which have not already been considered by the Board. The Board limits testimony on matters not on the agenda to 3 minutes per person and not more than 10 minutes for a proposed item on a subsequent agenda.
8. Consent Calendar
9. Public Hearing Items.
 - 9a. **CASE#:** MHRB_2015-0024 (Continued from October 3, 2016)
DATE FILED: 10/19/2015
OWNER: ERNEST & CORINNE EGGER LIVING TRUST AND ISHVI BENZVI AUM AND NANCY SUSAN LEBRUN
APPLICANT: EGGER & AUM /10550 LANSING
AGENT: ERNEST EGGER
REQUEST: A Mendocino Historical Review Board Permit request to install two signs with copy AUM; restore the exterior of existing buildings on-site; establish three on-site parking spaces; construct two 96-square-foot arbors, a BBQ area, and vending table; construct interior remodel and alterations; and landscape. Note: Category I and IIa historic structures are on site.
ENVIRONMENTAL DETERMINATION: Class 3 categorical exemption from CEQA for site improvements to yard area and 320-square-foot storage building; Class 31 categorical exemption from CEQA for repair to Pete Anderson House, which is a historic resource; and a Class 11 categorical exemption from CEQA for two proposed signs.
LOCATION: The project site is a single-lot facing Lansing Street between its intersections with Calpella and Little Lake Streets. 10550 Lansing Street, Mendocino (APN 119-160-31).
STAFF PLANNER: JULIANA CHERRY
 - **9b. **CASE#:** MHRB_2016-0030 (Continued from February 6, 2017)
DATE FILED: 11/23/2016
OWNER: BROWN JUDITH
APPLICANT: HANK MCCUSKER
AGENT: THE SIGN SHOP
REQUEST: A Mendocino Historical Review Board Permit request to (1) install two wooden



casement windows and (2) install one 20-by-30-inch wooden sign with copy "Nicholson House Inn."
Note: A Category III historic structure is on site. A Category III historic resource has been ostensibly altered, but the basic structure remains discernible.

ENVIRONMENTAL DETERMINATION: Categorically Exempt

LOCATION: 44861 Ukiah Street, Mendocino (APN 119-250-12)

STAFF PLANNER: JULIANA CHERRY

****9c. CASE#:** MHRB_2017-0002

DATE FILED: 1/25/2017

OWNER/APPLICANT: PERLA JOSIE B

AGENT: ODEGARD JOE

REQUEST: A Mendocino Historical Review Board Permit request to add three dormers to an existing, non-historic residential structure.

ENVIRONMENTAL DETERMINATION: Categorically Exempt

LOCATION: 45090 Little Lake Street, Mendocino (APN 119-160-20)

STAFF PLANNER: JULIANA CHERRY

9d. CASE#: MHRB_2017-0003

DATE FILED: 2/2/2017

OWNER/APPLICANT: TAYLOR JENNIFER

REQUEST: A Mendocino Historical Review Board Permit request to paint the building's exterior warm gray (Gray Cashmere 2138-60 Benjamin Moore) and change the trim color to white.

Note: The Freitas House is listed in the Mendocino Town Plan Appendix Inventory of Historic Structures as a Category I structure (Landmark: Construction dated, history substantiated, only minor alterations in character with original architecture.)

ENVIRONMENTAL DETERMINATION: Categorically Exempt

LOCATION: 45350 Ukiah Street, Mendocino (APN 119-214-08)

STAFF PLANNER: JULIANA CHERRY

10. Matters From the Board.

10a. Bi-annual Mendocino Town Historic Preservation Award Nominations

10b. Mendocino Town List of Vacation Home Rentals and Single Unit Rentals

11. Matters From the Staff.

11a. Mendocino Town LCP Amendment

12. Adjourn.

ADDITIONAL INFORMATION/REPORT AVAILABILITY. APPLICATIONS MAY BE REVIEWED AT THE MENDOCINO COMMUNITY CENTER AND AT THE MENDOCINO COMMUNITY LIBRARY. The staff report is available on the Department of Planning and Building Services website at www.co.mendocino.ca.us/planning. Additional information regarding the above noted items may be obtained by calling the Department of Planning and Building Services at 964-5379 or 234-6650, Monday through Friday, 8:00 a.m. through 5:00 p.m. Should you desire notification of the Mendocino Historical Review Boards 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.

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.

APPEAL PROCESS. Persons who are dissatisfied with a decision of the MHRB 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 MHRB'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 MHRB's decision will be overturned. In some cases, the Board may not have the legal authority to overturn the decision.