

Mendocino Historical Review Board

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



NOTICE OF PUBLIC HEARING AND SITE VIEWS AMENDED

FEBRUARY 6, 2023

The Mendocino Historical Review Board will perform site views of projects in the following order, beginning at 4:00 pm: *9a, *9b, *9c, *9d, *11a.

Concluding the site views the meeting will convene at 7:00 PM at the Mendocino Community Center – Curry Community Room, located at the corner of School and Pine Streets, Mendocino for the public hearing.

ORDER OF AGENDA* AND SITE VIEWS

1. Call to Order.
2. Roll Call.
3. Determination of Legal Notice.
4. Approval of Minutes.
 - 4a. September 2022 Draft Minutes
 - 4b. November 2022 Draft Minutes
 - 4c. December 2022 Draft 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.**

None.
9. **Public Hearing Items.**
 - 9a.* **CASE#:** MHRB_2022-0008 (**Continued from 12/5/2022**)
DATE FILED: 9/9/2022
OWNER/APPLICANT: MAIN STREET MENDO LLC
AGENT: KELLY GRIMES
REQUEST: Request for a Mendocino Historical Review Board Permit to replace a water tower staircase with a new enclosed staircase structure, reroute an existing wooden pathway, and construct a wooden ramp for access to an existing raised deck. Note: The site is listed as a category



IVb non-historic resource in Appendix 1 of the Mendocino Town Plan ("deli and restaurant").

ENVIRONMENTAL DETERMINATION: Categorically Exempt
LOCATION: 45040 Main Street, Mendocino; APN: 119-238-10
SUPERVISORIAL DISTRICT: 5
STAFF PLANNER: LIAM CROWLEY

9b.* CASE#: MHRB_2022-0010

DATE FILED: 10/13/2022

OWNER: NOAH SHEPPARD & MEGAN AYRES

REQUEST: An after-the-fact Mendocino Historical Review Board Permit request to install three (3) electric-vehicle charging stations.

ENVIRONMENTAL DETERMINATION: Categorically Exempt

LOCATION: 10691 Palette Drive, APN: 119-140-32

SUPERVISORIAL DISTRICT: 5

STAFF PLANNER: MARK CLISER

9c.* CASE#: MHRB_2022-0011

DATE FILED: 10/13/2022

OWNER: NOAH SHEPPARD & MEGAN AYRES

APPLICANT: MACCALLUM PROPERTIES INC

REQUEST: Mendocino Historical Review Board Permit for after-the-fact permission to install three electric-vehicle charging stations inside two wooden enclosures and install five movable propane heaters from the ceiling of the MacCallum House porch. Note: The site is listed in the Mendocino Town Plan Appendix 1 as a Category IVa Historic Structure, MacCallum House apartments; Category I Historic Structure, site of the Kelly Barn; Category IIa Historic Structure Apple Shed.

ENVIRONMENTAL DETERMINATION: Categorically Exempt

LOCATION: 45020 Albion St; APN: 119-236-12

SUPERVISORIAL DISTRICT: 5

STAFF PLANNER: STEVEN SWITZER

9d.* CASE#: MHRB_2022-0016

DATE FILED: 11/28/2022

OWNER/APPLICANT: KATHERINE RITCHEY

AGENT: AUM CONSTRUCTION INC

REQUEST: Mendocino Historical Review Board Permit to demo and replace the existing eastern workshop. In addition, demo and replace the roof throughout the north section of the structure to include overhangs. New exterior lighting is proposed. Painted horizontal wood siding and roofing material are to match the existing residence. Note: The site is listed as a Category I historic resource in Appendix 1 of the Mendocino Town Plan, the Maxwell-Jarvis House 1878.

ENVIRONMENTAL DETERMINATION: Categorically Exempt

LOCATION: 45164 Little Lake St; APN: 119-160-08

SUPERVISORIAL DISTRICT: 5

STAFF PLANNER: STEVEN SWITZER

10. Matters from the Board.

10a. Report from Review Board Members

11. Matters from the Staff.

11a.* CASE#: BF_2022-0765

DATE FILED: 11/08/2022

OWNER: MARK & JANE GRAVEN

APPLICANT: MENDOCINO SOLAR SERVICE

REQUEST: To confer with MHRB regarding building permit application BF_2022-0765 and the installation of rooftop solar panels at a new single-family residence.

ENVIRONMENTAL DETERMINATION: Statutory Exemption



LOCATION: 45280 Covelo St, Mendocino; 119-160-38
SUPERVISORIAL DISTRICT: 5
STAFF PLANNER: TIA SAR

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.mendocinocounty.org/pbs. 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.