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2<sup>ND</sup> DISTRICT  
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3<sup>RD</sup> DISTRICT  
COMMISSIONER  
CHAIR

MARIE JONES  
4<sup>TH</sup> DISTRICT  
COMMISSIONER

DIANA WIEDEMANN  
5<sup>TH</sup> DISTRICT  
COMMISSIONER  
VICE- CHAIR



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PLANNING AND BUILDING SERVICES

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## **MENDOCINO COUNTY PLANNING COMMISSION**

**ACTION MINUTES – October 7, 2021**

**BEFORE THE PLANNING COMMISSION  
COUNTY OF MENDOCINO – STATE OF CALIFORNIA  
FAIR STATEMENT OF PROCEEDINGS  
(PURSUANT TO CALIFORNIA GOVERNMENT CODE §25150)**

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### **AGENDA ITEM NO. 1 – OPEN SESSION AND ROLL CALL 9:01 A.M.**

Present:, Commissioner Marie Jones, Commissioner Clifford Paulin, Commissioner Diana Wiedemann, and Commissioner Macci Morse, Chair Alison Pernel, presiding.

Staff Present: Julia Krog, Assistant Director; James Feenan, Commission Services Supervisor; Ignacio Gonzalez, Interim Director; Michael Oliphant, Building Official; Matthew Kiedrowski, Deputy County Counsel

### **AGENDA ITEM NO. 2 - PLANNING COMMISSION ADMINISTRATION**

**Determination of Legal Notice** – The Clerk advised the Commission that all items on the agenda had been properly noticed.

### **AGENDA ITEM NO. 3 – DIRECTORS AND ASSISTANT DIRECTOR REPORT**

Mr. Gonzalez discussed current recruitments and appointments with the Commission.

Mr. Oliphant discussed the new Cal Fire procedure regarding 4290 Regulations. He informed the Commission that the procedure was in draft form and still in development. Mr. Oliphant stated that the applicant would start with Planning and Building Services, then go to CalFire, and then bring their completed form to the Planning &

Building Department. Mr. Oliphant stated that there would be a two week turnaround for Cal Fire to complete their part of the plan check. He also discussed that the effective date would be in January 2022.

#### **AGENDA ITEM NO. 4 – MATTERS FROM THE PUBLIC**

No one was present from the public who indicated a desire to address the Commission.

#### **AGENDA ITEM NO. 5 – CONSENT CALENDAR**

No items were set for the consent calendar.

#### **AGENDA ITEM NO. 6 – REGULAR CALENDAR**

**6a. Noticed Public Hearing** - Review and consider a recommendation to the Board of Supervisors on proposed adoption of amendments to the Mendocino County Local Coastal Program Land Use Plan (General Plan Coastal Element) and Implementation Program (Coastal Zoning Code) to regulate development of Accessory Dwelling Units in the Coastal Zone. Within the unincorporated areas of Mendocino County located inside the Coastal Zone boundary (Mendocino County Code, Title 20, Division II), excluding the Town of Mendocino (Mendocino County Code, Title 20, Division III).

Speaker/s: Julia Krog, Mendocino County Planning & Building, Assistant Director; Linda Ruffing, North Coast Community Planning; Matthew Kiedrowski, Mendocino County, Deputy County Counsel.

The public hearing was declared open.

**Public Comment:** No correspondence were received or uploaded to the public website.

**Telecomments:** None

The public hearing was declared closed.

Upon motion by Commissioner Wiedemann, seconded by Commissioner Jones, and carried by a roll call vote of (5-0), IT IS ORDERED, that the Planning Commission's adopts the Resolution and recommends that the Board of Supervisors amend the Coastal Element of the Mendocino County General Plan (Policies 3.2-1, 3.3-5, and 3.9-1), and a proposed amendment to the Coastal Zoning Code (Title 20 – Division II of the Mendocino County Code, Chapters 20.308, 20.316, 20.456, 20.458, 20.472, 20.532, 20.536 and 20.544), finding that the actions are statutorily exempt from CEQA pursuant to Public Resources Code Section 21080.17 including the amended resolution as revised by staff during the public hearing.

AYES: Jones, Wiedemann, Paulin, Morse and Pernell

NOES: None

ABSENT: None

#### **AGENDA ITEM NO. 7 – MATTERS FROM STAFF**

**7a.** Ms. Krog updated the Commission on matters from the September 2, 2021 meeting. She noted the items that would be brought forward in future meetings, desire to meet in person, presentation on Water Resources, Groundwater Sustainability Program, update on Cannabis program, Bylaws and status update of projects that are set to become before the Planning Commission. Ms. Krog stated that for the status update on projects there would be no discussion and it would be informational only. She noted that two items that would appear on the October 21, 2021 agenda, would be the status update of projects and the Bylaws. Ms. Krog asked the Commissioners to email her any items that they would like to discuss during the presentation on Water Resources-Groundwater Sustainability.

#### **AGENDA ITEM NO. 8 – MATTERS FROM COMMISSION**

**8a.** Commissioner Jones requested the Commission email her infrastructure program activities within their district.

**AGENDA ITEM NO. 9 – MINUTES**

**9a. September 2, 2021 Minutes**

Approval of the September 2, 2021 Planning Commission Minutes.


Upon motion by Commissioner Paulin, seconded by Commissioner Morse, and carried by a voice vote of (5-0), IT IS ORDERED that the Planning Commission Minutes from September 2, 2021 are approved as amended.

AYES: Morse, Paulin, Wiedemann, Jones and Pernell  
ABSTAIN: None  
ABSENT: None

**AGENDA ITEM NO. 10 – ADJOURNMENT**

THERE BEING NOTHING FURTHER TO COME BEFORE THE PLANNING COMMISSION, THE MENDOCINO COUNTY PLANNING COMMISSION ADJOURNED AT 10:43 A.M.

  
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Alison Pernell, Chair

Attest: JAMES F. FEENAN  
Commission Services Supervisor  
  
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**NOTICE: PUBLISHED MINUTES OF THE MENDOCINO COUNTY PLANNING COMMISSION MEETINGS.**

- Effective March 1, 2020, Planning Commission minutes will be produced in “action only” format. As an alternative service, public access to recorded Commission proceedings will be available on the Planning and Building website.
- LIVE WEB STREAMING OF COMMISSION MEETINGS is now available via the County’s YouTube Channel. If technical assistance is needed, please contact Mendocino County Planning & Building Services at (707) 234-6650.
- Minutes are considered draft until adopted/approved by the Planning Commission.
- The Planning Commission action minutes are also posted on the County of Mendocino website at: <https://www.mendocinocounty.org/government/planning-building-services/meeting-agendas/planning-commission>.
- To request an official record of a meeting contact the Mendocino County Planning and Building Department at (707) 234-6650.
- Please reference the departmental website to obtain additional resource information for the Planning Commission at: <https://www.mendocinocounty.org/government/planning-building-services/meeting-agendas/planning-commission>.

**Thank you for your interest in the proceedings of the Mendocino County Planning Commission.**

