



ARCHAEOLOGICAL COMMISSION AGENDA

OCTOBER 9, 2024
2:00 PM

HYBRID MEETING

ORDER OF AGENDA

The Mendocino County Archaeological Commission meetings will be conducted *in person* at 860 North Bush St. Ukiah, CA 95482, 400 E. Commercial St Willits, CA 95490 and 23925 Howard St. Covelo, CA 95428. Meetings are live streamed and available for viewing on the Mendocino County YouTube page, at <https://www.youtube.com/MendocinoCountyVideo>

Mendocino County Archaeological Commission OCTOBER 09, 2024, 02:00 PM Pacific Time (US and Canada). Click this link to join the webinar: <https://mendocinocounty.zoom.us/j/87173668129>

+16699009128,,87173668129# US (San Jose) +16694449171,,87173668129# US

Webinar ID: 871 7366 8129

The public may participate digitally in meetings by sending comments to pbscommissions@mendocinocounty.gov or orally via telecomment in lieu of personal attendance. All public comment will be made available to the Commissioners, staff, and the general public as they are received and processed by staff, and can be viewed as attachments to this meeting agenda at <https://www.mendocinocounty.gov/departments/planning-building-services/public-hearing-bodies>, under the Archaeological tab. To submit public comments via telecomment, please use the telecomment form found at: <https://www.mendocinocounty.gov/departments/planning-building-services/public-hearing-bodies>, under the Archaeological tab.

1. ROLL CALL

2. **ARCHAEOLOGICAL COMMISSION ADMINISTRATION:** The applications listed below will be reviewed by the Archaeological Commission. You are invited to view the meeting on "youtube" and provide any information pertinent to these applications. If you have photographs of the site, you are encouraged to email them to the above e-mail address by 2:00 pm on October 09, 2024.

3. SURVEY REQUIRED

3a. **CASE#:** CDP_2023-0041/V_2023-0002

DATE FILED: 11/7/2023

OWNER/APPLICANT: David Ashuckian

REQUEST: A Standard Coastal Development Permit to demolish 600± square feet of an existing single-family residence, excavation for a lower story, construction of 2,636 square-foot addition to existing residence which includes two bedrooms, a garage, art studio, and a third level Accessory Dwelling Unit siting on the garage. In addition, a Variance request to reduce the minimum front setback requirement from thirty (30) feet to twenty (20) feet.

LOCATION: In the Coastal Zone, 0.5± northwest of the Gualala town center, 0.1± west of the intersection of Pacific Drive (CR 530) and State Route 1 (SR 1) via Coral Court (CR 531), located at 38660 Coral Court, Gualala; APN: 145-164-09.

SUPERVISORIAL DISTRICT: 5

STAFF PLANNER: Shelby Miller

3b. **CASE#:** CDP_2024-0006

DATE FILED: 2/2/2024

OWNER: Daniel P Mcgrath And Dongdong Ding

APPLICANT: Daniel P Mcgrath

REQUEST: Standard Coastal Development Permit to install a 640 square-foot modular home with a deck, install a roof-mounted solar system, a pump tank, and fencing around a garden area. The applicant also proposes to regravell the driveway, install an 80 square-foot storage shed to the north of the modular home, remove two Bishop Pine snags, and construct sewer, electrical, and water hookups. In addition, the applicant proposes to install a culvert pipe under proposed driveway to connect drainage ditch.

LOCATION: In the Coastal Zone, 1.5± miles north of Gualala town center, 0.02± miles west of the intersection of State Route 1 (SR 1) and Old Coast Highway (CR 513), located at 37891 Old Coast Highway, Gualala; APN: 145-122-09.

SUPERVISORIAL DISTRICT: 5

STAFF PLANNER: Shelby Miller



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3c. CASE#: CDP_2024-0013

DATE FILED: 4/16/2024

OWNER/APPLICANT: Art Shattuck

AGENT: Wynn Coastal Planning & Biology, Inc., Meghan Durbin

REQUEST: Standard Coastal Development Permit to repair an existing septic system that serves an existing single-family residence.

LOCATION: In the Coastal Zone, 0.8± southwest of Caspar town center on Greenling Circle (CR 579). 0.6± west of the intersection of Point Cabrillo Drive (CR 564) and State Route 1 (SR 1), located at 45460 Greenling Circle, Mendocino; APN: 118-390-07.

SUPERVISORIAL DISTRICT: 4

STAFF PLANNER: Shelby Miller

3d. CASE#: CDP_2024-0019

DATE FILED: 5/14/2024

OWNER: Judith M Schlafer

APPLICANT: EBA Engineering (David)

REQUEST: Standard Coastal Development Permit to drill eight (8) exploratory soil borings, install a soil vapor well, replace two (2) groundwater monitoring wells, and install a sentinel monitor at five (5) sites.

LOCATION: In the Coastal Zone, 0.26± south of the Mendocino town center, situated at the intersection of Main Street (CR 407E) and Howard Street (CR 407N), located at 44091 Main Street, Mendocino; APNs: 119-250-46 & 119-250-27 & 119-250-40.

SUPERVISORIAL DISTRICT: 5

STAFF PLANNER: Shelby Miller

3e. CASE#: CDP_2024-0026

DATE FILED: 7/15/2024

OWNER: Mitchell Eric Heller Ahna K Lightenberg Heller

APPLICANT: Mitchell Heller

REQUEST: Standard Coastal Development Permit to gravel an existing driveway, construct a 2,760 square-foot single-family residence, an attached 599 square-foot garage and workshop, a sauna, a well pumphouse, install a septic system, a water storage tank, and a 49 square-foot hot tub. In addition, the project request includes a landscaping plan.

ENVIRONMENTAL DETERMINATION: Mitigated Negative Declaration

LOCATION: In the Coastal Zone, 2.7± miles northwest of Point Arena city center, 0.15± miles southwest of the intersection of Warren Drive (private) and State Route 1 (SR 1), located at 27232 Warren Drive, Point Arena; APN: 027-412-56.

SUPERVISORIAL DISTRICT: 5

STAFF PLANNER: Shelby Miller

4. REVIEW OF SURVEY

4a. CASE#: CDP_2024-0001

DATE FILED: 1/4/2024

OWNER: Chase P & Shavawn M Forester

APPLICANT/AGENT: Craig Steely Architecture, Luigi Silverman

REQUEST: Standard Coastal Development Permit proposing development on a vacant parcel with a two-story 1,759 square-foot single-family residence (SFR), 475-square-foot detached garage with guest cottage (above garage), retaining wall at garage, gravel roadway to apron concrete driveway, hot tub with generator and propane utility pad and enclosure. Three side perimeter fence, entry gate, septic system, tree and vegetation removal, and necessary grading for site.

LOCATION: In the Coastal Zone, located approximately one mile south of Anchor Bay and 2.0± miles northwest of Gualala Town center, between State Highway One and the Pacific Ocean; located at 36420 SO HWY 1, Gualala; APN: 144-130-23.

SUPERVISORIAL DISTRICT: 5

STAFF PLANNER: Shelby Miller



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4b. CASE#: AP_2024-0022

DATE FILED: 6/27/2024

OWNER: Dina Fratis

APPLICANT: Scott McKinney

AGENT: Lily Gross

REQUEST: Administrative Permit for a 10,000 square foot mixed light cannabis cultivation operation (Permit Type 2B) within the Forest Land zoning district.

LOCATION: 7.4± miles northwest of Dos Rios town center, on the northeast side of Simmerly Road, 2.5± miles east-southeast of its intersection with Iron Creek Road, located at 8250 Simmerly Rd, Laytonville.

SUPERVISORIAL DISTRICT: 3

STAFF PLANNER: Rob Fitzsimmons

5. MATTERS FROM STAFF

6. MATTERS FROM COMMISSION

7. MATTERS FROM THE PUBLIC

8. ADJOURNMENT

APPEAL PROCESS FOR ARCHAEOLOGICAL COMMISSION

Applicants or other persons who are dissatisfied with a decision of the Archaeological 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 Archaeological 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 Archaeological 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. www.mendocinocounty.gov/pbs

ADDITIONAL INFORMATION/REPORT AVAILABILITY.

The staff report and notice are available on the Department of Planning and Building Services website at www.mendocinocounty.gov/pbs. Additional information regarding the above noted items may be obtained by calling the Department of Planning and Building Services at (707) 234-6650, Monday through Friday, 8:00 a.m. through 5:00 p.m. Should you desire notification of the Archaeological 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.