

CALAVERAS COUNTY PLANNING COMMISSION

Don Parker

District 1

Timothy Laddish

District 2

Michelle Plotnik, Chair

District 3

Kelly Wooster

District 4

Brett Henderson, Vice Chair

District 5



Gina Kathan
Interim Planning Director

Annette Huse

Commission Clerk

Julie Moss-Lewis

Deputy County Counsel

REGULAR MEETING OCTOBER 28, 2021

This meeting will be held in the **BOARD OF SUPERVISORS CHAMBERS** 891 Mountain Ranch Road, San Andreas, CA 95249.

This Planning Commission meeting is open to the public with limited seating. Seats are available on a first come, first serve basis; once the limited, marked seating is full, no additional members of the public will be allowed inside. Alternatively, you may continue to observe the meeting and address the Commission via email or virtually, as dictated below.

You may listen to the meeting, and make public comments virtually, using the Zoom link listed under **CALL TO ORDER**. The meeting is also available to view at <http://calaverascountyca.iqm2.com/Citizens/Default.aspx>

You may also comment on a specific agenda item prior to the hearing via email. To do so, submit your comment via email to the Clerk of the Planning Commission at <https://calaverasgov.us/Feedback/Planning-Commission-Clerk> no later than 4:00pm on the Monday prior to the Commission meeting. Please clearly indicate which agenda item number your comment pertains to. Comments are limited to 300 words or less.

In Compliance with the Americans with Disabilities Act (ADA), if you need special assistance to participate in this meeting, please contact the Clerk to the Planning Commission at 209/754-6620 at least 48 hours prior to the start of the meeting. Notification in advance will allow reasonable arrangements to be made to ensure accessibility to this meeting. Government Code §54954.2(a).

The Planning Commission agenda is posted on the county website at <https://calaverasgov.us/Meeting-Calendar> Applications, environmental documents, staff reports, and project files are available for review at the Calaveras County Planning Department during regular business hours. Copies of the file documents, including the staff report and/or environmental reviews, may also be purchased.

A decision of the Planning Commission may be appealed to the Board of Supervisors by following the appeal procedures in Section 17.98.070, and by submitting a written request, accompanied by the appropriate fee, within fifteen calendar days from the date of the Commission decision. (Ord. 2289 § 3(part), 1992: Ord. 1812 § 1(part), 1986).

Pursuant to Government Code 65009, a legal challenge to any of the projects described below may be limited to addressing only those issues raised at the public hearing or in written correspondence delivered to the Planning Commission at or prior to the public hearing.

If you wish to address the Commission on an agenda item, please come to the rostrum when public comment on that item is opened and give your name, if you choose, and your comments. Time limits and order of items shall be the discretion of the Chair, including a break for lunch.

9:00 AM CALL TO ORDER

To view or give public comment virtually, register in advance:

https://us06web.zoom.us/webinar/register/WN_s-Y4nzJmQSaBxzKgcYGdgQ

Once registered you will receive a confirmation email containing information about joining the meeting. Upon joining the meeting, your audio will be muted. During the public comment periods, you will be asked to raise your hand via Zoom if you want to comment. You may speak for up to three minutes.

PLEDGE OF ALLEGIANCE

STAFF ANNOUNCEMENTS

AGENDA CHANGES

GENERAL PUBLIC COMMENT PERIOD

Any land use item of interest to the public that is within the subject matter jurisdiction of the Commission and is not posted on the Consent or Regular agendas may be addressed during the Public Comment period. California law prohibits the Commission from taking action on any matter which is not posted on the agenda unless it is determined to be an emergency by the Commission. Five minutes per person, fifteen minutes per topic.

CONSENT AGENDA

Consent agenda items are expected to be routine and non-controversial. They will be acted upon by the Commission at one time without discussion. Any Commission member, staff member or interested party may request removal of an item from the consent agenda for discussion.

1. Approval of minutes from October 14, 2021.

REGULAR AGENDA

1. **2021-014 APC 381 and Zoning Amendment for Harold and Geraldine Hatler, Etal:** The applicant is requesting approval of a California Land Conservation Contract, Agriculture Preserve No. 381 and Zoning Amendment from General Agriculture (A1) to Agriculture Preserve (AP) for 707.13 acres of land near the western boundary of the County between the community of Milton and SR 4. APN: 050-033-009, 050-033-011 & 050-033-014 are located in Sections 27, 33 & 34, T2N, R11E, MDM. Pursuant to CEQA guidelines a Negative Declaration has been prepared for this project. (Gina Kathan, Interim Planning Director)
2. **2006-062 Extension of Time for Peter Vermeulen:** The applicant has requested a two (2) year Extension of Time for Tentative Parcel Map 2006-062. The approved Tentative Parcel Map proposes to divide a 50-acre parcel into two lots, 25.17-acres and 24.83-acres in size. Both proposed lots are undeveloped. The subject property is located at 5858 Highway 49, Angels

Camp, E ½ of Section 23, T02N, R13E, MDB&M, APN: 064-021-035. A Negative Declaration was adopted for the original approval of the Tentative Parcel Map in accordance with CEQA. (Madeleine Flandreau, Planner II)

COMMISSIONER REPORTS

PLANNING DIRECTOR REPORTS

ADJOURNMENT