



COUNTY OF LAKE

255 North Forbes Street
Lakeport, CA 95453

Meeting Minutes - Final Planning Commission

Thursday, January 12, 2023

9:00 AM

Board Chambers

1. 9:00 AM - Call To Order

The meeting was called to order at 9:00 a.m. by Chair Christina Price. Community Development Director Mireya Turner, Deputy County Counsel Nicole Johnson, and Office Assistant III Jim Feenan were present along with the following Commissioners:

Present: Commissioners John Hess, Everado Chavez, Batsulwin Brown and Chair Christina Price

Absent: Commissioner Maile Field

2. Pledge of Allegiance

3. Verification of Legal Notice

Clerk reported timed items on the agenda as properly noticed

4. Consent Agenda

- 4a. Consideration of the adoption of Assembly Bill 361 Findings Authorizing Teleconference Meetings during a State of Emergency

Commissioner Brown entered the meeting at 9:05 a.m.

County Counsel Nicole Johnson pulled Item #4a for discussion with the Commission.

On motion of Commissioner Chavez, seconded by Commissioner Hess and by vote of the Commission, approved Consent Agenda Items 4a.

The motion carried by the following vote:

Ayes - Commissioners - Hess, Chavez, Brown and Chair Price

Absent - Commissioner Field

- 4b. Approval of December 15, 2022 Planning Commission Minutes

On motion of Commissioner Hess, seconded by Commissioner Chavez and by vote of the Commission, approved Consent Agenda Items 4a.

The motion carried by the following vote:

Ayes - Commissioners - Hess, Chavez, Brown and Chair Price

Absent - Commissioner Field

5. Public Input

There was no one present wishing to speak.

6. Timed Items - Public Hearings

- 6a.** 9:05 a.m. - PUBLIC HEARING - (Continued from December 15, 2022) - Consideration of proposed Major Use Permit (UP 20-90), for commercial cannabis cultivation for a total of 51,500 square feet (sq. ft.) of mixed light canopy area; and Mitigated Negative Declaration based on Initial Study (IS 20-109); Applicant: CRESTA PROPERTIES LLC; Project location: 6267 Kelsey Creek Drive and 6245 Gold Dust Drive, Kelseyville (APNs: 007-013-23 & 007-013-22)

Byron Turner Senior Planner for LACO presented the changes that were made on the staff report along with Director Mireya G. Turner who stated that all permits have been filed with the Community Development Department.

Chair Price opened the public meeting: Richard Derum spoke, no further people wished to speak and the public hearing was closed.

On motion of Commissioner Chavez, seconded by Commissioner Hess, and by vote of the Commission find that the Mitigated Negative Declaration (IS 20-109) prepared for Cresta Properties, LLC for the property located at 6267 Kelsey Creek Drive and 6245 Gold Dust Drive, Kelseyville (APNs: 007-013-23 and 007-013-22) will not have a significant effect on the environment and therefore a Mitigated Negative Declaration shall be approved with the findings listed in the staff report dated January 12, 2023.

Ayes- Commissioners: Hess, Chavez, Brown, and Chair Price

Absent- Commissioner Field

On motion of Commissioner Chavez, seconded by Chair Price, and by vote of the Commission approved Major Use Permit (UP 20-90) applied for by Cresta Properties, LLC on property located at 6267 Kelsey Creek Drive and 6245 Gold Dust Drive, Kelseyville (APNs: 007-013-23 and 007-013-22) subject to the Conditions of Approval based on the Findings and included in the staff report dated January 12, 2023.

Ayes- Commissioners: Hess, Chavez, Brown, and Chair Price

Absent- Commissioner Field

- 6b. 9:15 a.m.- PUBLIC HEARING – (Continued from December 15, 2022) - Consideration of proposed Parcel Map (PM 22-02), to divide a 34-acre lot into four (4) parcels with one (1) 14 acre remainder, and Mitigated Negative Declaration based on Initial Study (IS 19-09); Applicant: SCOTTS VALLEY BAND OF POMO INDIANS; Project location: 7130 Red Hills Road, Kelseyville (APN: 009-021-07)

Deputy County Counsel Nicole Johnson requested a continuance on this matter to a date uncertain due to pending litigation.

On motion of Commissioner Chavez, and seconded by Commissioner Hess and by vote of the Commission, that the matter be continued to a future meeting.

Ayes- Commissioners: - Hess, Chavez, Brown and Chair Price

Absent- Commissioner: Field

- 6c. 9:30 a.m. - Presentation by LACO Principal Geologist Christine Manhart, PG, CHG, QSP/D, QiSP, regarding hydrology report review

LACO Principal Geologist Christine Manhart gave a overview of groundwater vs. surface water, what hydrological studies are, who can prepare them and how they are used. She also described what information can be drawn from the studies and how they can relate to the CEQA process and Ordinance 3106.

A question and answer session occurred between the Commission and Ms. Manhart.

No action was taken on this item.

7. Department Update

Director Mireya Turner gave a verbal report to the Commission regarding mileage claims, remote working and items before the Cannabis Task Force and set for review by the Planning Commission.

Cannabis Program Manager Andrew Amelung gave an update regarding pending projects.

8. Adjournment

There being no further business, the Lake County Planning Commission adjourned at 10:03 a.m.

MIREYA G. TURNER
 Director of Community Development

By: *Jim Feenan*

Jim Feenan
 Assistant to the Planning Commission

Christina Price
 Chair - Lake County Planning Commission