



Zoning Administrator

Regular Meeting AGENDA

This meeting will be held remotely at the link below:
<https://global.gotomeeting.com/join/717259173>

You can also dial in using your phone.
United States: [+1 \(408\) 650-3123](tel:+14086503123)

Access Code: 717-259-173

December 21, 2020 - 2:00 PM

1. CALL TO ORDER

2. VERIFICATION OF NOTICE

3. APPEAL PROCESS

All determinations of the Zoning Administrator regarding minor discretionary planning permits are final unless a written appeal, stating the reasons for the appeal, is filed with the City Clerk within ten (10) days of the date the decision was made. An interested party may appeal only if he or she appeared and stated his or her position during the hearing on the decision from which the appeal is taken. For items on this agenda, the appeal must be received by January 4, 2020, at 5 p.m.

4. COMMENTS FROM AUDIENCE ON NON-AGENDA ITEMS

The Zoning Administrator welcomes input from the audience. In order for everyone to be heard, please limit your comments to three (3) minutes per person and not more than ten (10) minutes per subject. The Brown Act regulations do not allow action to be taken on audience comments.

5. APPROVAL OF MINUTES

5.a. Approve the Minutes of the November 17, 2020 meeting.

Recommended Action: Approve the Minutes of the November 17, 2020 Zoning Administrator Hearing.

Attachments:

1. ZAM_20201117_Draft

6. SITE VISIT VERIFICATION

7. PUBLIC HEARING

- 7.a. Consideration of Request for Minor Modification of Major Use Permit to Change Ownership of Cannabis Manufacturing and Dispensary/Retail Operation, and Amend the Floor Plan, at 441 North State Street; APN 002-186-19; Applicant is Vibe Ukiah, LLC dba Vibe by California; File 20-5589

Recommended Action: Approve the Minor Modification to the existing Cannabis Manufacturing and Retail/Dispensary Major Use Permit, to allow for change of ownership and modification to the floor plan, based on the Findings, and subject to the Conditions of Approval, found in the Staff Report.

Attachments:

1. 441 N State_Vibe_Findings
2. 441 N State_Vibe_COA
3. Application
4. Agency Comments

- 7.b. Consideration of Request for Livestock Permit to Keep Two Male Goats at 1070 North Oak Street; APN 002-072-12; File No. 20-5887

Recommended Action: Staff recommends approval of the Schramer Livestock Permit to keep two male goats at 1070 North Oak Street, based on the Findings and subject to the Conditions of Approval, found in the Staff Report.

Attachments:

1. 1070 N Oak St_Livestock Permit_Findings
2. 1070 N Oak St_Livestock Permit_COA
3. Schramer Livestock Permit Application
4. ORD 1206
5. Public Correspondence_Smyth
6. Public Correspondence 20201221

8. ADJOURNMENT

Please be advised that the City needs to be notified 72 hours in advance of a meeting if any specific accommodations or interpreter services are needed in order for you to attend. The City complies with ADA requirements and will attempt to reasonably accommodate individuals with disabilities upon request. I hereby certify under penalty of perjury under the laws of the State of California that the foregoing agenda was posted on the bulletin board at the main entrance of the City of Ukiah City Hall, located at 300 Seminary Avenue, Ukiah, California, not less than 72 hours prior to the meeting set forth on this agenda.

Mireya G. Turner, Planning Manager
December 18, 2020