

CITY OF UKIAH
ZONING ADMINISTRATOR MINUTES
Meeting Held Remotely through Teleconference
November 15, 2021
2:00 p.m.

STAFF PRESENT

Mireya Turner, Zoning Administrator
Jesse Davis, Planning Manager

OTHERS PRESENT

Tiffany Williams (MCHC)
Kyle Greenhalgh (Heritage Mendocino)
Joe Thomas (Heritage Mendocino)

1. CALL TO ORDER

The Zoning Administrator called the meeting to order at 2:03 p.m. via teleconference.

Planning Manager Mireya Turner, designated Acting Zoning Administrator for the November 15, 2021 meeting by Community Development Director Craig Schlatter.

2. VERIFICATION OF NOTICE

Staff confirmed timely noticing of all public hearings posted on today's agenda.

3. APPEAL PROCESS

Note: For matters heard at this meeting the final date to appeal is November 25, 2021, at 5:00 p.m.

4. COMMENTS FROM AUDIENCE ON NON-AGENDA ITEMS

None.

5. APPROVAL OF MINUTES

Zoning Administrator Mireya Turner approved the minutes of past Zoning Administrator Hearings for the following dates:

- November 10, 2021

6. SITE VISIT VERIFICATION

Zoning Administrator Mireya Turner stated she had performed site a visit for each item on this agenda.

7. PUBLIC HEARING

- a. Request to renew the existing Heritage Mendocino Cannabis Business-Related Use Permit at 1076 Cunningham Street. APN 003-140-52. File No. 21-6140***

Planning Manager Jesse Davis presented the staff report. Zoning Administrator Turner opened the public hearing, and the Applicant addressed questions. There was no one else present wishing to speak and the public hearing was subsequently closed.

Zoning Administrator Turner approved the renewal of the existing Cannabis Business-Related Use Permit at 1076 Cunningham Street. APN 003-140-52. File No. 21-6140.

b. Request for a minor modification to an existing Use Permit to allow a cannabis-related business to utilize an adjacent structure (1078 Cunningham St.) for secure storage of associated cannabis products. File No. 21-6140.

Planning Manager Jesse Davis presented the staff report. Zoning Administrator Turner opened the public hearing, and the Applicant addressed questions regarding the Lot Line Adjustment. There was no one else present wishing to speak and the public hearing was subsequently closed.

Zoning Administrator Turner approved the modification to the existing Cannabis Business-Related Use Permit at 1076 Cunningham Street. APN 003-140-52. File No. 21-6140.

c. Request for a Minor Use Permit to use an existing commercial structure as a 'Professional Office' within the Heavy Commercial (C-2) zoning district at 677 North State Street; APN (002-121-15); File No. 21-6558.

Planning Manager Jesse Davis presented the staff report. Zoning Administrator Turner opened the public hearing, and the Applicant (Tiffany Williams) provided no additional comment. The Planning Manager noted that phone-calls had been received, but no concerns were provided after the caller's questions were addressed. There was no one else present wishing to speak and the public hearing was subsequently closed.

Zoning Administrator Turner approved the requested Minor Use Permit at 677 North State Street; APN (002-121-15); File No. 21-6558.

8. ADJOURNMENT

There being no further business, the meeting adjourned at 2:26 p.m.

*Staff notes that the associated recording for this hearing was truncated and commences toward the end of item 7a.