

MINUTES

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1. CALL TO ORDER

2. PUBLIC COMMENT

*Members of the public may address the Planning Commission concerning matters within their jurisdiction, which are not listed on the agenda and to request that a matter be agendized for a future meeting. No action may be taken on these matters at this meeting.*

3. MINUTES – April 12, 2018.

OLD BUSINESS

NEW BUSINESS

4. PROPOSED MITIGATED NEG. DEC., REZONE AND USE PERMIT P-17-36

**Public Hearing:** Mitigated Negative Declaration, rezone from Unclassified to Agriculture 40-acre minimum (A40) and Use Permit to allow a six-guestroom bed and breakfast facility, small conference room, employee housing, two outdoor kitchens and an agricultural building on a 33.53-acre parcel. Located at 6301 South Fork Road, Salyer. APN: 008-130-01. Applicant: Wood (P-17-46).

5. PROPOSED AMENDMENT TO ZONING ORDINANCE ALLOWING FOR NON-STOREFRONT RETAIL COMMERCIAL CANNABIS LICENSES PW-18-03

**Public Hearing:** Proposed amendment to Zoning Ordinance allowing Non-Storefront Retail Commercial Cannabis Licenses. Located county-wide. Applicant: County of Trinity.

6. VARIANCE FROM REQUIRED 350' COMMERCIAL CANNABIS SETBACK CCV-18-12

**Public Hearing:** Request for “annual variance” from required 350’ Cannabis cultivation setback from a neighboring residential dwelling [Ord. 315-816, Sec. 32.O.IV(5)(b)], located at 6821 State Highway 299, Salyer. APN: 008-370-30. Applicant: Dixon.

7. VARIANCE FROM REQUIRED 350' COMMERCIAL CANNABIS SETBACK CCV-18-13

**Public Hearing:** Request for “annual variance” from required 350’ Cannabis cultivation setback from a neighboring residential dwelling [Ord. 315-816, Sec. 32.O.IV(5)(b)], located at 240 Brady Road, Hayfork. APN: 014-450-09. Applicant: Chang.

8. VARIANCE FROM REQUIRED 350' COMMERCIAL CANNABIS SETBACK CCV-18-15

**Public Hearing:** Request for “annual variance” from required 350’ Cannabis cultivation setback from a neighboring residential dwelling [Ord. 315-816, Sec. 32.O.IV(5)(b)], located at 311 Ward Placer Place, Weaverville. APN: 024-680-35. Applicant: Caldwell-Johnson.

9. VARIANCE FROM REQUIRED 350' COMMERCIAL CANNABIS SETBACK CCV-18-16

**Public Hearing:** Request for “annual variance” from required 350’ Cannabis cultivation setback from a neighboring residential dwelling [Ord. 315-816, Sec. 32.O.IV(5)(b)], located at 470 South Meadow Lane, Hayfork. APN: 017-440-26. Applicant: Dodson.

**10. MATTERS FROM THE COMMISSION**

**11. MATTERS FROM STAFF**

**12. ADJOURN**

\*ALL PERSONS INTERESTED ARE INVITED TO ATTEND AND BE HEARD OR TO WRITE THEIR COMMENTS TO THE PLANNING COMMISSION. IF YOU CHALLENGE THE APPLICATION IN COURT, YOU MAY BE LIMITED TO RAISING ONLY THOSE ITEMS YOU OR SOMEONE ELSE RAISED AT THE PUBLIC HEARING DESCRIBED IN THIS AGENDA OR IN WRITTEN CORRESPONDENCE DELIVERED TO THE COMMISSION AT, OR PRIOR TO, THE PUBLIC HEARING.

\*ANY PERSON DISSATISFIED WITH THE DETERMINATION BY THE PLANNING COMMISSION MAY APPEAL THE MATTER TO THE BOARD OF SUPERVISORS WITHIN TEN (10) WORKING DAYS AFTER THE DECISION OF THE PLANNING COMMISSION ON A FORM AVAILABLE FROM THE COUNTY CLERK. (NOTE: THERE IS A FEE ESTABLISHED FOR FILING AN APPEAL.)