SIERRA COUNTY PLANNING COMMISSION

REGULAR MEETING AGENDA
THURSDAY, DECEMBER 17, 2015
10:00 AM
CALPINE IMPROVEMENT ASSOCIATION
COMMUNITY CENTER
130 COUNTY ROAD
CALPINE, CALIFORNIA

The Sierra County Planning Commission welcomes you to its meetings which are regularly scheduled for the second Thursday following the first Tuesday of each month. Special meetings may be called from time to time and the meeting location, time, and date will be announced at the appropriate time as required by law. The meeting agenda contains a brief, general description of each item to be considered. If you wish to speak on any matter that does not appear on the meeting agenda, you may do so during the agenda item entitled "Public Comment to the Commission".

When addressing the Planning Commission, please walk to the podium and, after having received recognition from the Chairman, give your name and offer your comments and your questions. Please address the Planning Commission as a whole through the Chairman. Comments made to individual Planning Commissioners or staff members are not permitted.

Supporting documentation for meeting agenda matters is available for public review in the Office of the County Planning Department located in the annex building directly across from the Sierra County Courthouse, Downieville, California, 95936, during regular business hours.

In compliance with the Americans with Disabilities Act, those requiring accommodations for this meeting should notify the Secretary to the Planning Commission 72 hours prior to the meeting at (530) 289-3251 or toll free at 1-800-655-3251.

1.   **10 a.m.-CALL TO ORDER –ROLL CALL-INTRODUCTIONS**

2.   **APPROVAL OF AGENDA**
        October 22, 2015

3.   **APPROVAL OF MEETING MINUTES**
        September 10, 2015
        October 22, 2015

4.   **CORRESPONDENCE**

        All items of correspondence which are listed below may be acted upon by the Planning Commission. If items of communication or correspondence are not listed, the item may be referred to staff members or to a committee or placed upon any future meeting agenda for action as may be necessary.

5.   **PUBLIC COMMENT TO THE COMMISSION**

The Planning Commission provides a period of time for the public to address the Commission on any matter not included upon the meeting agenda. Persons speaking are limited to three (3) minutes, except as otherwise provided by law, no action or discussion shall be taken or conducted on any item not appearing on the meeting agenda. Testimony related to an item on the meeting agenda should be provided when the specific agenda item is being considered by the Planning Commission.

6.   **PRESENTATION AND WORKSHOP SESSIONS**

The Planning Commission allows time for guest presentations on matters of general or specific interest to the Commission or for conducting educational or technical workshops.

7.   **PUBLIC HEARINGS**

The Planning Commission conducts all public hearings in accordance with its governing by-laws as approved by the Commission and in accordance with Sierra County Resolution 76-80 entitled "Rules of Conduct".

7.1   <u>Hawxhurst, Glenn, Applicant and Landowner</u>: Consideration of a Zone Variance from the rear and side yard setbacks in the Residential One Family (R-1) Zoning District to facilitate the replacement of a barn with a new storage shop / garage, in the same footprint. The project site, identified as APN's 015-021-001 & 002, is located at 233 & 235 Battelle Street, Sierraville. Preliminary Environmental Assessment: exempt under CEQA Guidelines, Class 2, 3 & 5 Sections 15302, 15303 & 15305.

7.2   <u>Sierra Valley Lodge, Applicant and SVP, LLC Landowner</u>: Compliance review and consideration of an extension of a special use permit (SUP) granted by the Planning Commission on July 30, 2015 to allow 20 campsites and 10 R/V camp sites at an existing lodge/restaurant. The project site, identified as APN 012-122-001, is located at 103, 109 & 111 Main Street, Calpine, CA. Preliminary Environmental Assessment: exempt under CEQA Class 4, Section 15304.

8.   **BUSINESS REQUIRING ACTION**

9.   **PLANNING STAFF REPORTS**

10.   **COMMISSION MEMBER REPORTS**

11.   **ADJOURNMENT**