

COUNTY OF PLUMAS
ZONING ADMINISTRATOR AGENDA
REGULAR MEETING

DATE: October 11, 2017
TIME: 10:00 a.m.

LOCATION: Permit Center Conference Room
555 Main Street, Quincy

REASONABLE ACCOMMODATIONS



In compliance with the Americans with Disabilities Act, if you need special assistance to participate in the meeting, please contact staff at the department of Planning & Building Services at (530) 283-7011. Notification prior to the meeting will enable the County to make reasonable arrangements to ensure accessibility.

NOTE: *The applicant or a representative must be present at the public hearing before the Zoning Administrator can take action on the application.*

I. PUBLIC COMMENT OPPORTUNITY

At this time, members of the public may comment on any item not appearing on the agenda. Under State law, matters presented under this item cannot be discussed or acted upon by the Zoning Administrator at this time.

II. HEARING – TENTATIVE PARCEL MAP: SWIMM, GERARD & MARTHA / NST ENGINEERING; APN 104-092-003; T.28N/R.8E/S.19 MDM (Lake Almanor); Planner: Rebecca Herrin

Proposal to divide a 32,942 sq. ft. parcel into two parcels of 10,640 and 22,302 sq. ft. for commercial and single-family residential use. This property is located at 332 Peninsula Drive, Lake Almanor. This project is exempt from CEQA (Section 15061(b)(3)).

III. CONTINUED HEARING – CONDITIONAL CERTIFICATE OF COMPLIANCE: PERANO, DANTE & SANDI (Applicants) / G & G CAPITAL, INC. (Owner); NST ENGINEERING; APN 103-060-008; T.28N/R.8E/S.21 MDM (Hamilton Branch, Lake Almanor); Planner: Rebecca Herrin

(This item is continued from the September 13, 2017, Zoning Administrator meeting.)

Request for a Certificate of Compliance for the “designated remainder” as shown on the Creekside Subdivision map recorded at Book 7 of Maps at Page 87. The Certificate of Compliance is designed to establish the conditions necessary to change the parcel of land from a “designated remainder” to a legal parcel, capable of being developed. Negative Declaration #434 was adopted for the Creekside Subdivision but did not specifically evaluate this portion of the property. Any additional permits would require discretionary environmental review, which could potentially impose further mitigations or conditions of approval. This property is located at 7891 Highway 147, Hamilton Branch, Lake Almanor.

Note: *An action by the Zoning Administrator is appealable to the Board of Supervisors within ten (10) days of the decision. If the tenth day lands on the weekend, the end of the appeal period will be the next working day. The appeal will need to be based on relevant information stated or submitted at, or prior to, this meeting by a commenting public member or representative, or certain County department heads as stated by County Code. There is a filing fee for the appeal. Fee information is available at the department of Planning and Building Services.*