

CITY OF FORT BRAGG
COMMUNITY DEVELOPMENT DEPARTMENT
 416 North Franklin Street
 Fort Bragg, CA 95437
 Tel: (707) 961-2827
 Fax: (707) 961-2802
 http://city.fortbragg.com



Case No(s) _____
 Date Filed _____
 Fee _____
 Receipt No. _____
 Received by _____

Office Use Only – December 2011

PLANNING APPLICATION FORM

Please complete this application thoroughly and accurately, and attach the required exhibits as indicated in the applicable brochure available from the Community Development Department. An incomplete application will not be accepted for processing. Please note that administrative permits may require additional fees if an interested party requests a public hearing. Public hearing expenses are borne by the applicant, owner, or agent.

APPLICANT

Name: ManKayla Miller
 Mailing Address: 17500 ocean dr Phone: [REDACTED]
 City: Fort Bragg State: CA Zip Code: 95437 Email: [REDACTED]

PROPERTY OWNER

Name: Bill Champion
 Mailing Address: PO box 1181 Dickinson, ND Phone: [REDACTED]
 City: Dickinson State: ND Zip Code: 58602 Email: [REDACTED]

AGENT

Name: Applewood Property Management
 Mailing Address: PO box 1564 Phone: [REDACTED]
 City: Mendocino State: CA Zip Code: 95460 Email: [REDACTED]

STREET ADDRESS OF PROJECT 142 E Laurel St.

ASSESSOR'S PARCEL NUMBER(S) _____

PROPERTY SIZE 650 Square Feet or _____ Acres

TYPE OF APPLICATION (Check all applicable boxes)

- | | |
|--|--|
| <input type="checkbox"/> Design Review/Site & Architectural Review | <input type="checkbox"/> Certificate of Compliance |
| <input checked="" type="checkbox"/> Use Permit/Minor Use Permit | <input type="checkbox"/> General Plan Amendment |
| <input type="checkbox"/> Coastal Development Permit | <input type="checkbox"/> Local Coastal Program Amendment |
| <input type="checkbox"/> Variance/Administrative Variance | <input type="checkbox"/> Rezoning |
| <input type="checkbox"/> Lot Line Adjustment | <input type="checkbox"/> Annexation |
| <input type="checkbox"/> Subdivision (no. of parcels) _____ | <input type="checkbox"/> Preapplication Conference |
| <input type="checkbox"/> Certificate of Appropriateness (COA) | <input type="checkbox"/> Limited Term Permit |
| <input type="checkbox"/> Planned Development Permit | <input type="checkbox"/> Permit Amendment (list permits) _____ |

PROJECT DESCRIPTION (Briefly describe project as shown on proposed plans.)

I would like to put a tasting room/wine bar in the downtown shopping area. Tourists and locals will be able to taste or enjoy a glass of wine from our local wineries, beer will also be available. Snacks to grab and go. To go picnics, specialty foods like jams, honey, meats & cheeses for purchase. Beer and wine for retail as well, along with other local items. I would like to feature a self serve wine dispenser.

CERTIFICATION

I hereby certify that I have read this completed application and that, to the best of my knowledge, the information in this application and all attachments is complete and accurate. I understand that failure to provide requested information or misstatements submitted in support of the application shall be grounds for either refusing to accept the application, for denying the permit, for suspending or revoking a permit issued on the basis of such misrepresentations, or for seeking of such further relief as may seem proper to the City.

[Signature]
Signature of Applicant/Agent

3/31/22
Date

[Signature]
Signature of Property Owner/Agent
Landmark Land Co, LLC

3/23/22
Date

INDEMNIFICATION AND HOLD HARMLESS AGREEMENT

ORDINANCE No. 771, adopted by the Fort Bragg City Council on September 26, 1994, requires applicants for discretionary land use approvals to sign the following Indemnification Agreement. Failure to sign this agreement will result in the application being considered incomplete and withheld from further processing.

As part of this application, the applicant agrees to defend, indemnify, release and hold harmless the City of Fort Bragg, its agents, officers, attorneys, employees, boards and commissions, as more particularly set forth in Fort Bragg Municipal Code Chapter 18.77, from any claim, action or proceeding brought against any of the foregoing individuals or entities, the purpose of which is to attach, set aside, void or annul the approval of this application or adoption of the environmental document which accompanies it. The indemnification shall include, but not be limited to, damages, costs, expenses, attorney fees or expert witness fees that may be asserted by any person or entity, including the applicant, arising out of or in connection with the approval of this application, whether or not there is concurrent, passive or active negligence on the part of the City, its agents, officers, attorneys, employees, boards and commissions.

[Signature]
Signature of Applicant

3/31/2022
Date

SITE VIEW AUTHORIZATION

I hereby grant permission for City staff and hearing bodies to enter upon and site view the premises for which this application is made in order to obtain information necessary for the preparation of required reports and render its decision.

[Signature]
Property Owner/Authorized Agent
Landmark Land Co, LLC

3/23/2022
Date

NOTE: If signed by agent, owner must sign "Authorization of Agent" below.

DECLARATION OF POSTING

At the time the application is submitted for filing, the applicant must complete and post the "Notice of Pending Permit" form at a conspicuous place, easily read by the public and as close as possible to the project site. If the applicant fails to post the completed notice form and sign the Declaration of Posting, the Community Development Department cannot process the application.

I hereby certify that I or my authorized representative posted the "Notice of Pending Permit" form in a conspicuous place, easily seen by the public and as close as possible to the project site for:

Front Window lower corner
(Describe location where notice is posted)

[Signature]
Property Owner/Authorized Agent

3/31/2022
Date

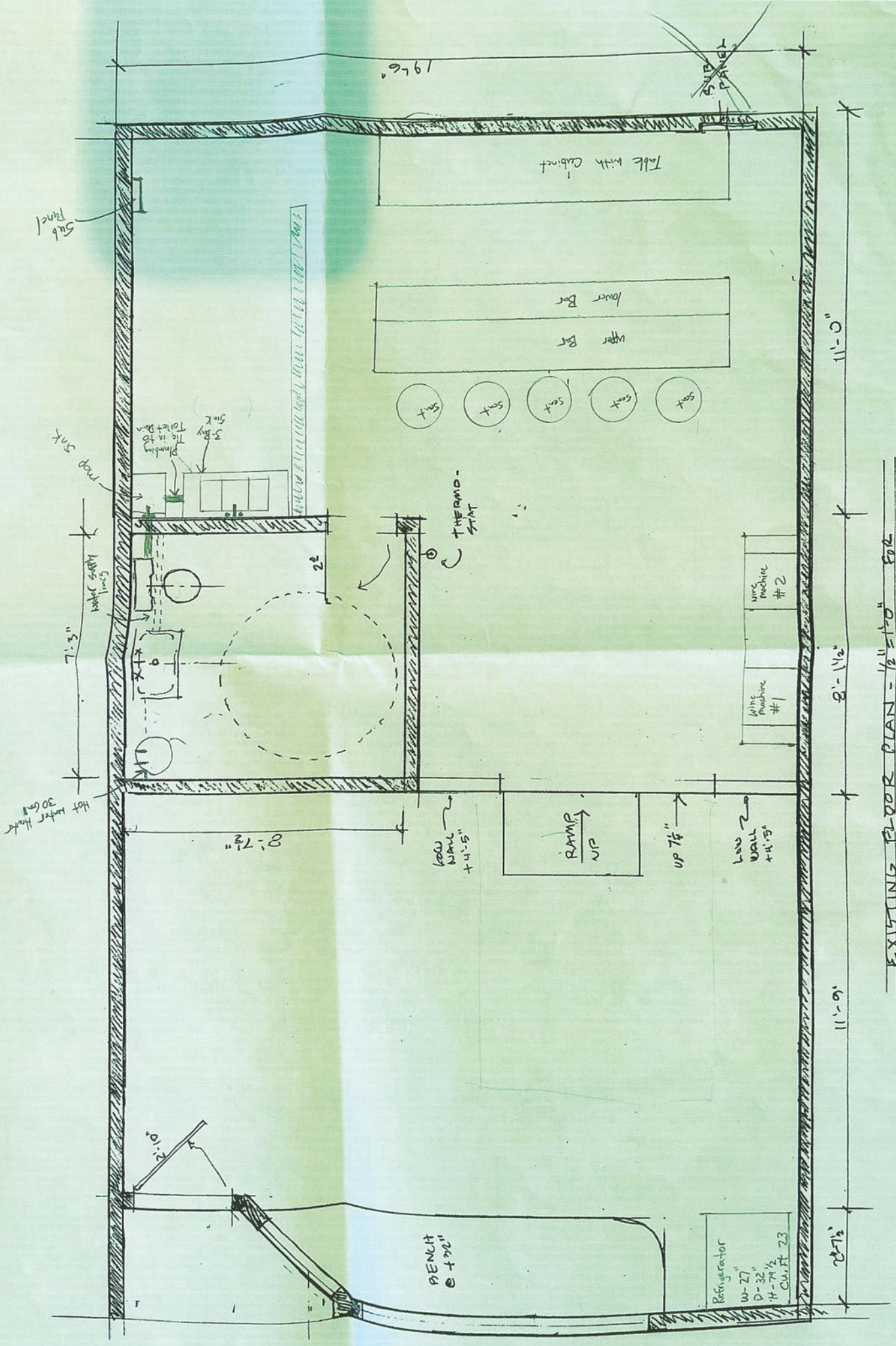
NOTE: If signed by agent, owner must sign "Authorization of Agent" below.

AUTHORIZATION OF AGENT

I hereby authorize Jim or Jill Eldridge, Applewood Properties act as my representative and to bind me in all matters concerning this application. night

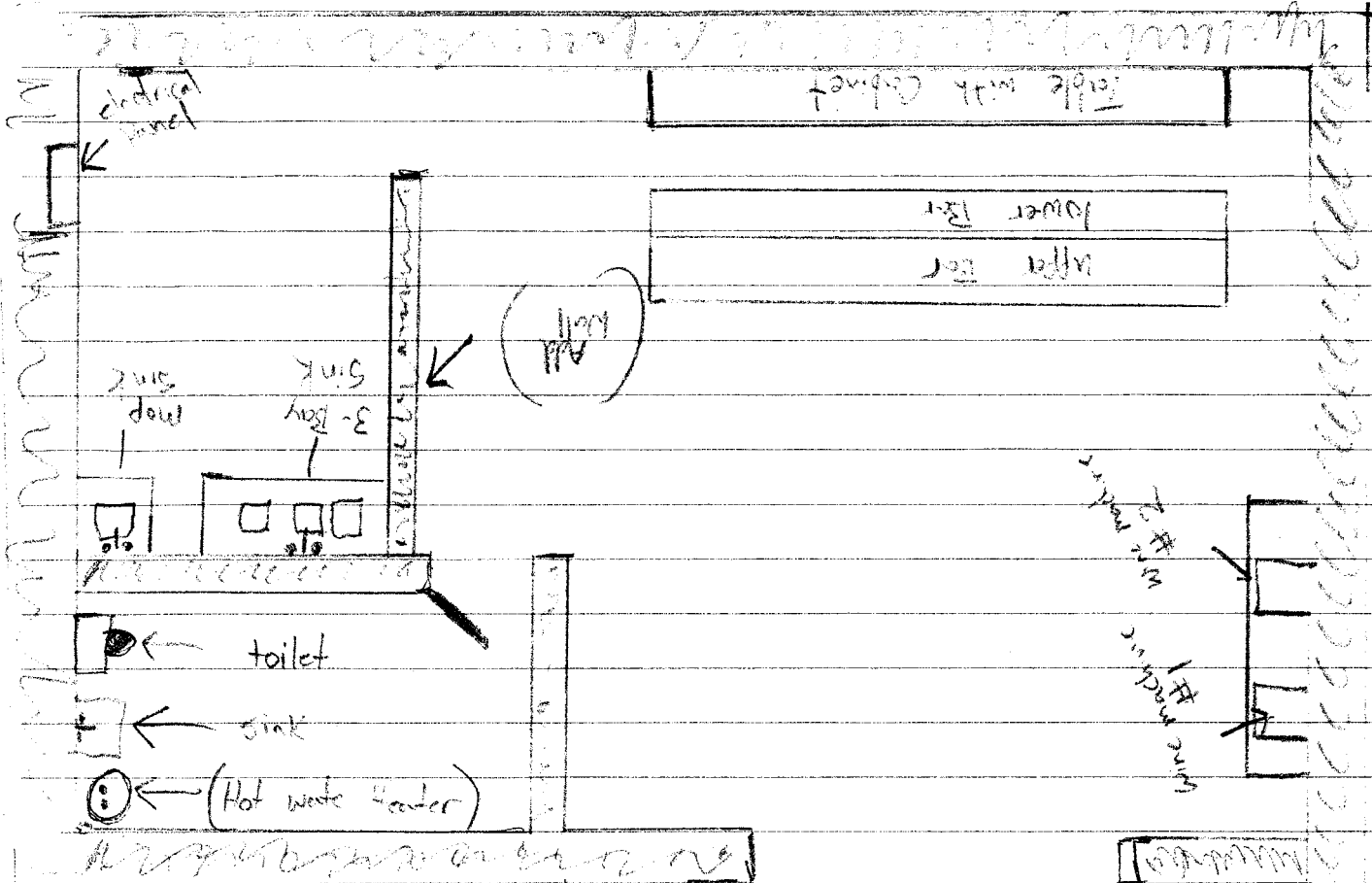
[Signature]
Property Owner
Landmark Land Co, LLC

3/23/2022
Date

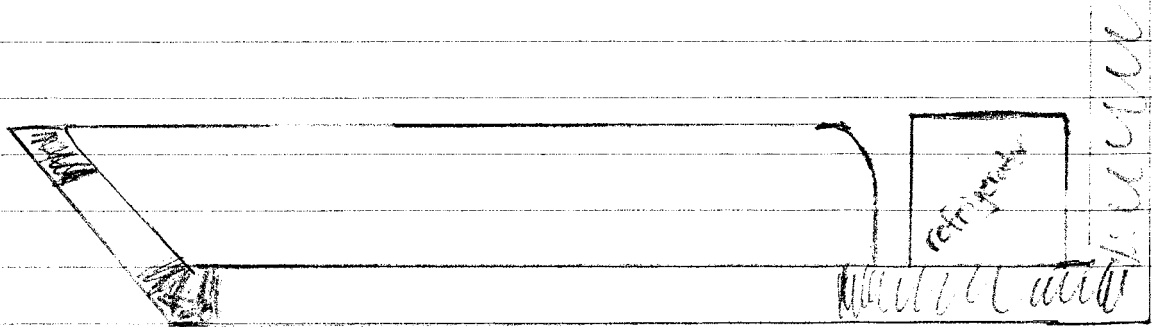


25.5 x 11.5 x

EXISTING FLOOR PLAN - 1/2" = 1'-0" FOR
 FUTURE WINE BAR 142 E. LAUREL, FT. BRAGG, CA. 3-30-22



Seating



My name is Makayla Miller (Raudio) my plan is to put a wine bar / tasting room on 142 E Laurel street. I was born and raised here along with my husband, Cody Raudio, and we believe something like this would be great for the downtown business district! I have included a "mock-up" of our plans, they are being professionally drawn up now but wanted to give you something to show what we wanted to do. We brought in Cas Smith with North Coast Plumbing to make sure we could put in a floor drain along with a hot water heater and both can be done, with the city approval. We also met with owner Bill Champion and he is totally on board with what we have to do. We hope to bring bits of Northern CA, inside, like an old growth redwood slab bar, possibly have an ongoing slide show on the history (old cool photos) and what not of the town! The other plan is to bring in self serve wine machines which I'll give more detail soon!