



City of Fort Bragg

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Meeting Agenda Planning Commission

Wednesday, May 13, 2026

6:00 PM

Town Hall, 363 N.Main Street
and Via Video Conference

PLEDGE OF ALLEGIANCE

ROLL CALL

PLANNING COMMISSIONERS PLEASE TAKE NOTICE

Planning Commissioners are reminded that pursuant to the Council policy regarding use of electronic devices during public meetings adopted on November 28, 2022, all cell phones are to be turned off and there shall be no electronic communications during the meeting. All e-communications such as texts or emails from members of the public received during a meeting are to be forwarded to the City Clerk after the meeting is adjourned.

ZOOM WEBINAR INVITATION

This meeting is being presented in a hybrid format, both in person at Town Hall and via Zoom.

You are invited to a Zoom webinar!

When: May 13, 2026 06:00 PM Pacific Time (US and Canada)

Topic: Planning Commission Meeting

Join from PC, Mac, iPad, or Android:

<https://us06web.zoom.us/j/85309638114>

Phone one-tap:

+16694449171,

Join via audio:

+1 669 444 9171 US

Webinar ID: 853 0963 8114

To speak during public comment portions of the agenda via zoom, please join the meeting and use the raise hand feature when the Chair or Acting Chair calls for public comment on the item you wish to address.

1. PUBLIC COMMENTS ON: (1) NON-AGENDA & (2) CONSENT CALENDAR ITEMS

MANNER OF ADDRESSING THE COMMISSION: All remarks and questions shall be addressed to the Planning Commission; no discussion or action will be taken pursuant to the Brown Act. No person shall speak without being recognized by the Chair or Acting Chair. Public comments are restricted to three (3) minutes per speaker.

TIME ALLOTMENT FOR PUBLIC COMMENT ON NON-AGENDA ITEMS: Thirty (30) minutes shall be allotted to receiving public comments. If necessary, the Chair or Acting Chair may allot an additional 30 minutes to public comments after Conduct of Business to allow those who have not yet spoken to do so. Any citizen, after being recognized by the Chair or Acting Chair, may speak on any topic that may be a proper subject for discussion before the Planning Commission for such period of time as the Chair or Acting Chair may determine is appropriate under the circumstances of the particular meeting, including number of persons wishing to speak or the complexity of a particular topic. Time limitations shall be set without regard to a speaker's point of view or the content of the speech, as long as the speaker's comments are not disruptive of the meeting.

BROWN ACT REQUIREMENTS: The Brown Act does not allow action or discussion on items not on the agenda (subject to narrow exceptions). This will limit the Commissioners' response to questions and requests made during this comment period.

WRITTEN PUBLIC COMMENTS: Written public comments received after agenda publication are forwarded to the Commissioners as soon as possible after receipt and are available for inspection at City Hall, 416 N. Franklin Street, Fort Bragg, during normal business hours. All comments will become a permanent part of the agenda packet on the day after the meeting or as soon thereafter as possible, except comments that are in an unrecognized file type or too large to be uploaded to the City's agenda software application. Public comments may be emailed to CDD@fortbraggca.gov.

2. STAFF COMMENTS

3. MATTERS FROM COMMISSIONERS

4. CONSENT CALENDAR

All items under the Consent Calendar will be acted upon in one motion unless a Commissioner requests that an individual item be taken up under Conduct of Business.

4A. [26-205](#) Approve the Minutes of the April 22, 2026, Planning Commission Meeting

Attachments: [04222026](#)

5. DISCLOSURE OF EX PARTE COMMUNICATIONS ON AGENDA ITEMS

6. PUBLIC HEARINGS

- 6A. [26-188](#)** LCP Amendment to update the Coastal Land Use and Development Code to include regulations (already added to the Inland Zoning Code) for Cannabis Businesses (17.52.055 17.52.057, 17.42.057), Vacation Rentals (17.42.190) and Formula Business (17.42.075), and to revise regulations for Animal Keeping (17.42.040), Telecommunications Facilities (17.44), Density Bonus and Affordable Housing Incentives (17.31), Inclusionary Housing Requirements (17.32), Signs (17.83), Landscaping (17.43), and Definitions (17.100); Statutory Exemption 15265(c)

Attachments: [Staff Report](#)

[Att 1 - Formula Business CLUDC Final 4-1-2026](#)

[Att 2 - Cannabis Retail CLUDC Final 4-1-2026](#)

[Att 3 - CLUDC Vacation Rentals Ordinance Final 4-1-2026](#)

[Att 4 - CLUDC Animal Keeping Ordinance Final 4-1-2026](#)

[Att 5 - CLUDC Telecom Regulations 4-1-2026](#)

[Att 6 - CLUDC Density Bonus Inclusionary Housing Ordinance 4-1-2026](#)

[Att 7 - CLUDC Signs Landscaping Definitions 4-7-2026](#)

[Att 8 - PC Recommendation CLUDC Ordinances 4-9-2026](#)

[Att 9 - Telecom Compare](#)

[Att 10 - Density Bonus Compare](#)

[Att 11 - Inclusionary Housing Compare](#)

[Att 12- Signs Compare](#)

[Att 13 - Landscaping Compare](#)

[Att 14 -Definitions Compare](#)

[Public Comment](#)

- 6B. [26-193](#)** Hold a Public Hearing, Receive Report and Adopt a Resolution of the Fort Bragg Planning Commission Recommending that City Council to Adopt an Economic Development Focused Zoning Amendment to: 1) Allow More Uses in More Zoning Districts to Facilitate Economic Development; 2) Clarify the Limited Term Permit Process; 3) Make Minor Modifications to the Minor Use Permit Process; and 4) Revise Non-Conforming Structure and Non-Conforming Use Requirements.

Attachments: [PC Staff Report ED Ordinances](#)

[ED ILUDC Ordinance](#)

[ED CLUDC Ordinance](#)

[ILUDC Zoning Change EIR Addendum](#)

[PC Recommendation ED Ordinances](#)

7. CONDUCT OF BUSINESS

