



City of Fort Bragg

416 N Franklin Street
Fort Bragg, CA 95437
Phone: (707) 961-2823
Fax: (707) 961-2802

Meeting Agenda City Council

**THE FORT BRAGG CITY COUNCIL MEETS CONCURRENTLY
AS THE FORT BRAGG MUNICIPAL IMPROVEMENT DISTRICT
NO. 1 AND THE FORT BRAGG REDEVELOPMENT SUCCESSOR
AGENCY**

Monday, March 24, 2025

6:00 PM

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

CALL TO ORDER

PLEDGE OF ALLEGIANCE

ROLL CALL

COUNCILMEMBERS PLEASE TAKE NOTICE

Councilmembers 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: Mar 24, 2025 06:00 PM Pacific Time (US and Canada)

Topic: City Council Meeting

Please click the link below to join the webinar:

<https://us06web.zoom.us/j/88333030619>

*Or Telephone: Dial +1 669 444 9171 US (*6 mute/unmute, *9 raise hand)*

Webinar ID: 883 3303 0619

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

CLOSED SESSION REPORT

AGENDA REVIEW

1. MAYOR'S RECOGNITIONS AND ANNOUNCEMENTS

- 1A. [25-84](#) Introduction of the City's Emergency Management Program-Volunteers (EMP-V)

Attachments: [EMP-V City Council 3.24.25](#)

2. PUBLIC COMMENTS ON: (1) NON-AGENDA, (2) CONSENT CALENDAR & (3) CLOSED SESSION ITEMS

MANNER OF ADDRESSING THE CITY COUNCIL: All remarks and questions shall be addressed to the City Council; no discussion or action will be taken pursuant to the Brown Act. No person shall speak without being recognized by the Mayor or Acting Mayor. 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 Mayor or Acting Mayor 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 Mayor or Acting Mayor, may speak on any topic that may be a proper subject for discussion before the City Council for such period of time as the Mayor or Acting Mayor 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 Council's response to questions and requests made during this comment period.

WRITTEN PUBLIC COMMENTS: Written public comments received after agenda publication are forwarded to the Councilmembers 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 submitted to City Clerk, cityclerk@fortbragg.com.

3. STAFF COMMENTS

4. MATTERS FROM COUNCILMEMBERS

5. CONSENT CALENDAR

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

- 5A. [25-60](#) Adopt by Title Only and Waive the Second Reading of Ordinance 999-2024 Amending Chapter 6.14 (Licensing of Tobacco Sellers) Of the Fort Bragg Municipal Code

Attachments: [ORD 999-2024 Fort Bragg TRL](#)

- 5B.** [25-61](#) Adopt by Title Only and Waive the Second Reading of Ordinance 1000-2025 Amending Division 17 Of The Fort Bragg Municipal Code (CLUDC Amendment LCP 4-23) To Adopt Chapter 17.42.175 “Tiny Homes, Model Park RVs & Mobile Homes”, Of Division 17 Of The Fort Bragg Municipal Code, To Establish Regulations And Standards For Tiny Homes, Model Park RVs & Mobile Homes; CEQA Exemption 15282 and Public Resources Code Section 21080.17

Attachments: [Ordinance 1000 Tiny Homes CLUDC](#)

- 5C.** [25-62](#) Adopt by Title Only and Waive the Second Reading of Ordinance 1001-2025 Amending Division 17 Of The Fort Bragg Municipal Code (Zoning Amendment LCP 5- 23) To Repeal Chapter 17.42.110 “Mobile Home Parks” Of Division 17 Of The Fort Bragg Municipal Code And Replace It With Chapter 17.42.110 “Tiny Home Communities” To Establish Standards For Tiny Home Communities

Attachments: [ORD 1001-2025 CLUDC Tiny Home Communities](#)

- 5D.** [25-63](#) Adopt by Title Only and Waive the Second Reading of Ordinance 1002-2025 Amending Division 17 Of The Fort Bragg Municipal Code (Zoning Amendment LCP 3- 23) To Amend Chapter 17.42.190 - Restaurants Of Division 17 Of The Fort Bragg Municipal Code To Establish Regulations And Standards For Outdoor Dining

Attachments: [Ordinance 1002-2025 CLUDC Outdoor Dining](#)

- 5E.** [25-64](#) Adopt by Title Only and Waive the Second Reading of Ordinance 1003-2025 Amending Division 17 Of The Fort Bragg Municipal Code (Zoning Amendment LCP 6- 23) To Amend 17.71.090 - Planned Unit Development Permit Of Division 17 Of The Fort Bragg Municipal Code To Allow Planned Unit Development Permits On Parcels Of 1 Acre Or More; CEQA Exemption 15265(c)

Attachments: [ORD 1003-2025 CLUDC Planned Unit Development](#)

- 5F.** [25-65](#) Adopt by Title Only and Waive the Second Reading of Ordinance 1004-2025 Amending Division 18 Of The Fort Bragg Municipal Code (ILUDC 2-25) To Amend Chapter 18.21.030(B)(C) & 18.21.050 “Zoning Districts And Allowable Land Uses”, To Repeal And Replace 18.42.170 “Accessory Dwelling Units”, To Amend Chapter 18.71.050 “Design Review” and to Amend Chapter 18.100 “Definitions” To Establish Regulations And Standards For Accessory Dwelling Units Pursuant To State Law

Attachments: [Ordinance 1004-2025](#)

- 5G.** [25-66](#) Adopt by Title Only and Waive the Second Reading of Ordinance 1005-2025 Amending Division 17 Of The Fort Bragg Municipal Code (LCP 2-25) To Amend Chapter 17.21.030(B)(C) & 17.21.050 “Zoning Districts And Allowable Land Uses”, To Repeal And Replace 17.42.170 “Accessory Dwelling Units” And To Amend Chapter 17.71.050 “Design Review” And Chapter 17.100 “Definitions” To Establish Regulations And Standards For Accessory Dwelling Units Pursuant To State; Statutory Exemption 15265

Attachments: [Ordinance 1005-2025 ADU LCP](#)

- 5H.** [25-67](#) Adopt by Title Only and Waive the Second Reading of Ordinance 1007-2025 Amending Chapter 3.20 (Purchasing, Procurement, And Leasing) And Chapter 3.22 (Informal Bidding Procedures) Of The Fort Bragg Municipal Code

Attachments: [ORD 1007-2025 CM Signing Authority](#)

[Public Comment 5H 3.24.25](#)

- 5I.** [25-78](#) Resolution of the Fort Bragg City Council Amending the Master Salary Compensation Plan to add Engineering Technician I and II, Senior Engineer Technician, Maintenance, and Operations Supervisor - Maintenance Classifications, Remove the Operations Supervisor Classification, and Add Public Experience Liaison, and Confirms the Pay Rates and Ranges for All City of Fort Bragg Classifications

Attachments: [XXX-2025 RESO](#)

[Exhibit A - Compensation Schedule 3 24 2025](#)

[Public Comment 5I 3.24.25](#)

- 5J.** [25-90](#) Adopt Joint City Council/Municipal Improvement District Resolution Amending the FY 2024/25 Budget for Mid-Year Budget Adjustments

Attachments: [RESO ID Budget Amendments 2024-25](#)

[Exhibit A - Mid-Year Adjustments](#)

6. DISCLOSURE OF EX PARTE COMMUNICATIONS ON AGENDA ITEMS

7. PUBLIC HEARING

When a Public Hearing has been underway for a period of 60 minutes, the Council must vote on whether to continue with the hearing or to continue the hearing to another meeting.

- 7A. [25-83](#) Receive a Report, Hold a Public Hearing, Receive Planning Commission's Recommendation regarding Coastal Development Permit (CDP 8-24), Design Review (DR 11-24), Use Permit (UP 9-24), and Sign Permit (SP 20-24) for a multi-family project at 1151 S. Main St.

Attachments: [03242025 1151 South Main Apartments CDP DR UP](#)

[Att 1 - CC Resolution - 1151 S Main Street - 87 Unit](#)

[Att 2 - PC Resolution - 1151 S Main Street - 87 Unit](#)

[Att 3 - Inclusionary Housing Incentives Staff Report 11-12-2024](#)

[Att 4 - Site Photos](#)

[Att 5 - Site Plan](#)

[Att 6- Project Elevations and Floor Plans](#)

[Att 7 - Project Colors and Materials](#)

[Att 8 - Accessory Buildings and Fencing](#)

[Att 9- Landscaping Plan](#)

[Att 10 - Lighting Plan](#)

[Att 11 - 1151 S Main Firefighting Plan](#)

[Att 12 - Civil Plans](#)

[Att 13 - Agency Letters](#)

[Att 14 - Memo to CC - 1151 S Main Street](#)

[Att 14b - CC Resolution - 1151 S Main Street](#)

[Public Comment 1151 S. Main Street](#)

[1151 South Main Street - Powerpoint PDF](#)

- 7B. [25-46](#) Receive a Report, Hold a Public Hearing, Receive Planning Commission's Recommendation, and Introduce, by Title Only, and Waive the First Reading of Ordinances:
- 1) Ordinance 1009-2025 Amending the Coastal Land Use and Development Code Chapter 17.36 "Parking and Loading" to 1) Match the Changes that have Already been Approved for the Inland Land Use and Development Code by City Council; and 2) Address Inconsistencies in Landscaping Requirements for Parking Lots.
 - 2) Ordinance 1008-2025 Amending the Inland Land Use and Development Code Chapter 18.36 "Parking and Loading to Address Inconsistencies in Landscaping Requirements for Parking Lots.
CEQA Exemption 15061(b)(3)

Attachments: [Staff Report Pro-Housing Parking Code Amendment](#)

[Att 1 - Prohousing List](#)

[Att 2 - CLUDC Parking Ordinance](#)

[Att 3 - ILUDC Parking Ordinance](#)

[Att 4 - PC Resolution 05-2025 LCP 1-25 ILUDC 1-25](#)

8. CONDUCT OF BUSINESS

8A. [25-91](#) Presentation by NHA Advisors on the Broadband Financing Plan and Request City Council Direction

Attachments: [Broadband Funding Gap Presentation](#)

8B. [25-22](#) Presentation from Hoch Consulting: Recycled Water Feasibility Study Overview and Information on Community Involvement

Attachments: [032425 Recycled Water Feasibility Study Presentation](#)

8C. [25-80](#) Receive General Plan Annual Progress Report 2024 and Housing Element Annual Progress Report to Housing and Community Development and Provide Comments Prior to Submittal to Housing and Community Development

Attachments: [Annual General Plan Report - 2024 CC](#)
[Housing Element Annual Progress Report 2024 PC](#)

9. CLOSED SESSION

ADJOURNMENT

The adjournment time for all Council meetings is no later than 10:00 p.m. If the Council is still in session at 10:00 p.m., the Council may continue the meeting upon majority vote.

**NEXT REGULAR CITY COUNCIL MEETING:
6:00 P.M., MONDAY, APRIL 14, 2025**

STATE OF CALIFORNIA)
)ss.
COUNTY OF MENDOCINO)

I declare, under penalty of perjury, that I am employed by the City of Fort Bragg and that I caused this agenda to be posted in the City Hall notice case on March 21, 2025.

Diana Paoli
City Clerk

NOTICE TO THE PUBLIC:

DISTRIBUTION OF ADDITIONAL INFORMATION FOLLOWING AGENDA PACKET DISTRIBUTION:

- *Materials related to an item on this Agenda submitted to the Council/District/Agency after distribution of the agenda packet are available for public inspection upon making reasonable arrangements with the City Clerk for viewing same during normal business hours.*
- *Such documents are also available on the City of Fort Bragg’s website at <https://city.fortbragg.com> subject to staff’s ability to post the documents before the meeting.*

ADA NOTICE AND HEARING IMPAIRED PROVISIONS:

It is the policy of the City of Fort Bragg to offer its public programs, services and meetings in a manner that is readily accessible to everyone, including those with disabilities. Upon request, this agenda will be made available in appropriate alternative formats to persons with disabilities.

If you need assistance to ensure your full participation, please contact the City Clerk at (707) 961-2823. Notification 48 hours in advance of any need for assistance will enable the City to make reasonable arrangements to ensure accessibility.

This notice is in compliance with the Americans with Disabilities Act (28 CFR, 35.102-35.104 ADA Title II).