



City of Fort Bragg

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Meeting Agenda Special 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*

Tuesday, October 3, 2017

6:00 PM

Town Hall, 363 N Main Street

Special Meeting - Hospitality House Appeal

CALL TO ORDER

ROLL CALL

1. PUBLIC HEARING

- 1A. [17-498](#) Receive Report, Conduct Public Hearing and Provide Direction to Staff Regarding Appeal by Dawn Ferreira, Anne Marie Cesario, Jean Stubenrauch and 26 Others of Planning Commission Use Permit USP 9-03/17 Modifying Existing Use Permit USP 9-03 for the Hospitality House

Attachments: [10032017 Hospitality House Appeal Final](#)
[Att A - 20170823 Hospitality House USP Modification Final](#)
[Att A-1 - July 7 Notice of Violation and Hearing Notice](#)
[Att A-2 -July 22, 2017 Letter from Pamela Cohen - MCHH Attorney](#)
[Att A-3 - Application & Planning File 3-87; VAR 5-88](#)
[Att A-4 - Application & Planning File SA SCR 13-03 and USP 09-03](#)
[Att A-5 - Extreme Weather Shelter \(LTP 13-16\)](#)
[Att A-6 - Site Photos - internal](#)
[Att A-7 - Floor Plan with Beds](#)
[Att A-8 - MCHC Guest Log](#)
[Att A-9 - Police Calls for Service HH 2017](#)
[Att A-10 - Police Calls for Service Golden West 2017](#)
[Att A-11 - Police Calls for Service Cucina Verona 2017](#)
[Att A-12 - Police Calls for Service B&B 2017](#)
[Att A-13 - Code Complaints Regarding Nuisance Conditions](#)
[Att A-14 - Hospitality House Rules & Policies](#)
[Att A-15 - Letters regarding Use Permit Modification](#)
[Att A-16 - Site Map](#)
[Att A-17 - Site Photos - external](#)
[Att A-18 - Petition to Revoke Use Permit](#)
[Att A-19- Petition to Modify the Use Permit](#)
[Att A-20 - Petition of Support for Hospitality House](#)
[Att A-21 - Submitted Photos](#)
[Att A-22- MCHC Proposed Conditions 2017July27 \(2\)](#)
[Att A-23 - August Hearing Notice](#)
[Att A-24 - Resolution HH UP Mod](#)
[Att A-25 - Additional letters regarding Hospitality House Use Permit Modification](#)
[Att B - Appeal of HH USP Special Conditions](#)
[Att C - Appeal re Use Permit Revocation](#)
[Att D - Appeal Exhibits](#)
[Att E-1 - Hospitality House 2011 990 form](#)
[Att E-2 - Hospitality House 2012 990 form](#)
[Att E-3 - Hospitality House 2013 990 form](#)
[Att E-4 - Hospitality House2014 990 form](#)
[Att E-5 - Hospitality House 2015 990 form](#)
[Att E-6 - Hospitality House 2016 990 form](#)
[Att E-7 - Email Transmitting Grant Application Info](#)
[Att E-8 - MCHC HHSA 2017 Grant for \\$50,000](#)

[Att E-9 - MCHC HHSA 2017 Adult Services Grant for \\$105,039](#)
[Att E-10 - Email Transmitting Grant Applicaton Info](#)
[Att E-11 - Number of Homeless housed by MCHC](#)
[Att E-12 - Signed Appellant Letters](#)
[Att E-13 - RESO \\$386250 Hospitality House Subrecip Agrmt 10-24-05](#)
[Att E-14 - 04-STBG-2006-1897 Final GPR from City with numbers of homeless :](#)
[Att E-15 - RESO 3143-2008 \\$281035](#)
[Att E-16 - RESO 3521-2012 \\$670625](#)
[Att E-17 - 10-07-14 CDBG Award \\$1038206 plus Annclmt 14-CDBG-9881 2014](#)
[Att E-18 - MCHC AMENDMENT 2 re \\$462500 job descriptions and amount to M](#)
[Att E-19 - RESO 3787- \\$41000 solar and floor HH 2015](#)
[Att E-20 - MCHC contract consultant \\$8750 7624 Emplmnt Training Study PSA](#)
[Att E-21 - Reso 3778-2015 \\$462500 MCHC HMHIP Amend 2 Budg Adj](#)
[Att E-22 - RESO 3781-2015 \\$186047 MCHC Garden Subrecip Agrmt](#)
[Att E-23 - Relevant Code Sections](#)
[Att E-24 - Emergency Solutions Grant Program NOFA](#)
[Att E-25 - Law Section CFR 576.405 Homeless Participation](#)
[Att E-26 - Law Section CFR 91.220 - Action Plan](#)
[Att E-27 - Final Summary of Invoices and Reports for 105039 Grant Mendo Co I](#)
[Att E-28 - Summary of MCHC Income Assets Expenses Services](#)
[Att F - Letters Received After Appeal Filed](#)
[Att G - Reso re Hospitality House](#)
[Att H - MCHC Letter to City Council 9-28-17](#)
[Att H-1 - MCHC Planning Commission Letter](#)
[Att H-2 - Policies and Procedures Manual](#)
[Att H-3 - Continuum of Care Letter](#)
[Att H-4 - HHS Letter](#)
[Att H-5 - Certificate of Appreciation](#)
[Att H-6 - Use Permit Spreadsheet](#)
[Att H-7 - Lynelle Johnson Letter](#)
[Att H-8 - Anderson Letter](#)
[Att H-9 - Administrator Position Description](#)
[Att H-10 - House Manager Position Description](#)
[Att H-11 - Housing Element Excerpts](#)
[Att H-12 - Abbreviated Consolidated Plan](#)
[Att H-13 - Fire Inspection Report](#)
[Public Comments 10-3-2017](#)

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.

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 September 20, 2017

June Lemos, CMC
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 in the lobby of City Hall at 416 N. Franklin Street during normal business hours.*
- *Such documents are also available on the City of Fort Bragg's website at <http://city.fortbragg.com> subject to staff's ability to post the documents before the meeting.*

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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.

The Council Chamber is equipped with a Wireless Stereo Headphone unit for use by the hearing impaired. The unit operates in conjunction with the Chamber's sound system. You may request the Wireless Stereo Headphone unit from the City Clerk for personal use during the Council meetings.

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