



# City of Fort Bragg

416 N Franklin Street  
Fort Bragg, CA 95437  
Phone: (707) 961-2823  
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## Meeting Agenda Planning Commission

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Tuesday, February 12, 2019

6:00 PM

Town Hall, 363 N.Main Street

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### AMENDED

#### MEETING CALLED TO ORDER

#### PLEDGE OF ALLEGIANCE

#### ROLL CALL

#### 1. APPROVAL OF MINUTES

- 1A. [19-080](#) Approve the January 23, 2019 Minutes

Attachments: [1-23-2019 Minutes](#)

#### 2. PUBLIC COMMENTS ON NON-AGENDA ITEMS

#### 3. PUBLIC HEARINGS

- 3A. [19-073](#) Receive Report and Consider Approval of Coastal Development Permit Amendment 3-17/19, Design Review Amendemnet DR 5-17/19 and approval of two Affordable Housing Incentives for a Proposed Mixed-Income Senior, Multi-family and permanently supportive Housing Project Located at 441 South Street (APN 018-340-04)

Attachments: [02122019 Danco South Street CDP DR](#)

[Attachment 1 - Project Location Map](#)

[Attachment 2 - Plateau Site Plan](#)

[Attachment 3 - Plateau Elevations](#)

[Attachment 4 - Senior & PSH Cottage Elevations & Floor Plans](#)

[Attachment 5 - Duplex Floor Plans](#)

[Attachment 6 - Plateau Exterior Colors](#)

[Attachment 7 - Project Site & Neighborhood Infrastructure](#)

[Attachment 8 - RESO Danco CDP DR](#)

[Attachment 9 - Site Photos](#)

#### 4. CONDUCT OF BUSINESS

- 4A. [19-082](#) Consider adoption of a Resolution to Change the Day of the Week of the Fort Bragg Planning Commission Bimonthly Meeting From Wednesdays to Tuesdays.

**Attachments:** [Resolution PC03-2019 Planning Commission](#)

- 4B. [19-084](#) Zoning Ordinance Interpretation for Extension of Non-Conforming Use at 225 N Main Street.

**Attachments:** [02122019 225 N Main Street](#)

[Attachment 1-Site photos](#)

[Att 2 - Mihos Letter](#)

- 4C. [19-081](#) Receive Memo from City Attorney Regarding Bias and Ex Parte Communications

**Attachments:** [Bias and ex parte communications memo to Planning Commission](#)

## **5. MATTERS FROM CHAIR/COMMISSIONERS/STAFF**

### **ADJOURNMENT**

*The adjournment time for all Planning Commission meetings is no later than 9:00 p.m. If the Commission is still in session at 9:00 p.m., the Commission 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 AMENDED agenda to be posted in the City Hall notice case on February 11, 2019.

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Joanna Gonzalez  
Administrative Assistant, Community Development Department

### **NOTICE TO THE PUBLIC**

Materials related to an item on this agenda submitted to the Commission after distribution of the agenda packet are available for public inspection in the Community Development Department at 416 North Franklin Street, Fort Bragg, California, during normal business hours. Such documents are also available on the City's website at [www.fortbragg.com](http://www.fortbragg.com) subject to staff's ability to post the documents before the meeting.

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