

TRINITY COUNTY PLANNING COMMISSION

Regular Meeting

July 8, 2021 at 6:00 p.m.

Trinity County Library Conference Room
351 Main St, Weaverville, CA

Chairman-vacant

Vice-Chairman Duncan McIntosh

Commissioner Mike McHugh

Commissioner William Sharp

Commissioner Rory Barrett

Commissioner Todd Heaton

PLANNING COMMISSION MEETING MINUTES

***NOTE:** The public was invited to attend the public hearing via Zoom Link and limited public access for specific agenda items was made available by request and during the public meeting.

CALL TO ORDER:

Vice Chair McIntosh called the meeting to order at 6:00 p.m. and introduced the new District 3 commissioner, Rory Barrett.

Commissioners present: Duncan McIntosh, William Sharp, Mike McHugh, Rory Barrett

Commissioners absent: Todd Heaton

Staff Present: Planning Director Kim Hunter; Planning Deputy Director, Lisa Lozier; Environment Compliance Specialist, David Colbeck; Administrative Coordinator, Deborah Rogge; and Melissa Metrivski, Administrative Clerk

PUBLIC COMMENT: During the Public Comment period members of the public may address the Planning Commission on any matter not listed on the agenda that is within the subject matter jurisdiction of the Planning Commission.

Public comment opened, Anna Wright welcomed new commissioner Roy Barrett, and being that there were no other speakers, public comment was closed

REGULAR CALENDAR:

Item 1. Minutes; approve meeting minutes from the May 13, 2021 and June 10, 2021.

By motion made and seconded (McHugh/Sharp) and vote by Commissioners, McHugh, Sharp and McIntosh, to approve the May 13, 2021 with correction to Commissioners present. (*Commissioner Barrett was not appointed at the May 13 meeting*)

June 10, 2021 minutes tabled to next meeting, due to lack of quorum. (*Commissioner Sharp was absent June 10, Commissioner Barrett was not appointed, Commissioner Heaton-absent.*)

Item 2: APPEAL OF PLANNING DIRECTOR'S DECISION (P-21-10): An appeal of the Planning Director's Decision to deny an extension under Urgency Ordinance 1355 for Commercial Cannabis Cultivation License (CCL) #504 for 100 Wingert Road, Hayfork. Appellant: Her Vang. Assessor's Parcel Number: 017-410-19-00. *Continued from June 10, 2021*

By motion made and seconded (McHugh/Sharp) and carried 4-0, to continue the item to the August 12, 2021 meeting.

Item 3: APPEAL OF PLANNING DIRECTOR'S DECISION (P-21-16): An appeal of the Planning Director's Decision to deny an extension under Urgency Ordinance 1355 for Commercial Cannabis Cultivation License (CCL) # 040 for 220 Joyful Lane, Hayfork. Appellant: Curt Connor. Assessor's Parcel Number: 001-420-01-00.

By motion made and seconded (Sharp/McHugh) and carried 4-0, to continue this item to the August 12, 2021

meeting.

Item 4: APPEAL OF PLANNING DIRECTOR'S DECISION (P-21-18): An appeal of the Planning Director's Decision to not issue a new license under Urgency Ordinance 1355 for Commercial Cannabis Cultivation License (CCL) #065 for 1960 Little Browns Creek Road, Weaverville. Appellant Flowra. Assessor's Parcel Number: 024-270-04-00.

Vice Chair McIntosh per staff request, pulled Item 4 from the agenda as the appeal was withdrawn.

Item 5: APPEAL OF PLANNING DIRECTOR'S DECISION (P-21-25): An appeal of the Planning Director's Decision to deny a transfer of an application and issuance of a new license under Urgency Ordinance 1355 for Commercial Cannabis Cultivation License (CCL) #672 for 961 Nelson Road, Hayfork. Appellant: Damon Libolt. Assessor's Parcel Number: 017-450-20-00.

Public comment was opened Anna Wright-Flowra, spoke on behalf of the appellant and presented additional emails, Jennifer Hill-Hayfork, Cameron Martin, Jake Grossman-Hayfork, Deidre Brower-Junction City, Lisa Wright-Lewiston, John Brower-Junction City, Olivia Caccavo-Hayfork, Veronica Kelly-Albiez-ZOOM, Tom Ballanco-ZOOM, Ms. Ballanco-ZOOM, Adrien Keys-ZOOM, public comment was closed and returned to the commission for discussion and questions to staff.

Commissioner Sharp motioned to deny the appeal based on staff information. Motion failed for lack of second.

By motion made and seconded (McHugh/Barrett) and carried 4-0 by roll-call vote to grant the appeal based on apparent record showing that this license application was in process, was valid at the time of the Urgency Ordinance being issued and therefore under the terms of the Urgency Ordinance this process should continue under the extension provisions and our interpretation of the Urgency Ordinance in this case.

There was continued discussion on this item.

Roll call vote: Commissioner Barrett-aye, Commissioner McHugh-aye, Commissioner Sharp-aye, Commissioner McIntosh-aye.

Item 6: ZONING TEXT AMENDMENT-AMEND TRINITY COUNTY CODE SECTION 17.43.050 (A)(8)-(DEV-21-02): The Planning Commission will consider recommending that the Board of Supervisors adopt an ordinance amending Trinity County Code Title 17, Section 17.43.050 (A)(8) to revise wording to clarify the intent that commercial cannabis cultivation sites are not allowed within 350 ft. of a residential dwelling without an approved variance.

Lisa presented the staff report. There were questions asked by the Commission about the five-hundred-foot setback from property lines for medium licenses.

Public comment was opened; Deidre Brower-Junction City, and John Brower-Junction City. With no other speakers' public comment was closed.

By motion made and seconded (McHugh/Sharp); I move we adopt resolution PC-2021-10 as presented with the following change: add Item 5 under **NOW THEREFORE:** we recommend that the verbiage be further changed to insert the word 'permitted' before the phrase residential structure in the same paragraph; and

a) find that the amendment to Chapter 17.43.050(A)(8) of the Trinity County Code is not subject to California Environmental Quality Act (CEQA) under the General Rule exemption 15061(b)(3) which exempts activities where it can be seen with certainty that there is no possibility of causing a significant effect on the environment; and

b) the Board of Supervisors approve an ordinance to amend the Zoning Code of the County of Trinity identified in Zone Amendment (DEV-21-02) and Resolution PC-2021-10.

Roll call vote:

Commissioner Sharp-aye, Commissioner McHugh-aye, Commissioner Barrett-aye, Commissioner McIntosh-aye

5- minute break

Item 7: DISCUSSION ITEM: Staff presentation on the Commercial Cannabis Transition Plan

David Colbeck gave an update on the Commercial Cannabis Transition Plan with a power-point presentation and answered a few questions. Kim spoke to the Transition Plan outline draft given to the commissioners. What the Transition is and will do such as; staffing and resources to assist staff, and importance of providing educational outreach to the community, anticipated dated of completion, and recruitment efforts on hiring staff. The commissioners asked a few questions.

Item 8: SELECTION OF VICE CHAIR FOR REMAINDER OF 2021 YEAR

A discussion was had as to how the current seating came about and how to proceed for the remainder of the year. By motion made and seconded (McHugh/Barrett) and carried 3-0 to appoint Commissioner Sharp to Vice Chair for the remainder of the year.

PLANNING COMMISSIONERS REPORT:

PLANNING DIRECTOR'S REPORT:

Kim reported on appeals of the Planning Commission decisions to the Board of Supervisors, and on Smith Pit returning back the planning commission. Looking at training sessions for the commission, Bella's move to Cannabis Division and Planning dept. & Cannabis division moving to the new building.

Lisa provided an overview of the General Plan, the website <https://trinity2050.com/> how to participate, newsletters, upcoming kick-off meeting on August 10, and booth at the County Fair.

ADJOURNMENT:

The Planning Commission adjourned at 8:49 pm.

Submitted by: Deborah Rogge, Administrative Coordinator



**Kim Hunter, Planning Director
Secretary of the Planning Commission**

