



**COUNTY OF MODOC
PLANNING DEPARTMENT**

**MODOC COUNTY PLANNING COMMISSION
AGENDA
WEDNESDAY FEBRUARY 17, 2021
10:00 AM**

Planning Commissioners
James Laacke, District 1
Greg O'Sullivan, District 2
Brian Cox, District 3
Carolyn Carey, District 4
Dennis Fanning, District 5

Interim Director – Sean Curtis

Notice of Temporary Procedures for Planning Commission Meetings

Pursuant to California Governor Gavin Newsom's Executive Order N-25-20 & N-29-20 issued on March 12, 2020 and March 17, 2020, relating to the convening of public meetings in response to the COVID-19 pandemic, the County of Modoc will be enacting social distancing procedures for the Planning Commission Meetings to members of the public and the County staff.

To protect the public, Modoc County staff, and the Planning Commissioners, members of the public are encouraged to participate in Planning Commission meetings in the following ways:

Public Comment

The Planning Commission will be accepting alternate methods of public comment, as well as public comment on specific agenda items in the following ways:

- ♦ **Email Public Comment** - Public Comment can be submitted via email to the Planning Department at planning@co.modoc.ca.us. All comments must be received by 5:00 p.m. on Tuesday, February 16, 2021 to be entered into the record. The e-mail must identify the agenda item the public member wishes to comment on and the content must remain within the ten-minute time limit.
- ♦ **Written Public Comment** - Written comments and supporting information should be addressed to the Modoc County Planning Department and mailed to 203 West 4th St., Alturas, CA 96101.

- 1. Call to Order**
- 2. Approval, Deletions or Modifications to the Agenda**
- 3. Minutes – Approval of Minutes from October 28, 2020 and November 18, 2020**

4. **Public Forum** - Members of the public may address the Commission on matters under its jurisdiction which are not on the agenda. The Commission may limit the public comment to ten minutes. The Commission may not render any decision other than those items that are contained on this agenda; the public may request an item to be placed on a subsequent agenda.

PUBLIC HEARINGS

5. **Gardner Ranch Pit (Reclamation Plan Amendment)** – Applicant Reed Gardner dba Gardner Ranch is requesting approval of the Reclamation Plan Amendment for the Gardner Ranch Pit located approximately three miles north of Davis Creek (CA Mine ID 91-25-0024). The approval of the Reclamation Plan Amendment modifies the current reclamation requirement for reclamation of the entire site to leave a less than 1-acre portion of the site unreclaimed for use as a ranch pit for the Gardner Ranch. SMARA exempts pits less than 1 acre in size with less than 100 cubic yards of removal annual from permitting requirements. The proposed reclamation plan amendment has been determined to be exempt from CEQA under Ministerial Exemption, Section 15268. The mine is located approx. 3 miles south of the township of Davis Creek and approx. 1.25 miles west of Hwy 395 (Assessor Parcel Number 026-010-030; T44N, R14E, SEC 6, M.D.B. & M.)

- a) Staff Report provided by VESTRA Resources, Inc.
- b) Consider Resolution 2021-01 to approve the reclamation plan amendment for Gardner Ranch.

6. **UP2021-01 (Kresge)** - Applicants Jerry & Carmen Kresge are requesting a conditional use permit to construct/operate a winter lot for cattle. The proposed project will consist of corrals, livestock handling equipment, feed mangers, and water. Applicant has proposed that the maximum number of cattle at this location would not exceed 400 and the facility would be used primarily during the winter feeding season. This project has been determined to be exempt from CEQA under Categorical Exemption, Section 15303. The proposed project site is located approx. 6.5 miles southwest of the township of Alturas. (Assessor Parcel Number 022-190-014-000; T42N, R12E, SEC 11, M.D.B. & M.)

- a) Staff Report presented by Interim Planning Director Curtis
- b) Draft Use Permit (2021-01) and Notice of Exemption
- c) Consider Resolution 2021-02 to approve and grant UP2021-01 to Jerry & Carmen Kresge.

7. **Planning Director's Report**

8. **Adjourn**

Per Government Code Section 65009 (b)(2), "if you challenge the action described in this notice in court, you may be limited to raising only those issues you or someone raised at the public hearing described in this notice, or in written correspondence to the Planning Commission at, or prior to, the public hearing."

Staff reports and project files are available for review at the Planning Department and online at <http://modocountyca.igm2.com/citizens/Default.aspx>. Comments may be addressed to the Planning Director, 203 W. 4th St., Alturas, CA 96101, or call (530) 233-6406.

APPEALS: Every appeal filed pursuant to Chapter 18:144 of the Modoc County Zoning Ordinance shall be made in writing including the grounds therefore, and shall be received by the appropriate county office within ten days from the date the action which is subject of the appeal is taken.

DECLARATION OF POSTING OF AGENDA

I hereby certify that this agenda was posted at least 72 hours prior to the regular meeting or at least 24 hours prior to the special meeting.

Date Agenda Posted: February 12, 2021

Location Agenda Posted: Online, Courthouse Lobby in the County Courthouse on Court Street, Alturas, CA; Planning Department Bulletin Boards at 203 W. 4th Street, Alturas, CA 96101, and Courthouse Annex.