

**Siskiyou County Planning Commission**  
**Regular Meeting**  
**August 18, 2021**

The Siskiyou County Planning Commission meeting of August 18, 2021, was conducted pursuant to California Governor Newsom's Executive Order No. N-08-21, Section 42, dated June 11, 2021. Members of the public, the Commissioners, and Planning Staff were allowed to participate in person and via teleconference.

The meeting was called to order by Chair Melo at 9:00 a.m.

**Present:** Commissioners Lindler, Fowle, Veale and Melo

**Absent:** Commissioner Hart

**Also Present:** Rick Dean, Community Development Director; Kirk Skierski, Deputy Director of Planning (via telephone); Rachel Jereb, Senior Planner; Bernadette Cizin, Assistant Planner (via telephone); Shelley Gray, Assistant Planner; William Carroll, Deputy County Counsel; Janine Rowe, Clerk

**Minutes:** It was moved by Commissioner Veale, seconded by Commissioner Fowle, to approve the Minutes from the July 21, 2021, Planning Commission meeting as presented.

**Voted** upon and the Chair declared the motion carried unanimously by those commissioners present, with Commissioner Lindler abstaining because she was not present at the July meeting.

**Unscheduled Appearances: None**

**Conflict of Interest Declaration: None**

**Presentation of Documents, Availability of Public Records, and Public**

**Hearing Protocol:** The Chair asked those members of the public present in the meeting room as well as to those present via teleconference to review these items on the Agenda.

**Rights of Appeal Statement:** The Chair advised that projects heard at this Planning Commission meeting may be subject to appeal within ten calendar days of today's meeting (if the 10<sup>th</sup> day falls on a weekend, the appeal must be received the following business day). He directed interested individuals to contact the County Clerk's Office for information. He advised that if you challenge the environmental review or the project proposal in court, you may be limited to raising only those issues raised at the public hearing or in written correspondence delivered to the Planning Department at, or prior to the public hearing. The Chair apprised the Commissioners and audience that appeals must be submitted to the County Clerk's Office together with the appeal fee of \$1,250.

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**Changes to the Agenda: None****New Business:****Agenda Item 1: Anthis Use Permit (UP-21-04) / Categorically Exempt**

The project is a proposed conditional use permit to allow a short-term vacation rental use within an existing single-family dwelling. The project is located at 4612 W A Barr Road in the unincorporated area of Mount Shasta on APN: 036-250-490; Township 40N, Range 4W, Section 31, MDB&M; Latitude 41.274°, Longitude -122.365°

**Staff Report:**

The previously circulated Staff Report was reviewed by the Commission, and a presentation of the project was provided by Ms. Cizin. She told the Commission that the applicants were requesting use permit approval to allow short-term rental use of their existing single-family dwelling. The dwelling is approximately 1,806 square feet and sits on approximately 41.92 acres. The project is consistent with the General Plan and zoning for its area

The dwelling passed inspection by the Environmental Health Division. Three rooms are proposed as sleeping quarters, and the septic system allows for a maximum of eight persons. Four parking spaces are required which are located on the east side of the home.

After the staff report was written, the Building Division conducted a final inspection of an after-the-fact permit for a remodel. There is an open Code Enforcement case with outstanding fines, and payment of the fines is included in the conditions of approval.

The project was proposed to be exempt from CEQA pursuant to Section 15031, existing facility, and there are no unusual circumstances or future activities that might reasonably result in the project having a significant effect on the environment.

No public comments were received. Environmental Health and Cal Fire commented regarding their requirements which were included in the conditions of approval. Staff recommended that the Commission determine the project categorically exempt and approving the use permit.

**Categorically Exempt  
Use Permit****Adopted  
Approved****Agency Input: None****Commission Questions: None**

The Chair opened the Public Hearing.

**Public Input:**

None

There being no comment, the Chair closed the Public Hearing.

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**Commission Discussion:**

Discussion was held regarding the property owner being required to indemnify the County in the event someone gets injured as a result of an activity occurring under the permit, and the injured party sues the property owner and the County.

Discussion was held regarding the fact that the Conditions of Approval are included in the final Use Permit which is required to be posted on the property.

**Motion:** Following discussion, it was moved by Commissioner Veale, seconded by Commissioner Fowle, to Adopt Resolution PC2021-019, A Resolution of the Planning Commission of the County of Siskiyou, State of California, Approving the Anthis Use Permit (UP-21-04) and Determining the Project Exempt from CEQA.

**Voted** upon and the Chair declared the motion carried unanimously by those commissioners present.

**Agenda Item 2: Hunt Use Permit (UP-21-12) / Categorically Exempt**

The project is a proposed conditional use permit to allow a short-term vacation rental use within an existing single-family dwelling. The project site is located at 329 South Quincy Avenue, in the unincorporated area of McCloud on APN 049-202-080 Township 39N, Range 3W, Section 1, MDB&M; Latitude 41.255°, Longitude -122.138°

**Staff Report:**

The previously circulated Staff Report was reviewed by the Commission, and a presentation of the project was provided by Ms. Gray. She told the Commission that the applicant was requesting use permit approval to allow short-term rental use of his existing single-family dwelling located at 329 South Quincy Avenue in the unincorporated community of McCloud. The home is approximately 1,855 square feet and sits on a .16-acre parcel. The property is within the residential zoning district which allows short-term rentals upon the issuance of a use permit. The project is consistent with the General Plan and zoning for its area.

The home has three bedrooms and based on County Code, the occupancy would be a maximum of 10 persons. Four parking spaces are required, two of which are in the existing parking area which the applicant has proposed expanding to add the two additional required spaces. A condition of approval was added requiring that the additional parking area be paved or graveled.

The dwelling passed inspections by the Building Division and Environmental Health with conditions of approval that the applicant protect or relocate an above-ground kerosene tank adjacent to the proposed parking area as well as secure the propane tanks located north of the building.

The project is proposed to be exempt from CEQA per Section 15301, existing facility, and there are no unusual circumstances or future activities that might reasonably result in the project having a significant effect on the environment.

No public comments were received. Environmental Health, the Building Division and Public Works commented on the project. Cal Fire did not comment on the project.

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Staff recommended that the Commission determine the project categorically exempt and approve the use permit.

**Categorically Exempt  
Use Permit**

**Adopted  
Approved**

**Agency Input: None**

**Commission Questions: None**

The Chair opened the Public Hearing.

**Public Input: None**

There being no public comment, the Chair closed the Public Hearing.

**Commission Discussion:**

In response to questions by the Commission regarding the moratorium on vacation rentals, Ms. Jereb said it will take effect September 3, 2021, and would be effective until it is rescinded by the Board of Supervisors. It applies to parcels less than 2.5 acres countywide.

**Motion:** Following discussion, it was moved by Commissioner Lindler, seconded by Commissioner Veale, to Adopt Resolution PC2021-020, A Resolution of the Planning Commission of the County of Siskiyou, State of California, Approving the Hunt Use Permit (UP-21-12) and Determining the Project Exempt from CEQA.

**Voted** upon and the Chair declared the motion carried unanimously by those commissioners present.

**Old Business: None**

**Items for Discussion/Direction: None**

**Miscellaneous:**

1. **Future Meetings:** The next regular meeting of the Planning Commission is scheduled for Wednesday, September 15, 2021, at 9:00 a.m.
2. **Correspondence: None**
3. **Staff Comments: None**
4. **Commission Comments:**

Commissioner Fowle told Staff that he has been asked about the length of time it takes to issue a building permit. Mr. Dean informed him that there is a lot of misinformation going around, and it is now generally taking approximately two to three months as long as the application is complete.

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Commissioner Veale asked if there were any applications for construction on the former pellet mill site, and Mr. Skierski said there weren't.

Commissioner Lindler asked how information about the moratorium on vacation rentals was being disseminated to the real estate community, and Ms. Jereb said most realtors in the McCloud and Dunsmuir area are aware of the moratorium.

**Adjournment:** The meeting was concluded at 9:28 a.m.

Respectfully submitted,

*Signature on file*

Kirk Skierski  
Secretary

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