



GRASS VALLEY

Planning Commission Meeting

Tuesday, July 16, 2024 at 6:00 PM

Council Chambers, Grass Valley City Hall | 125 East Main Street, Grass Valley, California

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MINUTES

CALL TO ORDER

The meeting was called to order at 6:00 pm.

PLEDGE OF ALLEGIANCE

Commissioner Coots led the pledge of allegiance.

ROLL CALL

PRESENT

Commissioner Liz Coots

Commissioner Justin Gross

Vice Chairman Ari Brouillette

Chairman Eric Robins

ABSENT

Commissioner Jacob McDonald

AGENDA APPROVAL

A motion was made to approve the agenda as submitted by Vice Chairman Brouillette, seconded by Commissioner Coots.

Voting Yea: Commissioner Coots, Commissioner Gross, Vice Chairman Brouillette, Chairman Robins

ACTION MINUTES APPROVAL

A motion was made to approve the minutes submitted by Commissioner Coots, which was seconded by Vice-Chairman Brouillette.

Voting Yea: Commissioner Coots, Commissioner Gross, Vice Chairman Brouillette, Chairman Robins

1. Approval of the Regular Scheduled June 18, 2024 Planning Commission Meeting minutes.

PUBLIC COMMENT -

In-person: Matthew Coulter

PUBLIC HEARING ITEMS

2. 24PLN-22 - Conditional Use Permit to allow a bar/taproom within the Central Business (C-2) zoning designation. Location: 151 West McKnight (APN: 029-350-007)

CEQA: Exempt pursuant to CEQA Guidelines Section 15301

Recommendation: That the Planning Commission approve the Conditional Use Permit application to allow a bar/taproom use as presented, or as may be modified at the public hearing, which includes the following actions: 1) A recommendation that the Conditional Use Permit is Categorically Exempt pursuant to Section 15301, Class 1, of the California Environmental Quality Act (CEQA) and Guidelines, as detailed in the staff report; and 2) Adopt Findings of Fact for approval of the Conditional Use Permit as presented in the Staff Report; and 3) Approve the Conditional Use Permit to allow the bar/taproom as presented in accordance with the Conditions of Approval, attached to the Staff Report.

Amy Wolfson, City Planner, gave a presentation to the commission.

A discussion was had about the patio's location and McKnight Way Crossing.

Public Comment: Matthew Coulter

Motion to approve the Conditional Use Permit application to allow a bar/taproom use as presented, or as may be modified at the public hearing, which includes the following actions: 1) A recommendation that the Conditional Use Permit is Categorically Exempt pursuant to Section 15301, Class 1, of the California Environmental Quality Act (CEQA) and Guidelines, as detailed in the staff report; and 2) Adopt Findings of Fact for approval of the Conditional Use Permit as presented in the Staff Report; and 3) Approve the Conditional Use Permit to allow the bar/taproom as presented in accordance with the Conditions of Approval, attached to the Staff Report by Commissioner Gross, Seconded by Commissioner Coots.

Voting Yea: Commissioner Coots, Commissioner Gross, Vice Chairman Brouillette, Chairman Robins

3. Tree Removal Permit #24-15 - Appeal of the Tree Administrators approval of a Tree Removal Permit. Location: APN 035-580-004

CEQA: "General Rule" Exemption

Recommendation: 1) Based upon the evidence in public record, and the Tree Administrator's approval, staff recommends that the Planning Commission take the following actions: a) Deny the appeal and uphold the Tree Administrator's approval of the Tree Removal Permit for an oak tree at APN 035-580-004. b) Determine the project Exempt pursuant to Section 15061(b)(3), of the California Environmental Quality Act (CEQA) and Guidelines, as detailed in the Staff Report. c) Adopt Findings of Fact for approval of the Tree Removal Permit as presented in the Staff Report; and, d) Approve the Tree Removal Permit as presented in this Staff Report.

Liz Coots recused herself due to living in Eskaton.

Zac Quentmeyer, Deputy Public Works Director, gave a presentation.

The Eskaton HOA gave a presentation with input from Tim Murphy from Tim the Tree Man to the commission as an applicant, and the appellant gave a presentation to the commission.

The Commission discussed the visual inspection of the tree and landscaping plan of Eskaton.

Public Comment: Fran, Nicole Burke, Debrah, Matthew Coulter

Motion to a) Deny the appeal and uphold the Tree Administrator's approval of the Tree Removal Permit for an oak tree at APN 035-580-004. b) Determine the project Exempt pursuant to Section 15061(b)(3), of the California Environmental Quality Act (CEQA) and Guidelines, as detailed in the Staff Report. c) Adopt Findings of Fact for approval of the Tree Removal Permit as presented in the Staff Report; and, d) Approve the Tree Removal Permit as presented in this Staff Report by Vice Chairman Brouillette, Seconded by Commissioner Gross.

Voting Yea: Commissioner Gross, Vice Chairman Brouillette, Chairman Robins

OTHER BUSINESS

4. Review of City Council Items.
5. Future Meetings, Hearings and Study Sessions

BRIEF REPORTS BY COMMISSIONERS

ADJOURN

The meeting was adjourned at 7:13 pm.

Ari Brouillette, Vice Chairman

Taylor Whittingslow, City Clerk

Adopted on: _____