

LAKE COUNTY PLANNING COMMISSION
MINUTES
REGULAR MEETING

July 10, 2025

Commission Members

- P Monica Rosenthal, District I
- P Everardo Chavez, Chair, District II
- A Batsulwin Brown, District III
- P Maile Field, District IV
- P Sharron Zoller, Vice Chair, District V

Staff Members

- P Mireya G. Turner, Director
- V VACANT, Principal Planner
- P Nicole Johnson, Deputy County Counsel
- P Danae LoDolce, Office Assistant III

9:00 a.m. CALL TO ORDER

Pledge of Allegiance was led by Commissioner Everardo Chavez

VERIFICATION OF LEGAL NOTICE(S)

The clerk reported items were properly noticed.

CONSENT AGENDA

Action on minutes from June 26, 2025, Planning Commission Meeting.

Comm. Rosenthal moved, 2nd by Comm. Zoller to approve the minutes from June 26, 2025, Planning Commission Meeting.

APPROVAL OF MINUTES 4 AYES 0 NOES 1 ABSENT (BROWN)

CITIZEN’S INPUT

The following person spoke: Randy Pledger

9:05 a.m. **PUBLIC HEARING – Consideration of Tentative Parcel Map (PL-25-65; PM 24-02) and CEQA Categorical Exemption (CE 24-44) to divide one parcel into two parcels; located at 8855 Red Hills Road, Kelseyville (APN 011-015-15)**

Assistant Planner Pablo Guerrero presented the staff report.

9:20 a.m. **Opened Public Hearing**

No comments.

9:20 a.m. **Closed Public Hearing**

Comm. Field moved, 2nd by Comm. Zoller that the Planning Commission found the Tentative Parcel Map (PL-25-65; PM 24-02) is categorically exempt from CEQA, approving CE 24-44, in accordance with CEQA Guidelines Section 15315 (Class 15), “Minor Land Divisions”, with the findings listed in the Staff Report dated July 10, 2025, and as amended today.

CATEGORICAL EXEMPTION 4 AYES 0 NOES 1 ABSENT (BROWN)

Comm. Zoller moved, 2nd by Comm. Field that the Planning Commission found that the Tentative Parcel Map (PL-25-65; PM 24-02), as applied for by Steven Mitten on property located at 8855 Red Hills Road, Kelseyville, (APN 011-015-15), is in conformance with the provisions of the Subdivision Map Act, Chapter 17 of the Lake County Code, and the Lake County Zoning Ordinance, and upon that basis approve

said map, based on the findings and subject to the conditions listed in the Staff Report dated July 10, 2025, and as amended today.

PARCEL MAP 4 AYES 0 NOES 1 ABSENT (BROWN)

NON-TIMED ITEMS - None

DEPARTMENT UPDATE

Director Mireya G. Turner discussed the Housing Action and Implementation Plan (HAIP) that it is in draft form and will be going to the Board of Supervisors for a Special Meeting on July 29, 2025. She noted Commission interest in receiving an update after the Special Meeting and will invite HAIP staff to future Planning Commission meeting.

Director Turner added that Max Stockton has been promoted to Associate Planner and Michelle Irace has taken the position of Senior Planner.

Director Turner reviewed the points that the Board of Supervisors had for the Cannabis Summary.

9:49 a.m. ADJOURNED

Respectfully submitted,

**Everardo Chavez, Chair
Lake County Planning Commission**

**Danae LoDolce,
Planning Commission Assistant**