

LAKE COUNTY PLANNING COMMISSION
MINUTES

REGULAR MEETING

February 27, 2025

Commission Members

- P Monica Rosenthal, District I**
- P Everardo Chavez, District II**
- P Batsulwin Brown, District III**
- P Maile Field, District IV**
- P Sharron Zoller, 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 Everardo Chavez.

Registrar of Voters Maria Valadez administered the Oath of Office to Monica Rosenthal and Maile Field for a two-year term.

VERIFICATION OF LEGAL NOTICE

The clerk reported items were properly noticed.

CONSENT AGENDA

Approve minutes from February 13, 2025, Planning Commission Meeting.

Comm. Zoller moved, 2nd by Comm. Brown to approve the minutes from February 13, 2025, Planning Commission Meeting.

APPROVAL OF MINUTES 3 AYES 2 ABSTAINED (Field & Rosenthal)

CITIZEN’S INPUT

No one present wished to speak.

TIMED ITEMS

6a. 9:05 a.m. PUBLIC HEARING – Consideration of proposed Major Use Permit Renewal (UPX 24-02) and Categorical Exemption (CE 24-47), to grant renewal of Major Use Permit (UP 97-05) and Minor Use Permit (MUP 99-17) for an additional five years for a previously approved billboard for off-site advertising.

Assistant Planner Pablo Guerrero presented the staff report.

9:14 a.m. Opened Public Hearing

The following people spoke: Applicant Trudy LaMonica

9:15 a.m. Closed Public Hearing

Comm. Brown moved, 2nd by Comm. Zoller that the Negative Declaration, for Major Use Permit (UP 97-05), does meet the requirements of the California Code of Regulations Title 14, Division 6, Chapter 3, Article 19, Section 15301 “Existing Facilities”, Class 1 of the CEQA Guidelines, and that no additional environmental review needs to be prepared with the findings listed in the staff report dated February 27, 2025.

ENVIRONMENTAL REVIEW 4 AYES 1 NO (Field)

Comm. Brown moved, 2nd by Comm. Rosenthal that the Planning Commission found that the Major Use Permit Renewal (UPX 24-02) applied for by Trudy La Monica on property located at 2560 State Highway 20, Nice, does meet the requirements of Section 51.4 of the Lake County Zoning Ordinance, and granted the Major Use Permit Renewal, based on the findings and subject to the conditions listed in the staff report dated February 27, 2025.

USE PERMIT APPROVAL 4 AYES 1 NO (Field)

NON-TIMED ITEMS - None

DEPARTMENT UPDATE

Director Mireya G. Turner gave a department update.

9:24 a.m. ADJOURNED

Respectfully submitted,

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

**Danae LoDolce,
Planning Commission Assistant**