MONO COUNTY
PLANNING COMMISSION

AGENDA

December 20, 2018 – 10 a.m.
Supervisors Chambers, County Courthouse, Bridgeport
***Videoconference:** Town/County Conference Room, Minaret Village Mall, Mammoth Lakes

Full agenda packets, plus associated materials distributed less than 72 hours prior to the meeting, will be available for public review at the Community Development offices in Bridgeport (Annex 1, 74 N. School St.) or Mammoth Lakes (**Minaret Village Mall, above Giovanni's** Pizzeria). Agenda packets are also posted online at www.monocounty.ca.gov / boards & commissions / planning commission. For inclusion on the e-mail distribution list, interested persons can subscribe on the website.

Agenda sequence (see note following agenda).

1. **CALL TO ORDER & PLEDGE OF ALLEGIANCE**

2. **PUBLIC COMMENT:** Opportunity to address the Planning Commission on items not on the agenda

3. **MEETING MINUTES:** Review and adopt minutes of November 15, 2018 – *p. 1*

4. **PUBLIC HEARING**
   10:10 A.M.
   CONDITIONAL USE PERMIT 18-004/Tilth Farms: Proposal for cultivation of cannabis on Agriculture (AG-10) parcel located at 108432 Hwy 395, Coleville (APN 002-450-024). Cultivation will occur on six-acre area within the 166-acre property and will not exceed two acres of total canopy area. Canopy area will be divided among a medium outdoor grow and two smaller mixed light cultivation areas. A CEQA 15183 exemption is proposed. *Staff: Bentley Regehr – p. 9*

6. **WORKSHOP**

7. **REPORTS**
   A. DIRECTOR
   B. COMMISSIONERS

8. **INFORMATIONAL**

9. **ADJOURN** to regular meeting January 17, 2019

   *NOTE: Although the Planning Commission generally strives to follow the agenda sequence, it reserves the right to take any agenda item – other than a noticed public hearing – in any order, and at any time after its meeting starts. The Planning Commission encourages public attendance and participation.

DISTRICT #1 COMMISSIONER	DISTRICT #2 COMMISSIONER	DISTRICT #3 COMMISSIONER	DISTRICT #4 COMMISSIONER	DISTRICT #5 COMMISSIONER
Mary Pipersky	Roberta Lagomarsini	Daniel Roberts	Scott Bush	Chris I. Lizza

*The public may participate in the meeting at the teleconference site, where attendees may address the Commission directly. Please be advised that Mono County does its best to ensure the reliability of videoconferencing but cannot guarantee that the system always works. If an agenda item is important to you, you might consider attending the meeting in Bridgeport.

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Commissioners may participate from a teleconference location. Interested persons may appear before the Commission to present testimony for public hearings, or prior to or at the hearing file written correspondence with the Commission secretary. Future court challenges to these items may be limited to those issues raised at the public hearing or provided in writing to the Mono County Planning Commission prior to or at the public hearing. Project proponents, agents or citizens who wish to speak are asked to be acknowledged by the Chair, print their names on the sign-in sheet, and address the Commission from the podium.