I. Public Comment

At this time, members of the public may comment on any item not appearing on the agenda. Under State law, matters presented under this item cannot be discussed or acted upon by the Zoning Administrator at this time.

SUMMARY: No Public Comment.

II. Public Hearings

A. Minor Use Permit MUP16-0011 (Almendra Winery & Distillery)

Applicant: Greg Melton
Owner: Berton Bertagna
Project: Minor Use Permit MUP16-0011
Planner: Rowland Hickel
APN: 040-234-004, 040-234-008
G.P.: Retail and Office (RTL)
Zoning: GC (General Commercial)
Location: 9275 Midway, ¼ mile south from intersection of Midway and Durham-Dayton Highway, in the unincorporated community of Durham.

Project Description: Minor Use Permit to establish an outdoor event facility at the Almendra Winery & Distillery for the purpose of hosting outdoor ceremonies, weddings, musical performances, and other public gatherings for a maximum of 185 people.

CEQA Determination: Mitigated Negative Declaration

Staff Recommendation: Adopt the Mitigated Negative Declaration and approve the Minor Use Permit subject to recommended conditions.

Appeal Period: 10 calendar days

ACTION SUMMARY: Approved

B. Minor Use Permit MUP18-0001 (Stott Outdoor Advertising)

Applicant: Greg Redeker
Owner: The Glenn R. Wood Living Trust/Amanda Wood
**Project:** Minor Use Permit MUP18-0001  
**Planner:** Tristan Weems  
**G.P.:** Industrial (I)  
**Zoning:** HI (Heavy Industrial)  
**Location:** The project parcel is located at 799 Entler Avenue (northwest corner of Entler and Southgate Avenues) on the southwest side of Highway 99 and the Chico city limits.  
**Project Description:** Minor Use Permit to convert the 14’ x 48’ static south face of an existing off-site sign (55’ in height) to an off-site digital sign.  
**CEQA Determination:** Categorically Exempt pursuant to Section 15301 of the CEQA Guidelines (Class 1 – Existing Facilities).  
**Staff Recommendation:** Find the project Categorically Exempt and approve the Minor Use Permit subject to recommended conditions.  
**Appeal Period:** 10 calendar days  

**ACTION SUMMARY:** Approved

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**C. Legal Lot Determination DET18-0001 (Helm)**

**Applicant:** Jeffrey T. Helm  
**Owner:** Jeffrey T. Helm  
**Project:** Legal Lot Determination DET18-0001  
**Planner:** Tristan Weems  
**G.P.:** Rural Residential (RR)  
**Zoning:** RR-5 (Rural Residential – five-acre minimum)  
**Location:** The parcel is ½ mile east of Forbestown Road in Forbestown, approximately 13 miles east of the City of Oroville city limits and is directly adjacent to Yuba County.  
**Project Description:** A Legal Lot Determination/Conditional Certificate of Compliance for one parcel, APN 073-300-011, containing a total of approximately 10.14 acres. The subject property was created by deed, 1416-347, in 1966, without access to county maintained roadway.  
**CEQA Determination:** Categorically exempt pursuant to Section 15305 of the CEQA guidelines (Minor Alterations in Land Use Limitations – Class 5 Exemption).  
**Staff Recommendation:** Find the project Categorically Exempt and approve the Legal Lot Determination.  
**Appeal Period:** 15 calendar days  

**ACTION SUMMARY:** Approved

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**III. Adjournment:** 10:09 a.m.