



CITY OF UKIAH
PLANNING COMMISSION AGENDA
July 23, 2008
6:00 P.M.



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1. **CALL TO ORDER** 6:00 P.M. CITY COUNCIL CHAMBERS
UKIAH CIVIC CENTER, 300 SEMINARY AVENUE
 2. **ROLL CALL** COMMISSIONERS LANDIS, MOLGAARD, MULHEREN, AND
CHAIRPERSON PRUDEN
 3. **PLEDGE OF ALLIGENCE**
 4. **SITE VISIT VERIFICATION**
Each Planning Commissioner must visit the site of any project on the agenda requiring a quasi-judicial action, and failure to accomplish this task shall constitute grounds for recusal.
 5. **APPROVAL OF MINUTES**
June 25, 2008
July 9, 2008
 6. **COMMENTS FROM AUDIENCE ON NON-AGENDA ITEMS**
The Planning Commission welcomes input from the audience. In order for everyone to be heard, please limit your comments to three (3) minutes per person and not more than ten (10) minutes per subject. The Brown Act regulations do not allow action to be taken on audience comments.
 7. **APPEAL PROCESS**
All determinations of the Planning Commission regarding major discretionary planning permits are final unless a written appeal, stating the reasons for the appeal, is filed with the City Clerk within ten (10) days of the date the decision was made. An interested party may appeal only if he or she appeared and stated his or her position during the hearing on the decision from which the appeal is taken. For matters heard at this meeting, the City Clerk will accept appeals no later than 5:00 PM on August 4, 2008.
 8. **VERIFICATION OF NOTICE**
 9. **PUBLIC HEARINGS**
 - A. **Major Subdivision No 07-35 and Major Variance 08-09** filed by Stephen Johnson, applicant; Alice Evans Trust, Owner, to subdivide an existing lot into 7 separate parcels located at 196 Wabash Ave, together with request for variance approval to allow relief from the R-1 setbacks to accommodate existing structure on the site. (APN 003-540-23). Adoption of Mitigated Negative Declaration
 10. **ONGOING EDUCATION**
 - A. Clean Living: A Mixed-Use Townhouse Development Offers Residents a Healthy Environment
By Jim Schneider, Eco-Structure Magazine, July/August, 2008.

The City of Ukiah complies with ADA requirements and will attempt to reasonably accommodate individuals with disabilities upon request. If possible, please contact the City of Ukiah (707) 463-6200 at least 72 hours prior to the meeting time.

- 11. PLANNING DIRECTOR'S REPORT** (verbal)
- 12. PLANNING COMMISSION REPORTS** (verbal)
- 13. ADJOURNMENT**

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