

Agenda

County of Inyo Planning Commission

Board of Supervisors Room
Inyo County Administrative Center
Independence, California

HOWARD LEHWALD
CAITLIN (KATE) J. MORLEY
TODD VOGEL
CALLIE PEEK
SCOTT KEMP

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THIRD DISTRICT (CHAIR)
FOURTH DISTRICT (VICE CHAIR)
FIFTH DISTRICT

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PLANNING DIRECTOR
ASSOCIATE PLANNER
PROJECT COORDINATOR
PUBLIC WORKS DIRECTOR
COUNTY ADMINISTRATOR
COUNTY COUNSEL

This meeting will be held in the Board of Supervisors Room located at 224 N. Edwards Street, in Independence California.

Items will be heard in the order listed on the agenda unless the Planning Commission rearranges the order or the items are continued. Estimated start times are indicated for each item. The times are approximate and no item will be discussed before its listed time.

Lunch Break will be given at the Planning Commission's convenience.

The Planning Commission Chairperson will announce when public testimony can be given for items on the Agenda. The Commission will consider testimony on both the project and related environmental documents.

The applicant or any interested person may appeal all final decisions of the Planning Commission to the Board of Supervisors. Appeals must be filed in writing to the Inyo County Board of Supervisors within 15 calendar days per ICC Chapter 15 [California Environmental Quality Act (CEQA) Procedures] and Chapter 18 (Zoning), and 10 calendar days per ICC Chapter 16 (Subdivisions), of the action by the Planning Commission. If an appeal is filed, there is a fee of \$300.00. Appeals and accompanying fees must be delivered to the Clerk of the Board Office at County Administrative Center Independence, California. If you challenge in court any finding, determination or decision made pursuant to a public hearing on a matter contained in this agenda, you may be limited to raising only those issues you or someone else raised at the public hearing, or in written correspondence delivered to the Inyo County Planning Commission at, or prior to, the public hearing.

Public Notice: In Compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting please contact the Planning Department at (760) 878-0263 (28 CFR 35.102-3.104 ADA Title II). Notification 72 hours prior to the meeting will enable the County to make reasonable arrangements to ensure accessibility to this meeting. Should you because of a disability require appropriate alternative formatting of this agenda, please notify the Planning Department 2 hours prior to the meeting to enable the County to make the agenda available in a reasonable alternative format (Government Code Section 54954.2).

AUGUST 23, 2023

**10:00
A.M.**

- 1. PLEDGE OF ALLEGIANCE.**
- 2. ROLL CALL – Roll Call to be taken by staff.**
- 3. PUBLIC COMMENT PERIOD – This is the opportunity for anyone in the audience to address the Planning Commission on any planning subject that is not scheduled on the Agenda.**
- 4. APPROVAL OF MINUTES – Approval of minutes from the May 31, 2023 Planning Commission Meeting.**

**Action
Item**

Action
Item
Public
Hearing

5. **GENERAL PLAN AMENDMENT 2022-01/LADWP; ZONE RECLASSIFICATION 2022-01/LADWP** - The applicant is requesting a Zone Reclassification and General Plan Amendment (GPA) for Assessor Parcel Number (APN) 031-010-01. The parcel is currently zoned Open Space with a 40-acre min (OS-40) and has a General Plan designation of Natural Resources (NR). The proposed Zone Reclassification is to General Industrial and Extractive (M-1) and the General Plan Amendment to General Industrial (GI) to fit the current land uses. The project is exempt under CEQA general rule 15061(b)(3).

Action
Item
Public
Hearing

6. **GENERAL PLAN AMENDMENT 2023-02/HOUSING ELEMENT REVISED** - Staff has prepared a revision to the 2021 adopted Housing Element, which removes and replaces two of the Regional Housing Allocation Number (RHNA) site parcels. This revision is required for the County to maintain compliance with State Housing Law. This project is a Negative Declaration of Environment Impact (SCH No. 2021060395), with addenda, pursuant to CEQA.

COMMISSIONERS' REPORT/COMMENTS

Commissioners to give their report/comments to staff.

PLANNING DIRECTOR'S REPORT

Planning Director, Cathreen Richards, will update the Commission on various topics.

CORRESPONDENCE-INFORMAITONAL