



February 29, 2024

NOTICE OF PUBLIC HEARING AND AVAILABILITY OF DRAFT MITIGATED
NEGATIVE DECLARATION FOR PUBLIC REVIEW AND NOTICE OF INTENT
TO ADOPT A MITIGATED NEGATIVE DECLARATION

NOTICE IS HEREBY GIVEN THAT the Mendocino County Planning Commission at their regular meeting to be held on Thursday, April 4, 2024, at 9:30 a.m., will conduct a public hearing on the following project and the Draft Mitigated Negative Declaration at the time listed or as soon thereafter as the item may be heard. This meeting will take place in the Board of Supervisors Chambers, 501 Low Gap Road, Ukiah California, and Virtual attendance will be available via Zoom. Meetings are live streamed and available for viewing online on the Mendocino County YouTube page, at <https://www.youtube.com/MendocinoCountyVideo>. In lieu of personal attendance, the public may participate digitally in meetings by sending comments to pbscommissions@mendocinocounty.gov or via Telecomment. The telecomment form may be found at: <https://www.mendocinocounty.gov/government/planning-building-services/meeting-agendas>.

CASE#: U_2023-0002 / B_2023-0001

DATE FILED: 1/13/2023

OWNER/APPLICANT: ALBION LITTLE RIVER FIRE PROTECTION DISTRICT

REQUEST: Coastal Development Use Permit and Coastal Boundary Line Adjustment at the existing Albion Little River Fire Protection Department (ALRFPD). Coastal Development Use Permit to construct (Phase 1) new apparatus building and (Phase 2) remove existing apparatus building and construct a new administrative building to serve ALRFPD. Coastal Boundary line adjustment to merge seven (7) existing legal parcels into one (1) legal parcel of 1.8± acres.

ENVIRONMENTAL DETERMINATION: MITIGATED NEGATIVE DECLARATION

LOCATION: In the Coastal Zone, within the Albion town center, 425± feet northeast of the intersection with Albion Ridge Road (CR 402) and State Route 1 (SR 1), 150± feet west of the intersection of Albion River South Side Road (CR 402A) and Albion Ridge Road (CR 402), located at 33870 Albion Little River South Side Road and 33900 West Street, Albion; APN(s): 123-150-45, 123-150-47, and 123-150-48.

SUPERVISORIAL DISTRICT: 5 (Williams)

STAFF PLANNER: MATT GOINES

The staff report, draft Mitigation Negative Declaration, and notice will be available 30 days before the hearing on the Department of Planning and Building Services website at: <https://www.mendocinocounty.gov/government/planning-building-services/meeting-agendas/planning-commission>.

Your comments regarding the above project and/or the Draft Mitigated Negative Declaration are invited. Written comments should be submitted by mail to the Department of Planning and Building Services Commission Staff, at 860 North Bush Street, Ukiah, California. The public may participate digitally in meetings in lieu of personal attendance by sending comments to pbscommissions@mendocinocounty.gov, or orally via telecomment by April 3, 2024. All public comment will be made available to the Commission, staff, and the general public as they are received and processed by staff, and can be viewed as attachments to this meeting agenda at <https://www.mendocinocounty.gov/government/planning-building-services/meeting-agendas/planning-commission>.

The Planning Commission's action regarding the item shall constitute final action by the County unless appealed to the Board of Supervisors. If appealed, the Board of Supervisors action shall be final except

that an approved project may be appealed to the Coastal Commission in writing within 10 working days following Coastal Commission receipt of a Notice of Final Action on this project. To file an appeal of the Planning Commission's decision, a written statement must be filed with the Clerk of the Board with a filing fee within 10 calendar days of the Planning Commission's decision. If you challenge the project in court, you may be limited to raising only those issues you or someone else raised at the public hearing described in this notice, or in written correspondence delivered to the Department of Planning and Building Services or the Planning Commission at, or prior to, the public hearing. All persons are invited to present testimony in this matter.

AMERICANS WITH DISABILITIES ACT (ADA) COMPLIANCE. Mendocino County complies with ADA requirements and upon request, will attempt to reasonably accommodate individuals with disabilities by making meeting material available in appropriate alternate formats (pursuant to Government Code Section 54953.2). Anyone requiring reasonable accommodation to participate in the meeting should contact the Department of Planning and Building Services by calling 707-234-6650 at least five days prior to the meeting.

Additional information regarding the above noted item may be obtained by calling the Department of Planning and Building Services at 707-234-6650, Monday through Friday, 8:00 a.m. through 5:00 p.m. Should you desire notification of the Planning Commission's decision you may do so by requesting notification in writing and providing a self-addressed stamped envelope to the Department of Planning and Building Services.

JULIA KROG, Director of Planning & Building Services



COUNTY OF MENDOCINO
DEPARTMENT OF PLANNING AND BUILDING SERVICES

860 NORTH BUSH STREET · UKIAH · CALIFORNIA · 95482
120 WEST FIR STREET · UKIAH · CALIFORNIA · 95437

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March 1, 2024

PBS – Fort Bragg
Department of Transportation
Environmental Health - Fort Bragg
Department of Forestry/ CalFire-Land Use

Department of Fish and Wildlife
California Coastal Commission
Albion Little River Fire District
Albion Mutual Water District

Cloverdale Rancheria
Redwood Valley Rancheria
Sherwood Valley Band of Pomo Indians

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February 22, 2024

TO: THE MENDOCINO BEACON
FROM: JAMES FEENAN, COMMISSION SERVICES SUPERVISOR
SUBJECT: PUBLICATION OF LEGAL NOTICE.

Please publish the following notice one time on February 29, 2024 in the Legal Notices Section of the Mendocino Beacon.

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