



## NEVADA COUNTY ZONING ADMINISTRATOR SUMMARY of PROCEEDINGS

Summary of Proceedings of the regular meeting of June 9, 2021 at 1:30 p.m.  
Board Chambers, Eric Rood Administration Center  
950 Maidu Avenue, Nevada City, California  
Via Remote

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**ZONING ADMINISTRATOR:** Brian Foss

**CALL TO ORDER:** Meeting called to order at 1:30 p.m.

**CONSENT ITEMS:**

None

**PUBLIC HEARING:**

**1:30 p.m. PLN20-0069; TPM20-0001; MGT20-0061; MGT20-0064; EIS20-0011:** A Tentative Parcel Map application (TPM20-0001) proposing to divide a 15.69-acre parcel into three (3) parcels slightly larger than five (5) acres each. The project includes two Management Plans (MGT20-0061; MGT20-0064) to allow disturbance within the setback from an ephemeral waterway and to allow disturbance in an area of Landmark Oak Groves. **LOCATION:** 11735 Wildwood Ranch Road, Penn Valley **APN:** 050-320-007 **RECOMMENDED ENVIRONMENTAL DETERMINATION:** Approve the Mitigated Negative Declaration (EIS20-0011). **RECOMMENDED PROJECT ACTION:** Approve the Tentative Map (TPM20-0001) and Management Plans (MGT20-0061; MGT20-0064). **PLANNER:** Kyle Smith, Associate Planner

*Approved as modified at the Public Hearing*

**1:45 p.m. PLN20-0051; CUP20-0003; EIS21-0001.** The project is an application for a Conditional Use Permit (CUP20-0003) proposing the construction and operation of a new unmanned wireless telecommunication facility. The proposed project would include the installation of an unmanned 155-foot tall Monopine telecommunication tower and equipment facility with nine (9) panel antennas and twenty-one (21) remote radio units located within a proposed approximately 400-square-foot fenced AT&T lease area (40 feet by 40 feet) with a 12-foot wide access gate. The proposed ground equipment would be located within a proposed 440-square-foot lease area (22 feet by 20 feet) that would be located approximately 120 feet north east of the proposed monopine lease area and would contain the ground equipment. The ground equipment lease area would be fenced with a 13-foot tall concrete masonry block wall enclosure that would contain a sound blanket located within the enclosure and which would contain a 12-foot wide access gate. For full Project Description, please see the proposed Initial Study and Mitigated Negative Declaration. **LOCATION:** 11645 Ridge Road, Grass Valley. **APN:** 035-250-001 **RECOMMENDED ENVIRONMENTAL DETERMINATION:** Approve the Mitigated Negative Declaration (EIS 21-0001). **RECOMMENDED PROJECT ACTION:** Approve the Conditional Use Permit (CUP20-0003). **PLANNER:** Matt Kelley, Senior Planner

*Approved as modified at the Public Hearing*

**ADJOURNMENT:** Zoning Administrator Brian Foss adjourned the meeting.

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**Note:** A recording of this hearing is permanently on file with the Planning Department, Eric Rood Administrative Center, First Floor. Please contact the Clerk to obtain a copy.