

County of Lake
Planning Commission

Regular Meeting Minutes

May 14, 2026

Commission Members

P Monica Rosenthal, District I
P Everardo Chavez, Vice Chair District II
A Batsulwin Brown, District III
P Maile Field, District IV
P Sharron Zoller, Chair District V

Staff Members

P Mireya G. Turner, Director
P Michelle Irace, Senior Planner
P Nicole Johnson, Deputy County Counsel
P Yolanda Claybon, Clerk

9:00 a.m. -Call to Order

The Pledge of Allegiance was led by Chair Sharron Zoller.
Commissioner Batsulwin Brown absent.

Verification of Legal Notice(s)

The clerk reported that the item was properly noticed.

Consent Agenda

There was no consent agenda.

Citizen’s Input

There was no one present wishing to speak.

Timed Items- Public Hearings

6a 9:05 a.m. Consideration of Lakebed Encroachment Permit and Variance for the Spina Floating Dock Project (PL 25-294); located at 8435 Palace Dr., Kelseyville (APN 044-501-25)

Senior Planner Michelle Irace and Water Resources Program Coordinator Todd Abbot requested a continuance to a date uncertain.

Continuance to date and time uncertain 4 Ayes, 0 Noes (Commissioner Brown absent)

On motion of Commissioner Field and 2nd by Commissioner Chavez continued the Lakebed Encroachment Permit and Variance for the Spina Floating Dock Project (PL 25-294); located at 8435 Palace Dr, Kelseyville (APN 044-501-25) to a future meeting.

Chair Zoller opened the public hearing at 9:08 a.m. and the following people spoke: Steven Profit, and Nick Spina.

Senior Planner Irace and Program Coordinator Abbot presented.

Chair Zoller announced a break at 9:44 a.m. and reconvened at 9:54 a.m.

Chair Zoller resumed the public hearing at and the following people spoke: Margaux Kambara, Donna Mackiewicz, Nick Spina, and Jim Orlando.

No one else wished to speak, and Chair Zoller closed the public hearing at 10:00 a.m.

Continuance to June 25th at 9:05 a.m. 4 Ayes, 0 Noes (Commissioner Brown absent)

On motion of Commissioner Field and 2nd by Commissioner Chavez for a continuance of Lakebed Encroachment Permit and Variance for the Spina Floating Dock Project (PL 25-294); located at 8435 Palace Dr, Kelseyville (APN 044-501-25).

6.b 9:20 a.m. PUBLIC HEARING - Consideration of proposed Major Use Permit PL-25-120 (UP 24-15), Global Interactive Solutions/ Heidi Jamra, and Mitigated

Negative Declaration PL-25-120 (IS 24-11), for the approval of a multi-staged development for commercial cannabis cultivation of outdoor and mixed-light cultivation. and a Type 13 Distribution, Self-transport only license; located at 1780 CA State Highway 53, Clearlake (APN 010-055-24)

Associate Planner Trish Turner presented the staff report.

Applicant's consultant Richard Knoll delivered a presentation.

Chair Zoller opened the public hearing and the following people spoke: Annje Dodd, Margaux Kambara, Tom Lajcik, and Angela Ameral.

No one else wished to speak, and Chair Zoller closed the public hearing.

Mitigated Negative Declaration 3 Ayes, 1 Noes Chair Zoller (Commissioner Brown absent)

On motion of Commissioner Chavez, and 2nd by Commissioner Field found that potential impacts associated with Major Use Permit PL-25-120 (UP 24-15) for Global Interactive Solutions/ Heidi Jamra located at 1780 CA State Highway 53, Clearlake (APN 010-055-24) can be mitigated to 'less than significant' through the implementation of the Mitigated Negative Declaration and adopted Initial Study PL-25-120 (IS 24-11) with the findings listed in the staff report, dated May 14, 2026.

Major Use Permit PL-25-120 (UP 24-15) 3 Ayes, 1 Noes Chair Zoller (Commissioner Brown absent)

On motion of Commissioner Chavez, and 2nd by Commissioner Field approved the Major Use Permit PL-25-120 (UP 24-15); as amended, for Global Interactive Solutions/ Heidi Jamra; located at 1780 CA State Highway 53, Clearlake (APN 010-055-24), based on the findings and subject to the conditions included in the staff report, dated May 14, 2026.

Commissioner Zoller announced a break at 11:35 a.m. and reconvened at 11:45 a.m.

Non-Timed Items

Chair Zoller requested a continuance on item 7a. Presentation and Discussion of Planning Commissioner Handbook - Chapter 7 - CEQA and Environmental Issues

Department Update

Director Turner provided an update on the organizational assessment and fee analysis project for Community Development and notification of scam emails.

There being no further business, Chair Zoller adjourned at 12:04 p.m.

Respectfully submitted,

Sharron Zoller, Chair
Lake County Planning Commission

Yolanda Claybon,
Planning Commission Assistant