Mendocino Historical Review Board

c/o Planning & Building Services
752 South Franklin Street
Fort Bragg, CA 95437
964-5379

Mendocino Historical Review Board
ADOPTED Action Minutes – MARCH 2, 2026

ADOPTED MINUTES – MARCH 2, 2026

These are action minutes. For a complete transcript of the meeting, please request a copy of the digital audio recording. The meeting recording is available for viewing on the Mendocino County YouTube page, at https://www.youtube.com/MendocinoCountyVideo and a recording of this meeting is available at the Planning and Building Department upon request. There is a fee of $10.00 per recording.

The action minutes were approved, with no revisions, at the, at the April 6, 2026 MHRB meeting.

AGENDA ITEM NO. 1 – CALL TO ORDER

The Review Board convened at 4:30 p.m. for its scheduled site views. The sites viewed were Agenda Item *8a. Review Board Members were present, including Vice Chair Lopez, Review Board Member Saunders, Review Board Member Herbert, and Review Board Member Lamb. Senior Planner Mark Cliser, Planner II Jessie Waldman, and Planner I Sandy Arellano were present. Agent Dakota Murray. The site views concluded at 4:41 p.m. Chair Madrigal was absent by prior arrangement.

The Review Board reconvened at 5:59 p.m. for its scheduled regular meeting.

AGENDA ITEM NO. 2 – ROLL CALL

Present: Vice Chair Lopez, Review Board Member Saunders, Review Board Member Herbert and Review Board Member Lamb.

Absent: Chair Madrigal.

Staff Present: Mark Cliser, Senior Planner; Jessie Waldman, Planner II; Sandy Arellano, Planner I, Planning and Building Services.

AGENDA ITEM NO. 3 – DETERMINATION OF LEGAL NOTICE

Proper notice was established for the meeting.

AGENDA ITEM NO. 4 – APPROVAL OF MINUTES

4A) APPROVAL OF FEBRUARY 2, 2026 ACTION MINUTES

Presenter/s: Vice Chair Lopez.

Public Comment: None.

Board Action: Upon motion by Review Board Member Saunders, seconded by Review Board Member Lamb, IT IS ORDERED that the Mendocino Historical Review Board adopts the February 2, 2026 Action Minutes. The motion carried by the following vote:

Aye: 4 –Vice Chair Lopez, Review Board Member Saunders, Review Board Member Herbert, and Review Board Member Lamb.

No: 0 – None.

Absent: 1 – Chair Madrigal.

AGENDA ITEM NO. 5 – CORRESPONDENCE

Presenter/s: Vice Chair Lopez, Jessie Wadman.

Public Comment: None.

Written Comment: Josie Slovut, Environmental Compliance Specialist | Mendocino County Department of Transportation.

Board Action: No Action Taken.

AGENDA ITEM NO. 6 – PUBLIC EXPRESSION

Presenter/s: Vice Chair Lopez.

Public Comment: Ishvi Aum.

Board Comment(s): Vice Chair Lopez, Review Board Member Saunders, Review Board Member Herbert, and Review Board Member Lamb.

Board Action: Upon motion by Review Board Member Lamb, seconded by Review Board Member Herbert, IT IS ORDERED that the Mendocino Historical Review Board directed Staff to provide clarifications regarding sidewalks, walkways, and landscaping, trees, and Mendocino Historical Review Board purview. The motion carried by the following vote:

Aye: 4 –Vice Chair Lopez, Review Board Member Saunders, Review Board Member Herbert, and Review Board Member Lamb.

No: 0 – None.

Absent: 1 – Chair Madrigal.

AGENDA ITEM NO. 7 - CONSENT CALENDAR

Presenter/s: Vice Chair Lopez.

Public Comment: None.

Board Action: Upon motion by Review Board Member Herbert, seconded by Review Board Member Lamb, IT IS ORDERED that the Mendocino Historical Review Board pull Item 7a and Item 7b for comment/discussion. The motion carried by the following vote:

Aye: 4 –Vice Chair Lopez, Review Board Member Saunders, Review Board Member Herbert, and Review Board Member Lamb.

No: 0 – None.

Absent: 1 – Chair Madrigal.

AGENDA ITEM NO. 8. PUBLIC HEARING ITEMS

8A) AUTHORIZATION OF THE ISSUANCE OF MENDOCINO HISTORICAL REVIEW BOARD PERMIT NO. MHRB_2026-0003 (MANGINI, EXTERIOR ALTERATIONS) REQUEST FOR THE REMOVAL OF A STRUCTURALLY UNSOUND BRICK CHIMNEY. NOTE: THE PROJECT SITE AND STRUCTURE ARE

CATEGORY I, LEMOS' SALOON IN THE MENDOCINO TOWN PLAN APPENDIX INVENTORY OF HISTORIC STRUCTURES. ON PROPERTY LOCATED AT 45170 MAIN STREET. APN: 119-237-17.

Presenter/s: Sandy Arellano, Planner I; Redwood Roofers, Dakota Murray, Applicant/Agent.

Public Comment: Rick Sacks.

Board Comment(s): Vice Chair Lopez, Review Board Member Saunders, Review Board Member Herbert, and Review Board Member Lamb.

Board Action: Upon motion by Review Board Member Saunders, seconded by Review Board Member Herbert, IT IS ORDERED that the Mendocino Historical Review Board approves the project with omissions to the recommended conditions, where Condition #6 was removed entirely from the Staff Report, and subject to the findings within the Staff Report. The motion carried by the following vote:

Aye: 3 – Review Board Member Saunders, Review Board Member Herbert, and Review Board Member Lamb.

No: 1 – Vice Chair Lopez.

Absent: 1 – Chair Madrigal.

***7A) AUTHORIZATION OF THE ISSUANCE OF MENDOCINO HISTORICAL REVIEW BOARD PERMIT NO. MHRB_2026-0001 (GREEN, SIGN) REQUEST TO INSTALL NEW SIGNS REPLACING THE "RAINSONG SHOES" SIGN IN THE SAME SIZE AND LOCATION WITH BROWN, YELLOW, GREEN AND BLUE COLORS, STATING "GOODLIFE - MERCANTILE - GROCERY- GIFTS". NOTE: THE SITE IS LISTED AS A CATEGORY I HISTORIC RESOURCE IN APPENDIX 1 OF THE MENDOCINO TOWN PLAN, THE OLD BAKERY BUILDING, REAL ESTATE OFFICE AND RAINSONG SHOE STORES. ON PROPERTY LOCATED AT 45170 MAIN STREET. APN: 119-150-07.**

Presenter/s: Jessie Waldman, Planner II; Rick Sacks, Applicant/Agent.

Public Comment: Rick Sacks.

Board Comment(s): Review Board Member Herbert.

Board Action: Upon motion by Review Board Member Lamb, seconded by Review Board Member Saunders, IT IS ORDERED that the Mendocino Historical Review Board approves the project subject to the findings and conditions within the Staff Report. The motion carried by the following vote:

Aye: 4 – Vice Chair Lopez, Review Board Member Saunders, Review Board Member Herbert, and Review Board Member Lamb.

No: 0 – None.

Absent: 1 – Chair Madrigal.

***7B) AUTHORIZATION OF THE ISSUANCE OF MENDOCINO HISTORICAL REVIEW BOARD PERMIT NO. MHRB_2026-0002 (BEAR, SIGN) REQUEST TO INSTALL A NEW 12" X 60" BLACK AND WHITE SIGN TO STATE "RULE 62 - FUN - UNIQUE - NECESSARY". ON PROPERTY LOCATED AT 45090 MAIN STREET. APN: 119-238-20.**

Presenter/s: Jessie Waldman, Planner II; Rick Sacks, Applicant/Agent.

Public Comment: Rick Sacks.

Board Comment(s): Review Board Member Herbert.

Board Action: Upon motion by Review Board Member Saunders, seconded by Review Board Member Lamb, IT IS ORDERED that the Mendocino Historical Review Board approves the project subject to the findings and conditions within the Staff Report. The motion carried by the following vote:

Aye: 4 – Vice Chair Lopez, Review Board Member Saunders, Review Board Member Herbert, and Review Board Member Lamb.

No: 0 – None.

Absent: 1 – Chair Madrigal.

AGENDA ITEM NO. 9A – MATTERS FROM THE BOARD

Presenter/s: None.

Public Comment: None.

Board Action: No Action Taken.

AGENDA ITEM NO. 10 – REPORT FROM CHAIR

Presenter/s: None.

Public Comment: None.

Board Action: No Action Taken.

AGENDA ITEM NO. 11 – MATTERS FROM THE STAFF

11A) REQUEST FOR COMMENT ON ADMINISTRATIVE COASTAL DEVELOPMENT PERMIT, CDP_2025-0030 (FERGUSON), REQUEST TO RECONFIGURE THE EXTERIOR STAIRWAY AND DECK, INCLUDING THE ALTERATION OF THE EXTERIOR DIMENSIONS OF THE BUILDING. ON PROPERTY LOCATED AT 10551 KASTEN STREET; APN 119-33-101.

Presenter/s: Jessie Waldman Planner II, Planning and Building Services.

Public Comment: None.

Board Action: Upon motion by Review Board Member Lamb, seconded by Review Board Member Saunders, IT IS ORDERED that the Mendocino Historical Review Board submit comments in response to request for comment towards Standard Coastal Development Permit, CDP_2025-0030 (Ferguson). The Review Board provided no comment. The motion carried by the following vote:

Aye: 4 –Vice Chair Lopez, Review Board Member Saunders, Review Board Member Herbert, and Review Board Member Lamb.

No: 0 – None.

Absent: 1 – Chair Madrigal.

AGENDA ITEM NO. 12 – ADJOURNMENT

Presenter/s: Vice Chair Lopez.

Public Comment: None.

Board Action: Upon motion by Vice Chair Lopez, seconded by Review Board Member Lamb, IT IS ORDERED that the Mendocino Historical Review Board meeting be adjourned at 7:17 p.m.

Aye: 4 – Vice Chair Lopez, Review Board Member Saunders, Review Board Member Herbert, and Review Board Member Lamb.

No: 0 – None.

Absent: 1 – Chair Madrigal.