



**City of Ukiah
Submitted Planning Applications**

As of 3/1/2024

Permit #	Site Address	Date of Submittal	Summary of Project	Status
24-9258	280 E. Standley St.	2/1/24	Major Site Development Permit to allow for the temporary installation of nine (9) single-story prefabricated modular structures (totaling approximately 1,440 square feet) to serve as supplementary counseling offices for the existing health service provider(s) requiring Major and Minor Exceptions to the Downtown Zoning Code as regulated by Ukiah City Code §9231.5. Additional site modifications include renovation of the existing parking lot, relocation of the trash enclosure, and the addition of vinyl slates to the existing perimeter fencing	Agency Referral: 02/28/2024
24-9253	734 S. State St.	1/29/24	Minor Site Development Permit to facilitate tenant improvements to a commercial structure associated with an existing gasoline station (MUP #93-10), implement new landscaping and undertake various site improvements, including new signage, fascia, and station upgrades.	Incomplete
23-8950	414 E. Perkins St.	10/12/23	Site Development Permit to allow the remodel of existing building for operation of a Redwood Credit Union bank facility within the Urban Center (UC) zoning district of the Downtown Zoning Code.	Application Withdrawn: 02/29/2024
23-8972	441 N State St.	10/19/23	Major Use Permit for the development of an outdoor cannabis consumption area at an existing 'Cannabis Retail' business within the Community Commercial (C1) zoning district.	Under Review: PC Hearing - 1/24/24; continued to a date uncertain with direction provided to Staff.
17-3069	1294 N. State St.	9/13/17	Resubmitted Major Use Permit and Site Development Permit to allow for construction of two retail suites (including one drive-through), within the Community Commercial (C1) zoning district.	Under Review: Updated application materials received on 1/10/24; Tentatively scheduled for review by DRB on 3/28/2024.
23-9153	1230 Airport Park Blvd. Suite C	12/20/23	Minor Amendment to a Major Use Permit to allow 'Cannabis Distribution' within an existing structure that currently facilitates 'Cannabis Retail' located within the Airport Industrial Park Planned-Development (Light Manufacturing/Mixed-Use) zoning district.	Zoning Administrator Hearing Scheduled: 03/14/2024

24-9268	1310 West Clay St.	2/16/24	Minor Subdivision of an existing .71± acre lot into two (2) parcels. Parcel 1 would be 14,424 square feet gross, while Parcel 2 would be 20,234 square feet within the Low Density Residential (R1) zoning district.	Agency Referral: 02/16/2024
24-9266	300 Hastings Ave.	2/16/24	Minor Subdivision of an existing 2.11± acre lot into three (3) parcels. Parcel 1 would be 30,197 square feet gross, Parcel 2 would be 42,301 square feet gross, and Parcel 3 would be 19,280 square feet gross within the Manufacturing (M) zoning district. No development, alteration or intensification of existing uses is proposed in conjunction with this minor subdivision.	Agency Referral: 02/16/2024
24-9265	195 Low Gap Rd.	2/20/24	A 'General Plan Amendment' to convert the subject property from Low Density Residential (LDR) to Community Commercial (CC) land use designation, as well as a 'Rezone' to convert the property from the Low Density Residential (R1) zoning district to the Community Commercial (C1) zoning district. If approved, the intended use of the property would be for a 'Professional Office'. No additional development or expansion of the existing structure is proposed.	Agency Referral: 03/01/2024

City of Ukiah
Recently (Within Previous 90 Days) Approved Projects



COMMUNITY DEVELOPMENT DEPARTMENT

As of 3/1/24

Permit #	Site Address	Approved Date	Summary of Project	Comments
23-8991	108 N. School St.	1/10/24	Major Use Permit for operation of a second hand vintage clothing store within the Urban Center (UC) zoning district of the Downtown Zoning Code	Approved by Planning Commission on 1/10/24.
22-7956	162 Talmage Rd.	1/10/24	Major Amendment to Major Site Development Permit for the Splash Express Car Wash (formerly and approved as LUV Car Wash). Includes demolition of the existing structures and redevelopment of a new car wash facility, located within the Heavy Commercial (C2) zoning district.	Approved by Planning Commission on 1/10/24.



**City of Ukiah
Advanced Planning Projects**

As of 03/1/2024

Permit #	Site Address	Approved Date	Summary of Project	Comments
N/A	Citywide	N/A	Ordinance Amendment for modifications to UCC 3016 for Demolition Permit procedures	Working with Rincon Consultants, Inc. to update/streamline Demolition Permit procedures. Funded by Local Early Action Planning (LEAP) Grant. Anticipate bringing proposed amendments forward in early 2024.
N/A	Citywide	N/A	2040 General Plan Implementation Programs	Climate Action Plan, Right-to-Farm Ordinance, SB 743 methodology, Update to Demo Permit Procedures in-process
A_2022-02	Unincorporated Western Hills	N/A	Amendment of the Western Hills Annexation Area - Annexation Application.	Annexation application submitted to LAFCo: 6/8/22. Incomplete letter from LAFCo received 6/29/22. Planning Commission hearing for recommendation to City Council: 11/8/23; City Council hearing: 12/6/23. Submit an amended application to LAFCo in mid-2024.
N/A	Citywide	N/A	Ordinance Amendment for modifications to Lot Line Adjustment Requirements.	Ordinance 1237 Adopted by City Council on 02/21/2024