



## OROVILLE PLANNING COMMISSION

Council Chambers  
1735 Montgomery Street  
Oroville, CA. 95965

**March 28, 2019  
REGULAR MEETING  
OPEN SESSION 7:00 PM  
AGENDA**

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## CITY OF OROVILLE PLANNING COMMISSION

CHAIR: Damon Robinson  
VICE-CHAIR: Carl Durling  
MEMBERS: Randy Chapman; Wyatt Jenkins; Michael Britton, Susan Sears, Tammy Flicker

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### **ALL MEETINGS ARE RECORDED AND BROADCAST LIVE**

*This meeting may be broadcast remotely via audio and/or video conference at the following address:  
Cota Cole, LLP, 2261 Lava Ridge Court, Roseville, California 95661.  
Meeting is streamed live at [cityoforoville.org](http://cityoforoville.org) and on YouTube*

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### **CALL TO ORDER**

### **ROLL CALL**

Commissioners: Susan Sears, Michael Britton, Randy Chapman, Wyatt Jenkins, Tammy Flicker, Vice Chairperson Carl Durling, Chairperson Damon Robison

### **PLEDGE OF ALLEGIANCE**

### **INSTRUCTIONS TO INDIVIDUALS WHO WISH TO SPEAK**

**If you would like to address the commission at this meeting, you are requested to complete the blue speaker request form (located on the wall by the agendas) and hand it to the City Clerk, who is seated on the right of the Council Chamber. The form assists the Clerk with minute taking and assists the Mayor or presiding chair in conducting an orderly meeting. Providing personal information on the form is voluntary. For scheduled agenda items, please submit the form prior to the conclusion of the staff presentation for that item.** Council has established time limitations of three (3) minutes per speaker on all items and an overall time limit of thirty minutes for non-agenda items. If more than 10 speaker cards are submitted for non-agenda items, the time limitation would be reduced to two minutes per speaker. If more than 15 speaker cards are submitted for non-agenda items, the first 15 speakers will be randomly selected to speak at the beginning of the meeting, with the remaining speakers given an opportunity at the end. **(California Government Code §54954.3(b))**. Pursuant to Government Code Section 54954.2, the commission is prohibited from taking action except for a brief response from the Council or staff to statements or questions relating to a non-agenda item.

## **PUBLIC COMMENTS**

This is an opportunity for members of the public to address the Planning Commission on any subject not on the agenda related to the Planning Commission.

## **CORRESPONDENCE**

None

## **APPROVAL OF MINUTES**

The Planning Commission will consider approving the minutes of the meeting on February 28, 2019

## **PUBLIC HEARINGS**

### **The Public Hearing Procedure is as follows:**

- Chairperson opens the public hearing.
- Staff and Property Owner introduce item and take questions from the Commissioners
- Public Speakers: Speakers are requested to provide a speaker card to the City Clerk. Hearing is opened for public comment limited to three (3) minutes. Under Government Code 54954.3. the time for each presentation may be limited.
- Public comment session is closed
- Commissioners, discuss, debate and action.

### **1. EMERGENCY SHELTER CONDITIONAL USE PERMIT (PL 1903-003)**

The Oroville Planning Commission will conduct a public hearing to consider approving a Emergency Shelter in a vacant commercial building located at 3010 Meyers Street, Oroville, CA.

### **RECOMMENDATION**

Consider approving an Emergency Shelter at 3010 Meyers Street, Oroville, CA

### **2. TENTATIVE PARCEL MAP (PW1902-001) - 2134 2ND STREET**

The Oroville Planning Commission will conduct a public hearing to consider approving a tentative parcel map for an existing 1.89-acre lot located at 2134 2nd Street, Oroville, CA into (15) total lots to provide two story affordable housing on each lot.

### **RECOMMENDATION**

Consider approving Tentative Parcel Map (PW1902-001) 19-02

**3. ZONING ORDINANCE CHANGE - 16.12.020 TENTATIVE SUBDIVISION MAP EXTENSIONS**

The Oroville Planning Commission will conduct a public hearing to consider approving a Zoning Ordinance Change to Section 16.12.020 Tentative subdivision map extension approvals by zoning administrator.

**RECOMMENDATION**

APPROVE the recommended Findings for Zoning/Subdivision Change No. ZC – 19-04; and

APPROVE Resolution No. P2019-05 A RESOLUTION OF THE OROVILLE CITY PLANNING COMMISSION MAKING FINDINGS AND CONDITIONALLY APPROVING ZONING/SUBDIVISION CHANGE NO. 19-04 PERMITTING A CHANGE TO THE ZONING/SUBDIVISION CODE TITLE 16.12.020(H.1) AMENDMENTS AND REZONING.

**4. ZONING ORDINANCE CHANGE - 16.12.050 TENTATIVE PARCEL MAP EXTENSIONS**

The Oroville Planning Commission will conduct a public hearing to consider approving a Zoning Ordinance Change to Section 16.12.050 Tentative Parcel map extension approvals by zoning administrator.

**RECOMMENDATION**

APPROVE the recommended Findings for Zoning/Subdivision Change No. ZC – 19-03; and

APPROVE Resolution No. P2019-04 A RESOLUTION OF THE OROVILLE CITY PLANNING COMMISSION MAKING FINDINGS AND CONDITIONALLY APPROVING ZONING/SUBDIVISION CHANGE NO. XXX PERMITTING A CHANGE TO THE ZONING/SUBDIVISION CODE TITLE 16.12.050 TENTATIVE PARCEL MAPS

**5. TENTATIVE PARCEL MAP EXTENSION - NELSON 56 ON NELSON AVE**

The Oroville Planning Commission will conduct a public hearing to consider approving a Tentative Parcel map extension for Nelson 56 on Nelson Ave. near 12<sup>th</sup> Street.

**RECOMMENDATION**

Consider approving Tentative Parcel Map

**6. TENTATIVE PARCEL MAP (PW1810-004) - WEST SIDE OF 7TH AVE BETWEEN ORO DAM BLVD AND OAK ST**

The Oroville Planning Commission will conduct a public hearing to consider approving a Tentative Parcel map located on the West side of 7<sup>th</sup> between Oroville dam Blvd and Oak streets creating two lots one 6.0 acres and one 2.4 acres

**RECOMMENDATIONS**

APPROVE the recommended Findings for Tentative Parcel Map No. 19-01; and

APPROVE Resolution No. P2019-07 A RESOLUTION OF THE OROVILLE CITY PLANNING COMMISSION MAKING FINDINGS AND CONDITIONALLY APPROVING A TENTATIVE PARCEL MAP LOCATED AT 2430 SOUTH 7TH STREET, OROVILLE, CA

**7. APPROVAL OF CHIPOTLE DRIVE THRU RESTAURANT (PL 1901-007) - 355 ORO DAM BLVD- PAD 2**

The Oroville Planning Commission will conduct a public hearing to consider approving a Chipotle Drive Thru restaurant on Pad 2 location at 355 Oro Dam Blvd, on the Feather River Crossing on the corner of Feather River Blvd and Oroville Dam Blvd.

**RECOMMENDATION**

APPROVE the recommended Findings for Use Permit No. 19-02; and

APPROVE Resolution No. P2019-06 A RESOLUTION OF THE OROVILLE CITY PLANNING COMMISSION MAKING FINDINGS AND CONDITIONALLY APPROVING USE PERMIT # 19-02 FOR A DRIVE THROUGH RESTAURANT

**REGULAR BUSINESS**

None

**DISCUSSION ITEMS**

None

**DIRECTOR'S REPORT**

The Director shall report on information pertinent to the Planning Commission.

**COMMISSION REPORTS**

Reports by commission members on information pertinent to the Planning Commission.

**ADJOURNMENT**

Adjourn to Thursday, April 25, 2019 at 7:00 P.M. in the Oroville City Council Chambers

**\*\*\* NOTICE \*\*\***

*Accommodating Those Individuals with Special Needs* – In compliance with the Americans with Disabilities Act, the City of Oroville encourages those with disabilities to participate fully in the public meeting process. If you have a special need in order to allow you to attend or participate in our public meetings, please contact the City Clerk at (530) 538-2535, well in advance of the regular meeting you wish to attend, so that we may make every reasonable effort to accommodate you. Documents distributed for public session items, less than 72 hours prior to meeting, are available for public inspection at City Hall, 1735 Montgomery Street, Oroville, California.

**\*\*\* NOTICE \*\*\***

*Any person who is dissatisfied with the decisions of this Planning Commission may appeal to the City Council by filing with the Zoning Administrator within fifteen days from the date of the action. A written notice of appeal specifying the grounds and an appeal fee immediately payable to the City of Oroville must be submitted at the time of filing. The Oroville City Council may sustain, modify or overrule this decision.*