

Butte County Department of Development Services

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ADMINISTRATION * BUILDING * PLANNING

BUTTE COUNTY PLANNING COMMISSION AGENDA

July 22, 2010

TIME: 9:00 a.m.

PLACE: Board of Supervisors' Room
County Administration Center
25 County Center Drive
Oroville, CA 95965

- I. PLEDGE OF ALLEGIANCE**
- II. ROLL CALL** - Commissioners Becker, Marin, Moore, Wilson and Chair Nelson.
- III. ACCEPTANCE OF AGENDA** - Commission members and staff may request additions, deletions, or changes in the Agenda order.
- IV. BUSINESS FROM THE FLOOR ON ITEMS NOT ALREADY ON THE AGENDA**
(Presentations will be limited to five minutes. The Planning Commission is prohibited by State Law from taking action on any item presented if it is not listed on the Agenda).
- V. PUBLIC HEARINGS** - The Chair will call for a presentation of the report of staff. The hearing will then be opened to the public for proponents, opponents, comments, and rebuttals. The hearing will be then be closed to the public and discussion confined to the members of the Planning Commission and staff. The Commission will then make a motion and vote on the item. It is requested that individual public comments be addressed to the Chair and limited to a maximum of 5 minutes so that all interested parties will have an opportunity to address the Commission. Following your presentation, please print your name and address on the speakers sheet so that the record will be accurate.
 - A. UP09-0005** (Continued open from June 10, 2010)
Name: Dennis & Patricia Webber-Smith
Project: Use Permit
APN: 027-100-028

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Zoning: A-5

Planner: Mark Michelena

Location: The project site is located on the south side of She-Yo Lane (a private road) approximately 600 feet east of Reservoir Road (county-maintained) at 42 She-Yo Lane, Oroville.

Proposal: This is an application for a Use Permit for an existing retail sales and storage of hay/feed. Butte County Code Section 24-90 (c)(3) requires a Use Permit to establish a feed/hay store in this zone. Existing buildings are set back at least 10 feet from property lines (required side and rear yard setbacks in the A-5 zone are 5 feet). Hours of operation for the business are proposed to be 8 am to 6 pm, Monday through Saturday, and Sunday 10 am to 6 pm. Access to the business is located along the eastern edge of the parcel.

Staff Recommendation: Approval subject to conditions

There is a 10-day appeal period on decisions with the Clerk of the Board.

B. TPM09-0007

Name: Adam Tischler

Project: Tentative Parcel Map

APN: 041-090-013

Zoning: FR-10

Planner: Mark Michelena

Location: The subject property is located approximately 900 feet south of Neal Road. Access to the parcel is through a private easement, located approximately 1,450 west of the intersection of Neal Road and McAnn Drive. Address of the subject property is 2506 Neal Road, Paradise.

Proposal: A Tentative Parcel Map to divide an approximately 62.41-acre parcel into two parcels of 20.52 and 41.89 acres in size.

Staff Recommendation: Approval subject to conditions

VI. GENERAL BUSINESS - This section of the agenda is to be utilized by the Planning Commission and Director of Development Services on items of interest, general discussion, or items for which staff has been directed to do research and bring back to the Commission. Items may not always be addressed at every hearing, but will always be listed as part of the agenda.

- A. Directors' Report
- B. Butte County General Plan 2030 Status Report
- C. Status Report on Interim Amendments to Butte County Code
- D. Update on Recent Board of Supervisors' Actions
- E. Legislative Case Law Update
- F. Planning Commission Concerns

VII. COMMUNICATIONS - Communications received and referred. (Copies of all communications are available in the Planning Division Office.)

VIII. MINUTES

A. June 10, 2010

IX. ADJOURNMENT