

**MINUTES
PARADISE TOWN COUNCIL
REGULAR MEETING – 6:00 PM – August 08, 2017**

1. OPENING

The Regular meeting of the Paradise Town Council was called to order by Mayor Lotter at 6:01 p.m. at the Paradise Town Council chambers located at 5555 Skyway, Paradise, California who led the Pledge of Allegiance to the Flag of the United States of America. An invocation was offered by Vice Mayor Jones.

COUNCIL MEMBERS PERSENT: Greg Bolin, Jody Jones, Melissa Schuster, Mike Zuccolillo and Scott Lotter, Mayor.

COUNCIL MEMBERS ABSENT: None.

STAFF PRESENT: Town Manager Lauren Gill, Town Attorney Dwight Moore, Town Clerk Dina Volenski, Administrative Services Director/Town Treasurer Gina Will, Administrative Analyst Colette Curtis, Business and Housing Services Supervisor Kate Anderson, Police Chief Gabriela Tazzari-Dineen, Community Development Director Craig Baker and Fire Chief David Hawks.

2. CONSENT CALENDAR

Council Member Schuster noted corrections to the minutes on page 8 and 9, the word wastewater treatment should say septic receiving station and Council Member Bolin noted that he had recused himself from the closed session and was not present due to a potential conflict of interest.

Motion by Jones, seconded by Zuccolillo, approved consent calendar items 2a through 2i with corrections. Roll call vote was unanimous.

- 2a. Approved Minutes of the July 11, 2017 Regular Town Council Meeting.
- 2b. Approved July 2017 Cash Disbursements in the amount of \$2,603,199.17. (310-10-032)
- 2c. Adopted Resolution No. 17-30, A Resolution of the Town Council of the Town of Paradise Authorizing Destruction of Certain Town Records Maintained in the Finance Department Pursuant to Government Code Section 34090. The records listed in Exhibit B have been retained for four or more years and are eligible for destruction. (160-20-17)
- 2d. Approved Resolution No. 17-31, A Resolution of the Town Council of the Town of Paradise certifying to the County of Butte the validity of the legal process used to place direct charges (special assessments) on the secured tax roll; and, 2. Authorized the Town Manager and Administrative

Services Director to approve direct charge (special assessment) changes; and, 3. Authorized the Town Manager and Town Attorney to execute the governing authority certification related to the direct assessments on the property tax roll. (510-20-107; 395-70-13; 540-10-20; 550-40-51)

2e. 1. Reviewed and filed the 3rd Quarter Investment Report for the Fiscal Year Ending June 30, 2017; and, 2. Reviewed and approved Town of Paradise – 140 Investment Policy. (360-30-02; 110-10-32)

2f. 1. Concurred with staff's recommendation of Kittelson & Associates for the preparation of the Paradise Systemic Safety Analysis Report (SSAR); and, 2. Approved the Professional Services Agreement with Kittelson & Associates and authorized the Town Manager to execute; and, 3. Authorized the Town Manager to execute additional work orders up to 10% of the contract amount. (510-20-172)

2g. Authorized the Town Manager to execute the following agreements:

1. An amended agreement between the Town of Paradise and Safeway, Inc., to pay the costs for Michael Baker International to provide required environmental review and documents associated with Safeway's development project applications; and

2. An amended agreement between the Town of Paradise and environmental consultants Michael Baker International relating to the preparation of the Safeway project's environmental document(s). (510-20-158, 510-20-157)

2h. Adopted Resolution No. 17-32, "A Resolution of the Town Council of the Town of Paradise Approving the Final Map of Valley Vista Estates, Assessor Parcel No. 051-210-014" (Once recorded, the design of the final map will result in the creation of fourteen lots possessing frontage along a paved private road extension of Schmale Lane as well as a newly created private road, Boaz Lane.) (750-75-065)

2i. 1. Authorized the award of the Police Vehicle Emergency Equipment and Mobile Data Computer (MDC) contracts for three new 2017 Patrol Vehicles and three additional replacement MDCs to Lehr Auto Electric of Sacramento; and, 2. Authorized the Town Manager to execute all related Contracts for the Police Vehicle Emergency Equipment and the MDC. (510-20-174, 480-35-02)

3. **ITEMS REMOVED FROM CONSENT CALENDAR**

4. **PUBLIC COMMUNICATION**

For matters that are not on the Council business agenda, speakers are allowed three (3) minutes to address the Council. The Town Council is prohibited from taking action on matters that are not listed on the public agenda. The Council may briefly respond for clarification and may refer the matter to the Town staff.

1. Claudia Benike – Invited Council to attend the Symphony Benefit on August 30, 2017 and informed the Council that this Saturday was the last day for gold panning at the Gold Nugget Museum.
2. Cindy Fleury – Informed Council about overgrown brush at home on Crestview Drive, worried about fire danger, requested Town Council force the property owner to clean up the property.
3. Ward Habriel – thought the presentation at Paradise Performing Arts Center regarding the sewer was very well done, but disappointed more people weren't there and that more outreach needed to be done to get people involved. Stated that TOP Access is a great resource for anything that needs to be reported to the Town.
4. Wanda Hoeffner – provided Council with pictures regarding the property at 5983 Crestview Drive and asked Council to address the potential fire hazard of overgrown scotch broom and weeds with Municipal Code 8.04 and informed Council that 5878 Crestview has overgrown weeds and is a potential fire hazard too.
5. Eric Murray – stated that 5983 Crestview Drive is a public nuisance and potential fire hazard every year, would like the Town Council to take emergency action and take care of the problem.
6. Carol Serrano – requested assistant from the Town with the property located at 5983 Crestview, stated that the property is a potential fire hazard.
7. Erin Dewell – Appointed by Supervisor Teeter as the Representative of the Butte County Fair which begins on August 24 through 27 – invited the Town Council to attend the kick-off dinner and all the events at the Fair.

5. **PUBLIC HEARINGS** - None

6. **COUNCIL CONSIDERATION**

Action items are presented by staff and the vote of each Council Member must be announced. A roll call vote is taken for each item on the action calendar. Citizens are allowed three (3) minutes to comment on agenda items.

- 6a. Consider 1. Reviewing the evaluation and ranking of the top 3 candidate sites for a Paradise Transit Center; and, 2. Provide direction to Town and BCAG staff on the preliminary preferred site alternative for purposes of commencing the environmental review under CEQA and approval

documents. (BCAG has programmed \$550,000 to complete the preliminary design, environmental documents and final design for a Paradise Transit Center) (150-10-082)

Andy Newsum, Deputy Director of Butte County Association of Governments (BCAG), who is the lead agency for the funding of the proposed Transit Center. Mr. Newsum stated that there are three options for the Town Council to discuss, all the locations will work and that BCAG is requesting feedback from the Town Council to assist them in determining the best transit site for the Town of Paradise.

Matt Boyer from Mark Thomas made a presentation to the Town Council of the three preferred options available to the Town of Paradise to select for a Transit Center. The three (3) options include:

1. Southeast corner of Skyway and Foster Road
2. Southeast corner of Almond Street and Birch Street (current location)
3. Northwest and northeast corners of Black Olive Drive and Birch Street.

1. Ward Habriel objects to the bus/transit facility and questioned if one was even needed, suggested that a survey be done to find out what the ridership thinks.
2. Steve Rowe is opposed to the transit center being in areas around the park, is concerned that the area is designated for the Town's future development of the Police/Fire, Town Hall and possibly the mechanics area and that the transit center will be in the way.
3. Barry Hoeffner, came to town on Amtrack from the Bay Area, suggested the first option to possibly reduce the transient population.

Manager Gill informed the Council that the transit option at Black Olive and Birch would not interfere with any future improvements for the mechanic's shop.

Town Council discussed the three options presented and determined that the current location on Almond Street is not an option.

MOTION by Jones, seconded by Schuster, reviewed the evaluation and ranking of the top 3 candidate sites for a Paradise Transit Center; and, 2. Selected the Black Olive/Birch Street site as the preliminary preferred site alternative for purposes of commencing the environmental review under CEQA and approval documents and asked BCAG to come back to the Town Council if anything gets in the way of this being the preferred site. All Council Members present agreed unanimously.

6b. **MOTION by Zuccolillo, seconded by Bolin**, authorized the Town Manager to send the amended letter to Presiding Judge, Robert A. Glusman responding to findings/recommendations in the 2016/2017 Grand Jury Report. Roll call vote was unanimous. (550-20-03; 550-20-24)

6c. Council Member Bolin recused himself from the dais at 7:30 p.m. due to a potential conflict of interest with agenda item 6c. (950-10-23)

Community Development Director provided a brief presentation on the Noble Orchard property and the request to abandon a one foot wide “no access strip” adjacent to their Orchard property along Pentz Road. The no access strip was dedicated to the Town as a condition of approval for the Highland Acres Subdivision No. 2 Map that was recorded in October 1981.

Additionally, NorthStar Engineering has filed a lot line adjustment application, that could limit access of the portion of the Noble property affected by the no access strip to Dean Road. Nobles feel that abandoning the no access strip would increase the sale value of the property. Town staff only recommends approval if there is a future proposed development.

1. Nicole Ledford, Northstar Engineering, representing the project applicant, stated that the Nobles are trying to move forward with the project by applying for the lot line adjustment and potentially removing the no access strip which would remove an encumbrance and make for a potentially easier sale (less restrictions for a buyer.)

Council discussed the possibilities of removing the no access strip, did not see any benefit to the public to keep it there. In order to remove the no access strip there would have to be a noticed public hearing before the Town Engineer or Planning Commission.

MOTION by Jones, seconded by Schuster, directed Town staff to schedule a public hearing and consider the request of the Abandonment Application #EN17-00055 affecting APN 050-430-014,015 (Noble Orchard Property) the application is to abandon a one foot wide “no access strip” adjacent to their Orchard property along Pentz Road). Roll call vote was unanimous with Bolin absent (recused) and not voting.

Council Member Bolin returned to the dais at 7:49 p.m.

7. **COUNCIL INITIATED ITEMS AND REPORTS**

7a. Council initiated agenda items

1. Town Council provided direction to the Town's voting delegate, Council Member Schuster regarding the League of California Cities proposed resolutions for the 2017 Annual Conference. The Council Members unanimously agreed to support the first resolution and concurred to let the

voting delegate make the decision on the second resolution after listening to testimony. (150-50-65)

2. The Town Council discussed and unanimously agreed to write a letter of support for AB1408 requested from the City of Whittier. [AB 1408 deals with supervised release of parolees by the Department of Corrections and Rehabilitation.] Town Council directed the Town Clerk to draft a letter with all of the Council Members signatures. (180-30-097)

7b. Council reports on committee representation

Council Member Bolin will attend the business license meeting with the Chamber on Monday.

Council Member Jones stated that BCAG and BCAQMD were cancelled; announced that the Mayor, Vice Mayor and Town Manager will be meeting with the City of Chico to further discuss the sewer system.

Council Member Schuster attended Butte County Mosquito and Vector Control District (BCMVCD) meeting, attended TBID meeting which agreed to give \$20,000 for a Feasibility Study for the Everybody Healthy Body Sports complex in south Chico, attended Everybody Healthy Body meeting, attended a Blue Zone Conference Call and received a proposal for site visit from Blue Zone Representatives, (37 Blue Zones in the United States) they will be coming to Paradise to meet with various individuals/group/businesses, attended LAFCO meeting on behalf of BCMVCD regarding merging/dissolution of other two Mosquito and Vector Control districts in Butte County.

1. Ward Habriel stated that Klamath Falls is part of a Blue Zone and they are trying to draw groups and individuals together, with the premise of living a better life, longer. He thinks that Love Paradise is ahead with this issue.

Council Member Zuccolillo started the Paradise Business Community group and created a scavenger hunt to get people out of their homes and discover downtown Paradise.

Mayor Lotter attended the LAFCO meeting where they did a Municipal Service review on Mosquito and Vector Control Districts in the County, will attend the business registration meeting with the Chamber and the meeting with Chico regarding the sewer project. Commented on the completed road projects and the benefit to the community.

7c. Future Agenda Items

Council Member Schuster would like to review the Food Truck Ordinance, stated that it was not clear, would like it to be easier to understand and more specific.

She would also like to look into AirBNB to see how it functions and possibly create a task force to review and determine how it could work.

Vice Mayor Jones is concerned with putting other items on the agenda before reviewing the priorities set by the Town Council at the beginning of the year. The next item to be reviewed is the Town's parcels/properties and what to do with them.

8. STAFF COMMUNICATION

Town Manager Report – Manager Gill reported that the Maxwell project was thrown off scheduled due to a power pole project with PG&E, paving will be happening on Friday and Saturday, prior to school starting, want students to be safe when school starts.

- Community Development Director – None
- Division Chief, CALFIRE/Paradise Fire, David Hawks gave a presentation on the Wall Fire

9. CLOSED SESSION - None

10. ADJOURNMENT

Mayor Lotter adjourned the Council meeting at 8:38 p.m.

Date Approved: September 12, 2017

By:

_____/s/_____
Scott Lotter, Mayor

Attest:

_____/s/_____
Dina Volenski, CMC, Town Clerk