



OROVILLE PLANNING COMMISSION/ HISTORICAL ADVISORY COMMITTEE

Oroville Police Department Conference Room,
2055 Lincoln Street
Oroville, CA

**February 22, 2024
REGULAR MEETING
6:00 PM
AGENDA**

PUBLIC ACCESS AND PARTICIPATION

To view the meeting or provide comment, please see the options below.

To Watch or Listen to the Meeting:

1. Watch live feed <https://www.youtube.com/channel/UCAoRW34swYI85UBfYqT7IbQ/>
2. Zoom <https://zoom.us/j/99508232402?pwd=aThZc1BsUG9sWnhNYnlwZHZZdFFrQT09>
Meeting ID: 995 0823 2402 Passcode: 17351735
3. Listen via telephone: 1-669-900-9128
Meeting ID: 995 0823 2402 Passcode: 17351735

To Provide Comments:

1. Email before the meeting by 2:00 PM your comments to publiccomment@cityoforoville.org
2. Attend in person

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.*** The Commission 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 one and a half minutes per speaker. **(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.

CALL TO ORDER / ROLL CALL

Commissioners: Glenn Arace, Marissa Hallen, Natalie Sheard, Warren Jensen, Terry Smith, Vice Chairperson Wyatt Jenkins, Chairperson Carl Durling

OPEN SESSION

Pledge of Allegiance

PUBLIC COMMUNICATION - HEARING OF NON-AGENDA ITEMS

This is the time to address the Commission about any item not listed on the agenda. If you wish to address the Commission on an item listed on the agenda, please follow the directions listed above.

CONSENT CALENDAR

None this meeting.

PUBLIC HEARINGS

The Public Hearing Procedure is as follows:

- Mayor or Chairperson opens the public hearing.
- Staff presents and answers questions from Council
- The hearing is opened for public comment limited to two (2) minutes per speaker. In the event of more than ten (10) speakers, time will be limited to one and a half (1.5) minutes. Under Government Code 54954.3, the time for each presentation may be limited.
- Public comment session is closed
- Commission debate and action

1. Use Permit UP24-02 for a New Unmanned Wireless Telecommunications Facility at 3425 Orange Avenue (APN 033-390-050) for T-Mobile.

The Oroville Planning Commission will review and consider approving Use Permit No. UP24-02 to allow the applicant, Vertical Bridge, to construct a new 120-foot tall unmanned wireless telecommunications facility configured as a stealth monopine.

RECOMMENDATION: Staff recommends the following actions:

1. **Conduct a Public Hearing** on the proposed project.
2. **Adopt the Notice of Exemption** as the appropriate level of environmental review in accordance with the California Environmental Quality Act (CEQA).
3. **Adopt** the recommended Findings for Use Permit No. UP24-02.
4. **Approve** Use Permit No. UP24-02
5. **Adopt** Resolution No. P2024-02

2. Minor Use Permit (UP) 24-04 for Exterior Modifications, Drive-Through Modifications, and Site Improvements for a Proposed Starbucks Coffee Drive-Through Establishment in an Existing Multi-Tenant Building at 2040 3rd Street (APN 031-161-061)

The Planning Commission will review and consider approving Minor Use Permit No. UP 24-04 for a proposed 1,367 sq. ft. Starbucks Coffee drive-through establishment with 12-vehicle stacking, building modifications, and associated site improvements. The Planning Commission previously approved UP 13-06 on September 23, 2013, which allowed for the construction of an approximately 4,000 sq. ft. multi-tenant building with a drive-through window in Suite B. UP 13-06 has since expired and relevant circumstances have changed significantly since the 2013 approval, thus necessitating the submittal of a new Minor Use Permit.

RECOMMENDATION: Staff recommends the following actions:

1. **Conduct a Public Hearing** on the proposed project;
2. **Adopt the Notice of Exemption** as the appropriate level of environmental review in accordance with the California Environmental Quality Act (CEQA);
3. **Adopt** the recommended Findings for Minor Use Permit No. UP 24-04;
4. **Approve** Minor Use Permit UP 24-04 and recommended Conditions of Approval;
5. **Adopt** Resolution No. P2024-04

REGULAR BUSINESS

3. Veterans Village Tentative Map Extension #1

The Oroville Planning Commission may consider extending approval of the existing Tentative Subdivision Map for Veterans Village at 711 Montgomery Street to April 8th, 2026 (APN 012-064-001).

RECOMMENDATION: Staff recommends the following actions:

1. **Conduct a Public Hearing** to consider extending the existing Subdivision Map.
2. **Approve** the Map extension until April 8, 2026.
3. **Adopt** Resolution No. P2024-03 extending the deadline for filing a Final Subdivision Map for TSM 20-02 for two years until April 8, 2026, with the stipulation that approval of the Final Map shall remain subject to all conditions of approval identified in the Letter of Approval dated, May 6, 2021.

REPORTS / DISCUSSIONS / CORRESPONDENCE

1. Commissioner Reports
2. Historical Advisory Commission Reports
3. Staff Reports
4. **Fred Mayo, Public Works Director**, will describe the planned lighting scheme for the Liberty Pole at the corner of Huntoon and Montgomery Streets.

ADJOURN THE MEETING

The meeting will be adjourned. A regular meeting of the Oroville Planning Commission will be held on March 28, 2024 at 6:00 PM.

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.

Recordings - All meetings are recorded and broadcast live on cityoforoville.org and YouTube.

Planning Commission Decisions - 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.