

## OROVILLE PLANNING COMMISSION

Council Chambers  
1735 Montgomery Street  
Oroville, CA. 95965

April 22, 2021  
MINUTES

This agenda was posted on April 17, 2021 at 3pm. This meeting was recorded and may be viewed at [cityoforoville.org](http://cityoforoville.org) or on YouTube.

### CALL TO ORDER / ROLL CALL

Chairperson Durling opened the meeting at 6:01pm

PRESENT: Commissioners: Tammy Flicker, Michael Britton, Natalie Sheard, Glenn Arace, Vice Chairperson Wyatt Jenkins, Chairperson Carl Durling

ABSENT: Commissioner Marissa Hallen

Staff Present: Assistant Community Development Director Dawn Nevers, Assistant City Clerk Jackie Glover, Intern Kaci Casaulong, Intern Conner Musler, Principal Planner Wes Ervin

### OPEN SESSION

Pledge of Allegiance – Led by Chairperson Durling

### 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

#### 1. APPROVAL OF THE MINUTES

Motion by Commissioner Britton and second by Commissioner Flicker to approve the minutes of January 28, 2021 and March 4, 2021. Motion passed.

AYES: Flicker, Britton, Sheard, Jenkins, Durling

NOES: Arace

ABSTAIN: None

ABSENT: Hallen

### PUBLIC HEARINGS

#### 2. TENTATIVE PARCEL MAP 21-01

The Commission reviewed and considered approving Tentative Parcel Map 21-01. The Map combines several lots into two lots for the purpose of developing apartments.

**Motion by Commissioner Flicker and second by Commissioner Britton to certify the CEQA Exemption; and approve the recommended findings for Tentative Parcel Map 21-01 and recommended Conditions of Approval; and adopt Resolution No. P2021-02. Motion passed.**

AYES: Flicker, Britton, Sheard, Arace, Jenkins, Durling  
NOES: None  
ABSTAIN: None  
ABSENT: Hallen

**3. USE PERMIT UP 21-03 FOR THE CONSTRUCTION OF A NEW OFF-PREMISE OUTDOOR ADVERTISING STRUCTURE AT 2775 FEATHER RIVER BLVD (APN 035-370-010)**

The Oroville Planning Commission reviewed and considered approving Permit No. UP21-03 for the purpose of constructing a new 12' by 24' billboard for a total sign area of 288 ft<sup>2</sup> per face.

**Motion by Commissioner Flicker and second by Commissioner Jenkins to approve as agenzized with a change to condition #19 to state no new overhead lighting or utilities. Motion failed.**

AYES: Flicker, Jenkins  
NOES: Britton, Arace, Sheard, Durling  
ABSTAIN: None  
ABSENT: Hallen

**4. RESIDENTIAL SHOP BUILDING AT 2723 ORO QUINCY HIGHWAY**

The Oroville Planning Commission reviewed and considered approving a 4,800 square foot shop building at 2723 Oro Quincy Highway, a 2.36 -acre parcel (APN 068-160-083) zoned RR-20 (Rural Residential).

**Motion by Commissioner Britton and second by Commissioner Arace to adopt the Notice of Exemption as the appropriate level of environmental review in accordance with the California Environmental Quality Act (CEQA); and adopt the recommended Findings for Use Permit No. UP21-02, and approve Use Permit UP 21-02 and recommended Conditions of approval; and adopt Resolution No. P2021-03 with a change to conditions allowing the applicant to get the garage permit with a signed agreement stating that they will start construction on the primary residence within one year. Motion passed.**

AYES: Flicker, Britton, Sheard, Arace, Jenkins, Durling  
NOES: None  
ABSTAIN: None  
ABSENT: Hallen

**5. MINOR USE PERMIT UP21-04 for ALCOHOL SALES AT THE PROPOSED OROVILLE LIQUOR AND MARKET AT 1275 FEATHER RIVER BLVD**

The Oroville Planning Commission reviewed and considered approving Use Permit No. UP21-04 to allow the applicant to conduct alcohol sales at a proposed new liquor store and market at 1275 Feather River Blvd.

**Motion by Commissioner Jenkins to approve item 5 as written in the staff report for beer and wine sales only; there was no second; motion died.**

**Motion by Commissioner Britton and second by Commissioner Flicker to adopt the Notice of Exemption as the appropriate level of environmental review in accordance with the California Environmental Quality Act (CEQA); and adopt the recommended Findings for Use Permit No.**

UP21-04; and **approve** Use Permit UP21-04 and recommended Conditions of Approval; **adopt** Resolution No. P2021-05. Motion failed.

AYES: None  
NOES: Britton, Flicker, Arace, Sheard, Jenkins, Durling  
ABSTAIN: None  
ABSENT: Hallen

## REPORTS / DISCUSSIONS / CORRESPONDENCE

1. Commissioner Report –
  - a. Sheard - Provided the commission with an update on the historical walking tour of downtown and spoke about the Paris Building and sign. Chairperson Durling and Commissioner Sheard asked to have the Paris Building Sign be placed on the next agenda to discuss making it a landmark.
2. Department Reports
  - a. Ervin – DRC Meeting on May 13<sup>th</sup> to discuss – Drive Thru at 2040 3<sup>rd</sup> Street, Cascade apartments next to Bolder Creek Apartments and Arby's next to KFC.

## ADJOURN THE MEETING

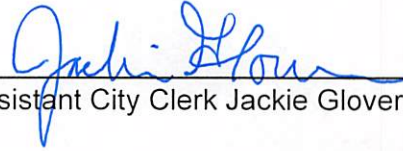
Chairperson Durling adjourned the meeting at 8:22pm.

APPROVED:

ATTESTED:



Chairperson Carl Durling



Assistant City Clerk Jackie Glover