



## 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.*





## OROVILLE PLANNING COMMISSION

Council Chambers  
1735 Montgomery Street  
Oroville, CA. 95965

**February 28, 2019  
MEETING MINUTES**

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### CITY OF OROVILLE PLANNING COMMISSION

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

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

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**CALL TO ORDER** – Meeting called to order by Chairperson Robison at 7pm

#### **ROLL CALL**

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

ABSENT: None

STAFF PRESENT: Chief Building Official Gary Layman, Assistant City Clerk Jackie Glover

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

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#### **OATH OF OFFICE**

Assistant City Clerk Jackie Glover administered the Oath of office to newly appointed and re-appointed Commissioners Tammy Flicker, Susan Sears, Wyatt Jenkins, and Carl Durling will take the oath of office.

**PLEDGE OF ALLEGIANCE** – Led by Chairperson Robison

## **PUBLIC COMMENTS**

Individuals who spoke on non-agenda items – Dave Quintel

**CORRESPONDENCE** - None

## **APPROVAL OF MINUTES**

The Planning Commission approved the minutes from January 10, 2019 Planning Commission Meeting.

## **PUBLIC HEARINGS**

### **1. ZONING CODE CHANGE - PARCEL MAPS - LANGUAGE CHANGE TO REMOVE PLANNING COMMISSION AND ADD ZONING ADMINISTRATOR FOR REVIEWS AND APPROVAL**

The Oroville Planning Commission reviewed and considered approving Zoning/Subdivision Change No. ZC – 19-02 to the Oroville Municipal Code (OMC) Subdivision Title 16.12.040 Parcel maps Amendments and approvals, to replace Planning Commission with Zoning Administrator for review the and approval process.

Motion by Commissioner Durling and second by Commissioner Chapman to deny the recommended zoning change. Passed unanimously.

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

NOES: None

ABSENT: None

ABSTAIN: None

### **2. ZONING CODE CHANGE - TENTATIVE MAPS - CHANGE LANGUAGE FOR REVIEW AND APPROVAL FROM PLANNING COMMISSION TO ZONING ADMINISTRATOR**

The Oroville Planning Commission reviewed and considered approving Zoning/Subdivision Change No. ZC – 19-01 changing the Oroville Municipal Code (OMC) Subdivision Title 16.12.020 Tentative maps, to replace Planning Commission to Zoning Administrator for review and approval. This change will also include a change to extension of approval of tentative maps and replace 2 years with 6 years.

Motion by Commissioner Durling and second by Commissioner Britton to deny the recommended zoning change. Passed unanimously.

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

NOES: None

ABSENT: None

ABSTAIN: None

**REGULAR BUSINESS**

None

**DISCUSSION ITEMS**

None

**DIRECTOR’S REPORT**

- Chief Building Official Gary Layman updated the Commission on the following
  - o Chipotle has not submitted plans yet.
  - o Feather River Blvd Closed for Gas Valve Repair – PG&E
  - o Owner of Corner of Feather River and Oro Dam Blvd to Applebee’s is still in negotiations with businesses. Working on CEQA and Traffic Studies
  - o Base Camp is moving forward as a multi-family housing unit.
  - o Commissioners asked about garbage can regulations and Gary informed them that they are covered in the Municipal Code

**COMMISSION REPORTS**

None

**ADJOURNMENT**

Chairperson Robison ended the meeting at 8:27pm. The next meeting is Thursday, March 28, 2019 at 7:00 P.M. in the Oroville City Council Chambers

APPROVED BY:

ATTESTED BY:

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Damon Robison, Chair

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Jackie Glover, Assistant City Clerk





# City of Oroville

## COMMUNITY DEVELOPMENT DEPARTMENT

1735 Montgomery Street  
Oroville, CA 95965-4897  
(530) 538-2430 FAX (530) 538-2426  
[www.cityoforoville.org](http://www.cityoforoville.org)

### PLANNING COMMISSION STAFF REPORT

March 28, 2019

The City of Oroville Planning Commission will conduct a public hearing to consider approving a Conditional Use Permit (PL1903-003) request for the change in use of a previous pharmacy to an emergency shelter for up to 25 homeless individuals located at 3010 Myers Street, Oroville, CA.

#### ENVIRONMENTAL DETERMINATION:

This action has been determined to be exempt from the California Environmental Quality Act (CEQA) review pursuant to Title 14, California Code of Regulations, Section 15301 "EXISTING FACILITIES"

#### REPORT PREPARED BY:

\_\_\_\_\_  
Gary D. Layman, Acting Director  
Community Development Department

#### REVIEWED BY:

\_\_\_\_\_  
Bill Lagrone,  
Assistant City Administrator

#### RECOMMENDED ACTIONS:

City staff recommends that the Planning Commission take the following actions:

1. **TABLE** the recommended Findings for Use Permit; and
2. **TABLE** A RESOLUTION OF THE OROVILLE CITY PLANNING COMMISSION MAKING FINDINGS AND CONDITIONALLY APPROVING USE PERMIT FOR AN EMERGENCY SHELTER.

#### SUMMARY

The applicant has submitted application for the change in use of a previous pharmacy to an emergency shelter for up to 25 homeless individuals located at 3010 Myers Street, Oroville, CA.

## **DISCUSSION**

The Haven of Hope Emergency Shelter will provide year-round, seven day a week emergency shelter and twice-daily meals for up to 25 homeless individuals in Oroville during the hours of 4:30 PM to 8 AM. The shelter will be low-barrier and open to all homeless persons 18 years of age or older. Each participant will receive a 30 day at a time referral from agency partners, including the HOPE Center, Butte County Public Health, and the Oroville Police Department. Extensions will be granted based on client participation. If cots are still available at 7 PM, drop-ins will be accepted. HOH has already secured a lease for 4,200 square feet of space at 3010 Myers Street in Oroville. The unit contains bathrooms and is already zoned and permitted for shelter use.

The overarching goal is to assist each client in obtaining permanent/supportive housing. As such, the shelter will maintain two overlapping case manager shifts each day to ensure entry into HMIS/Clarity and referral of clients to appropriate resources. Participants will also have access to shower/personal hygiene services and laundry each afternoon/evening via Haven of Hope Mobile Hygiene Unit. Clients will also have access to our computer bar, television, games, and books. Like skills courses/programming will also be available during the afternoon/evening; all classes will be incentivized with gift card drawings, in addition to a quarterly graduation ceremony.

## **ENVIRONMENTAL REVIEW**

This action has been determined to be exempt from the California Environmental Quality Act (CEQA) review pursuant to Title 14, California Code of Regulations, Section 15301 "EXISTING FACILITIES"

## **FISCAL IMPACT**

NONE.

## **NEWSPAPER NOTICE**

## **ATTACHMENTS**

Will be provided separately





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### PLANNING COMMISSION STAFF REPORT

March 28, 2019

**Tentative Subdivision Map - 19-02: 2134 2nd Street APN 031-150-031** The Planning Commission will conduct a public hearing to consider approving Tentative Subdivision Map No. 19-02 to separate a 1.89-acre lot into 15 parcels for medium density residential housing.

#### ENVIRONMENTAL DETERMINATION:

This action has been determined to be Categorical Exempt from the California Environmental Quality Act (CEQA) review pursuant to Title 14, Division 6, Chapter 3 of the California Code of Regulations, Article 19 Categorical Exemptions, Section 15332 "IN-FILL DEVELOPMENT PROJECTS"

#### REPORT PREPARED BY:

\_\_\_\_\_  
Gary D. Layman, Acting Director  
Community Development Department

#### REVIEWED BY:

\_\_\_\_\_  
Bill Lagrone,  
Assistant City Administrator

#### RECOMMENDED ACTIONS:

City staff recommends that the Planning Commission take the following actions:

1. **APPROVE** the recommended Findings for Tentative Parcel Map No. 19-02; and
2. **APPROVE Resolution No. P2019-08** A RESOLUTION OF THE OROVILLE CITY PLANNING COMMISSION MAKING FINDINGS AND CONDITIONALLY APPROVING A TENTATIVE SUB-DIVISION MAP LOCATED AT 2134 2ND STREET, OROVILLE, CA APN 031-150-031.

#### SUMMARY

The applicants McGreen Properties have applied for a tentative parcel map to split an existing 1.89-acre site into fifteen separate parcels for medium density residential housing.

## **DISCUSSION**

The existing 1.89-acre property is vacant with a single-family dwelling unit, barn, and 2 small shed units. The vacant portion of the site primarily consists of seasonal grasses. There is a 2- story Butte County Records office building located along the northerly property line. Home Depot is located west of the project, Oroville Community Day School to the south, and vacant (R-2 zoned) property to the east.

This project, McGreen Estates Subdivision, shall subdivide the property into 15 (total) lots. All existing structures will be removed. Each lot will be developed with a 2-story, affordable housing unit. The option of an attached 1 or 2- car garage will be offered for each residence. Each lot will have a minimum of 2 off-street parking spaces. There are 3 larger lots arranged along the east side of the project. It is proposed that each lot may be developed as a 2-story duplex unit that would include 4 onsite parking spaces. The maximum density for the project is 9.52 dwelling units/acre. Proposed building footprint coverage is approximately 19,500 square feet or 25% of the property.

Development of the site will include construction of curb and gutter, and sidewalk improvements along 2nd Street. These new improvements will connect to existing improvements located to the north and south. In addition, the project will connect to existing public sewer and storm drain facilities along 2nd Street.

A non-standard public street section with hammerhead turn-around is proposed. Future connectivity to the adjacent, easterly R-2 lot can't be foreseen at this time. This projects street will serve 15 lots and/or a maximum of 18 family dwelling units. For these reasons, sidewalk is proposed only on one street side. Handicap ramps will be appropriately placed to allow for easy street crossing(s). City standard rolled curb and gutter will be constructed along the street. Based on the geometry of the lot, a cul-de-sac would take up valuable R-2 zoned land that could be developed for affordable housing. Instead, a hammerhead configuration is proposed for consideration. It has been designed consistent with neighboring City of Chico Fire Department standards, and on other municipal engineering improvement standards. Durable street trees will be planted along both sides of the street. Other landscaping and/or trees will be planted on each lot. The proposed width of the street (face of curb to face of curb), is consistent with City of Oroville Improvement Standards, or 36-feet for a residential street.

## **ENVIRONMENTAL REVIEW**

This action has been determined to be Categorically Exempt from the California Environmental Quality Act (CEQA) review pursuant to Title 14, Division 6, Chapter 3 of the California Code of Regulations, Article 19 Categorical Exemptions, Section 15332 "IN-FILL DEVELOPMENT PROJECTS"

## **FISCAL IMPACT**

The total fees associated with this project are as follows:

<b>Item</b>	<b>Price</b>	<b>Tech Fee</b>	<b>Total</b>	<b>Paid</b>
Tentative Parcel Map	\$3,500.34	\$210.02	\$3,710.36	Yes
<b>Total</b>	<b>\$3,500.34</b>	<b>\$210.02</b>	<b>\$3,710.36</b>	<b>Yes</b>

Pursuant to Public Resources Code Section 21089, and as defined by the Fish and Wildlife Code Section 711.4, fees (\$50) are payable by the project applicant to file the Notice of Exemption with Butte County by the City of Oroville – Community Development Department within five working days of approval of this project. These fees will be paid for through the funds deposited.

# FINDINGS

## No. TPM 19-02: TENTATIVE SUBDIVISION MAP – 19-02: 2134 2nd Street APN 031-150-031

### A. INTRODUCTION

The Oroville Planning Staff recommends the Planning Commission review and consider approving Tentative Subdivision Map -19-02: 2134 2nd Street APN 031-150-031- to separate a 1.89-acre lot into fifteen parcels.

### B. CATEGORICAL EXEMPTION

This action has been determined to be Categorically Exempt from the California Environmental Quality Act (CEQA) review pursuant to Title 14, Division 6, Chapter 3 of the California Code of Regulations, Article 19 Categorical Exemptions, 15332 “IN-FILL DEVELOPMENT PROJECTS”

### C. FINDINGS

The existing 1.89-acre property is vacant with a single-family dwelling unit, barn, and 2 small shed units. The vacant portion of the site primarily consists of seasonal grasses. There is a 2- story Butte County Records office building located along the northerly property line. Home Depot is located west of the project, Oroville Community Day School to the south, and vacant (R-2 zoned) property to the east.

This project, McGreen Estates Subdivision, shall subdivide the property into 15 (total) lots. All existing structures will be removed. Each lot will be developed with a 2-story, affordable housing unit. The option of an attached 1 or 2- car garage will be offered for each residence. Each lot will have a minimum of 2 off-street parking spaces. There are 3 larger lots arranged along the east side of the project. It is proposed that each lot may be developed as a 2-story duplex unit that would include 4 onsite parking spaces. The maximum density for the project is 9.52 dwelling units/acre. Proposed building footprint coverage is approximately 19,500 square feet or 25% of the property.

Development of the site will include construction of curb and gutter, and sidewalk improvements along 2nd Street. These new improvements will connect to existing improvements located to the north and south. In addition, the project will connect to existing public sewer and storm drain facilities along 2nd Street.

A non-standard public street section with hammerhead turn-around is proposed. Future connectivity to the adjacent, easterly R-2 lot can't be foreseen at this time. This projects street will serve 15 lots and/or a maximum of 18 family dwelling units. For these reasons, sidewalk is proposed only on one street side. Handicap ramps will be appropriately placed to allow for easy street crossing(s). City standard rolled curb and gutter will be constructed along the street. Based on the geometry of the lot, a cul-de-sac would take up valuable R-2 zoned land that could be developed for affordable

housing. Instead, a hammerhead configuration is proposed for consideration. It has been designed consistent with neighboring City of Chico Fire Department standards, and on other municipal engineering improvement standards. Durable street trees will be planted along both sides of the street. Other landscaping and/or trees will be planted on each lot. The proposed width of the street (face of curb to face of curb), is consistent with City of Oroville Improvement Standards, or 36-feet for a residential street.



## RESOLUTION NO. P2019-08

### A RESOLUTION OF THE OROVILLE CITY PLANNING COMMISSION MAKING FINDINGS AND CONDITIONALLY APPROVING TENTATIVE SUBDIVISION MAP - 19-02: 2134 2nd STREET APN 031-150-031

**WHEREAS**, the City of Oroville staff recommends approving Tentative Subdivision Map No. 19-02 to separate a 1.89-acre lot into fifteen parcels; and

**WHEREAS**, per the City of Oroville Municipal Code, the Oroville Municipal Code (OMC) Subdivision Title 16.12.020 Tentative Subdivision Maps, the request is to separate a 1.89-acre lot into 15 parcels for medium density residential housing.; and

**WHEREAS**, pursuant to Section 16.12.050 (E.1) Tentative maps of the Oroville Municipal Code, the Planning Commission shall hold public hearings as required by law on any proposed tentative maps or maps extensions; and

**WHEREAS**, at a duly noticed public hearing, the Planning Commission considered the comments and concerns of public agencies, property owners, and members of the public who are potentially affected by the approval of the use permit described herein, and also considered the City's staff report regarding the change.

**NOW, THEREFORE, BE IT RESOLVED BY THE PLANNING COMMISSION** as follows:

1. This action has been determined to be Categorically Exempt from the California Environmental Quality Act (CEQA) review pursuant to Title 14, Division 6, Chapter 3 of the California Code of Regulations, Article 19 Categorical Exemptions, Section 15332 "IN-FILL DEVELOPMENT PROJECTS".
2. The Planning Commission approves the Tentative Subdivision Map No. 19-02 to separate a 1.89-acre lot into fifteen parcels. With the following conditions;

#### CONVEYANCES AND EASEMENTS:

1. Set monuments in centerline for new street and 2<sup>nd</sup> Street and at hammerhead. Set at minimum a PK and washer.
2. Proposed Easements are adequate.
3. Design plans should be on NAVD88 vertical datum
4. Dedicate a 10-foot wide Public Utility Easement along all lots abutting streets interior to the subdivision (shown).

5. Deed to the City of Oroville in fee simple 40 feet of right-of-way from the centerline of 2<sup>nd</sup> Street, in accordance with City Code sections 23-88 and 23-91, and General Plan Table 5.20-B, which designates 2<sup>nd</sup> Street as an arterial street (shown).
6. All easements of record on and immediately adjacent to the property being subdivided -- and all easements created by approval of this subdivision -- must be noted on the Final Map and shown on site plans and improvement plans.

## STREETS

7. Construct handicapped ramps to the City's ST-15 standard at all intersections.
8. Prior to recordation of the Final Map, street names shall be approved by the City Address Coordinator, and street name signs shall be provided per requirements of the Department of Public Works. A minimum of 3 alternate names for each new street shall be submitted.
9. Install a stop sign at the subdivision's intersection with 2<sup>nd</sup> Street.
10. All traffic control devices including stop signs, street legends, centerline stripping, shoulder stripping, warning signs, etc, shall be shown on the improvement plans and shall be installed in accordance with City Standards.
11. Prior to construction of required street improvements, submit improvement plans to the Public Works Department for approval. All improvement plans shall be designed by a Registered Civil Engineer, shall conform to the Standards of the City of Oroville, and shall be approved by the City Engineer prior to the start of work.
12. All streets and frontage improvements shall be constructed in conformance with the Oroville Construction Standards, the Oroville Code, and the details as shown on the approved construction plans.
13. Obtain an encroachment permit from the Public Works Department prior to construction of improvements in public right-of-way.

## WATER FACILITIES:

14. Water for domestic use and fire suppression shall be obtained from the Thermalito Water and Sewer District. Provide City with "will serve" letter from TWSD.

15. All connections to existing TWSD infrastructure shall be performed by TWSD.

## SEWER

16. All new structures constructed on the new lots created by this subdivision shall be connected to the City sanitary sewer system. Sewer service laterals shall be constructed to each lot prior to approval of the Final Map.
17. Prior to approval of sewer improvement plans, submit to the City Engineer sanitary sewer flow calculations prepared by a Registered Civil Engineer to assure adequate system capacity.
18. All lots shall be designed to be served by gravity sewer.
19. All sanitation facilities shall be constructed in conformance with the Oroville Construction Standards, the Oroville Code, and the details as shown on the approved construction plans. The subdivider shall submit construction details, plans and profiles, typical sections and specifications, and cost estimates -- all prepared by a Registered Civil Engineer -- to the Department of Public Works for review and approval prior to the start of any work.

## DRAINAGE

20. On-site drainage from street improvements shall be collected on-site and transported via underground conduit to an approved drainage facility.
21. Public and private improvements constructed for the approved subdivision shall not result in an increase in the rate of peak stormwater runoff from the gross area of the pre-subdivided site during any design storm event up to and including a 100-year storm event. Design and maintenance plans for construction of improvements to comply with this requirement shall be prepared by a Registered Civil Engineer, and reviewed and approved by the Public Works Department
22. Private improvements constructed on lots within the subdivision shall not result in an increase in the rate of peak stormwater runoff from one lot across another lot. The deed for all lots created by this subdivision shall include a note that, if the lot is not graded to direct stormwater runoff from new impervious surfaces to the street, then drainage from new impervious surfaces shall be intercepted and directed away from adjacent lots. Plans for diverting drainage shall be approved by the Department of Public Works, and the approved facilities shall be maintained by the property owner.

23. All drainage improvements shall be constructed in conformance with Oroville Construction Standards, the City Master Drainage Plan, and the details shown on approved construction plans. The subdivider shall have a Registered Civil Engineer prepare and submit construction details, plans and profiles, typical sections and specifications, and cost estimates to the Department of Public Works for review and approval prior to the start of any work.

FIRE PROTECTION:

- 24. Fire hydrants shall be installed per standard MS-05. Location to be specified by Fire Department.
- 25. Fire hydrants shall be fully functional prior to issuance of any building permits.
- 26. Each phase in this subdivision shall have all-weather surface access for construction permit approval.

OTHER PUBLIC FACILITIES:

- 27. The subdivider shall provide telephone, cable television, and gas service to all lots, in accordance with Oroville City Code, the Oroville Construction Standards, and the requirements of the agencies providing these services.
- 28. All utilities shall be installed underground.
- 29. Street lights shall be installed in accordance with Pacific Gas and Electric and City Standards. A street lighting plan shall be submitted to the Public Works Department. Street light poles shall be steel.
- 30. Any relocation or rearrangement of existing PG&E electric pole line facilities as a result of this subdivision will be at the developer/applicant's expense.
- 31. A letter stating that satisfactory financial arrangements for installation of utilities shall be provided from each utility prior to recordation of the Final Map.
- 32. The joint trench composite shall be incorporated into the construction drawings.

LOT GRADING:

33. Building pad elevations shall be set a minimum of 1 foot above the flood plain elevation for the lot on which the building will be constructed. Elevations shall be certified by a licensed Land Surveyor (L.S.) and submitted to the Public Works Department.
34. Prior to approval of improvement plans and a Final Map, a Registered Civil Engineer or geologist shall prepare a soils report or geotechnical report. The report shall be prepared in a manner consistent with standard engineering practice and shall be reviewed for acceptability by the Public Works Department.
35. Grading of the lots shall be completed in accordance with Oroville City Code and Oroville's Construction Standards. The subdivider shall submit grading details, plans and specifications prepared by a Registered Civil Engineer to the Department of Public Works for review and approval prior to the start of any work.
36. A Construction Storm Water Permit will be required by the State Regional Water Quality Control Board. The permit must be obtained prior to grading and construction. Provide WDID number prior to grading.

Pursuant to CEQA Guidelines Section 15064.5(e), in the event of the accidental discovery or recognition of prehistoric or historic archaeological deposits in an area subject to development activity, there shall be no further excavation or disturbance of the site or any nearby area reasonably suspected to overlie similar resources and a professional archaeologist shall be consulted. Further, if human remains are discovered, the coroner of the county in which the remains are discovered must be contacted to determine that no investigation of the cause of death is required. If the County Coroner determines the remains to be Native American, the coroner shall contact the Native American Heritage Commission within 24 hours.

**I HEREBY CERTIFY** that the foregoing resolution was duly introduced and passed at a special meeting of the Planning Commission of the City of Oroville held on the 28<sup>th</sup> of March 2019, by the following vote:

AYES:

NOES:

ABSTAIN:

ABSENT:

ATTEST:

APPROVE:

JACKIE GLOVER, ASSISTANT CITY CLERK

DAMON ROBISON, CHAIRPERSON

**CONDITIONS OF APPROVAL**  
**TPM 19-02: 2134 2nd STREET APN 031-150-031**

**Approved Project:** The project applicant, McGreen Properties, has applied for a **Tentative Subdivision Map - 19-02: 2134 2nd Street APN 031-150-031** to separate a 1.89-acre lot into 15 parcels for medium density residential housing., subject to the following:

1. These conditions of approval are to permit the land division of Tentative Subdivision Map No. 19-02 (TSM 19-02) as generally described above.
2. This Tentative Subdivision Map conditional approval shall become null and void unless all conditions have been complied with for recordation of the Final Subdivision Map within twenty-four (24) months after the approval of said Tentative Subdivision Map. Where circumstances beyond the control of the applicant cause delays which do not permit compliance with the time limitation referenced herein, the Planning Commission may grant an extension of time for an additional period of time not to exceed an additional twelve (12) months. Applications for such extension of time must set forth in writing the reasons for the extension and shall be filed together with a fee, as established by the City Council, thirty (30) calendar days before the expiration of the Tentative Subdivision Map. The applicant will be responsible for initiating any extension request.
3. The Planning Commission approval date of this Tentative Parcel Map No. 19-02 occurred on March 28, 2019. All determinations of whether the land division is eligible for an extension of time shall be based on this original approval date.
4. The applicant shall ascertain and comply with the State of California Subdivision Map Act and with all requirements of the Oroville Municipal Code, and with all other applicable County, State and Federal requirements.
5. The applicant shall hold harmless the City, its Council members, Planning Commissioners, officers, agents, employees, and representatives from liability for any award, damages, costs, and/or fees incurred by the City and/or awarded to any plaintiff in an action challenging the validity of this action or any environmental or other documentation related to the approval of this tentative parcel map. Applicant further agrees to provide a defense for the City in any such action
6. The project shall remain in substantial conformance with the Conditions of Approval, as adopted by the Oroville Planning Commission. Any subsequent minor changes in the project (as determined by the Zoning Administrator) may only occur subject to appropriate City review and approval. Any subsequent substantive changes in the project (as determined by the Zoning Administrator) may only occur subject to discretionary review by the Oroville Planning Commission.

7. This map shall run with the land and be binding upon all successors in interest to the maximum extent permitted by law.
8. Pursuant to Section 17.12.010, the proposed use of the site shall conform to the performance standards of the code of the City of Oroville to minimize any negative impacts that the use may have on the surrounding properties.
9. All private facilities, improvements, infrastructure, systems, equipment, common areas, landscaping, irrigations systems, etc. shall be operated and maintained by the applicant in such a manner, and with such frequency, to ensure the public health, safety, and general welfare.
10. The Planning Commission's action shall be final unless the subdivider or any other interested person appeals the action to the City Council as provided in Section 16.04.060 of the City's Code.
11. Owner shall provide monumentation in conformance with the requirements of the California Subdivision Map Act (Government Code Section 66410 and following).
12. The location, identification and description of known or found monuments on or adjacent to the site, shall be shown and noted on the Parcel Map.
13. All easements of record that affect this property are to be shown on the Subdivision Map.
14. Prior to recordation of the Subdivision Map, pay in full any and all delinquent, current and estimated taxes and assessments as specified in Article 8 of Chapter 4 of Division 2 of Title 7, of the California Government Code commencing with Section 66492.
15. Any development that occurs in the future will be evaluated for its specific project impacts, undergo the appropriate environmental review in accordance with the CEQA Statute and Guidelines and will be required to comply with all minimum development standards, including the payment of all applicable development impact fees.
16. The project shall also be subject to the following conditions indicated;

CONVEYANCES AND EASEMENTS:

1. Set monuments in centerline for new street and 2nd Street and at hammerhead. Set at minimum a PK and washer.
2. Proposed Easements are adequate.



3. Design plans should be on NAVD88 vertical datum
4. Dedicate a 10-foot wide Public Utility Easement along all lots abutting streets interior to the subdivision (shown).
5. Deed to the City of Oroville in fee simple 40 feet of right-of-way from the centerline of 2nd Street, in accordance with City Code sections 23-88 and 23-91, and General Plan Table 5.20-B, which designates 2nd Street as an arterial street (shown).
6. All easements of record on and immediately adjacent to the property being subdivided -- and all easements created by approval of this subdivision -- must be noted on the Final Map and shown on site plans and improvement plans.

#### STREETS

7. Construct handicapped ramps to the City's ST-15 standard at all intersections.
8. Prior to recordation of the Final Map, street names shall be approved by the City Address Coordinator, and street name signs shall be provided per requirements of the Department of Public Works. A minimum of 3 alternate names for each new street shall be submitted.
9. Install a stop sign at the subdivision's intersection with 2nd Street.
10. All traffic control devices including stop signs, street legends, centerline stripping, shoulder stripping, warning signs, etc, shall be shown on the improvement plans and shall be installed in accordance with City Standards.
11. Prior to construction of required street improvements, submit improvement plans to the Public Works Department for approval. All improvement plans shall be designed by a Registered Civil Engineer, shall conform to the Standards of the City of Oroville, and shall be approved by the City Engineer prior to the start of work.
12. All streets and frontage improvements shall be constructed in conformance with the Oroville Construction Standards, the Oroville Code, and the details as shown on the approved construction plans.
13. Obtain an encroachment permit from the Public Works Department prior to construction of improvements in public right-of-way.

#### WATER FACILITIES:

14. Water for domestic use and fire suppression shall be obtained from the Thermalito Water and Sewer District. Provide City with "will serve" letter from TWSD.

15. All connections to existing TWSD infrastructure shall be performed by TWSD.

#### SEWER

16. All new structures constructed on the new lots created by this subdivision shall be connected to the City sanitary sewer system. Sewer service laterals shall be constructed to each lot prior to approval of the Final Map.

17. Prior to approval of sewer improvement plans, submit to the City Engineer sanitary sewer flow calculations prepared by a Registered Civil Engineer to assure adequate system capacity.

18. All lots shall be designed to be served by gravity sewer.

19. All sanitation facilities shall be constructed in conformance with the Oroville Construction Standards, the Oroville Code, and the details as shown on the approved construction plans. The subdivider shall submit construction details, plans and profiles, typical sections and specifications, and cost estimates -- all prepared by a Registered Civil Engineer -- to the Department of Public Works for review and approval prior to the start of any work.

#### DRAINAGE

20. On-site drainage from street improvements shall be collected on-site and transported via underground conduit to an approved drainage facility.

21. Public and private improvements constructed for the approved subdivision shall not result in an increase in the rate of peak stormwater runoff from the gross area of the pre-subdivided site during any design storm event up to and including a 100-year storm event. Design and maintenance plans for construction of improvements to comply with this requirement shall be prepared by a Registered Civil Engineer, and reviewed and approved by the Public Works Department

22. Private improvements constructed on lots within the subdivision shall not result in an increase in the rate of peak stormwater runoff from one lot across another lot. The deed for all lots created by this subdivision shall include a note that, if the lot is not graded to direct stormwater runoff from new impervious surfaces to the street, then drainage from new impervious surfaces shall be intercepted and directed away from adjacent lots. Plans for diverting drainage

shall be approved by the Department of Public Works, and the approved facilities shall be maintained by the property owner.

23. All drainage improvements shall be constructed in conformance with Oroville Construction Standards, the City Master Drainage Plan, and the details shown on approved construction plans. The subdivider shall have a Registered Civil Engineer prepare and submit construction details, plans and profiles, typical sections and specifications, and cost estimates to the Department of Public Works for review and approval prior to the start of any work.

#### FIRE PROTECTION:

24. Fire hydrants shall be installed per standard MS-05. Location to be specified by Fire Department.

25. Fire hydrants shall be fully functional prior to issuance of any building permits.

26. Each phase in this subdivision shall have all-weather surface access for construction permit approval.

#### OTHER PUBLIC FACILITIES:

27. The subdivider shall provide telephone, cable television, and gas service to all lots, in accordance with Oroville City Code, the Oroville Construction Standards, and the requirements of the agencies providing these services.

28. All utilities shall be installed underground.

29. Street lights shall be installed in accordance with Pacific Gas and Electric and City Standards. A street lighting plan shall be submitted to the Public Works Department. Street light poles shall be steel.

30. Any relocation or rearrangement of existing PG&E electric pole line facilities as a result of this subdivision will be at the developer/applicant's expense.

31. A letter stating that satisfactory financial arrangements for installation of utilities shall be provided from each utility prior to recordation of the Final Map.

32. The joint trench composite shall be incorporated into the construction drawings.

#### LOT GRADING:

33. Building pad elevations shall be set a minimum of 1 foot above the flood plain elevation for the lot on which the building will be constructed. Elevations shall be certified by a licensed Land Surveyor (L.S.) and submitted to the Public Works Department.

34. Prior to approval of improvement plans and a Final Map, a Registered Civil Engineer or geologist shall prepare a soils report or geotechnical report. The report shall be prepared in a manner consistent with standard engineering practice, and shall be reviewed for acceptability by the Public Works Department.

35. Grading of the lots shall be completed in accordance with Oroville City Code and Oroville's Construction Standards. The subdivider shall submit grading details, plans and specifications prepared by a Registered Civil Engineer to the Department of Public Works for review and approval prior to the start of any work.

36. A Construction Storm Water Permit will be required by the State Regional Water Quality Control Board. The permit must be obtained prior to grading and construction. Provide WDID number prior to grading.

37. Pursuant to CEQA Guidelines Section 15064.5(e), in the event of the accidental discovery or recognition of prehistoric or historic archaeological deposits in an area subject to development activity, there shall be no further excavation or disturbance of the site or any nearby area reasonably suspected to overlie similar resources and a professional archaeologist shall be consulted. Further, if human remains are discovered, the coroner of the county in which the remains are discovered must be contacted to determine that no investigation of the cause of death is required. If the County Coroner determines the remains to be Native American, the coroner shall contact the Native American Heritage Commission within 24 hours.

**--- End of Conditions ---**

**DECLARATION OF FEES DUE**  
**(California Fish and Game Code Section 711.4)**

FOR CLERK USE ONLY

NAME AND ADDRESS OF LEAD AGENCY/APPLICANT

<b>LEAD AGENCY:</b> City of Oroville 1735 Montgomery Street Oroville, CA 95965 (530) 538-2408	<b>APPLICANT:</b> McGreen Properties P.O. Box 6288 Chico, CA 95926 (530) 228-6003
--	--

Project Title:

**TSM 19-02: 2134 2nd Street APN 031-150-031**

FILING NO.

CLASSIFICATION OF ENVIRONMENTAL DOCUMENT:

1. NOTICE OF EXEMPTION/STATEMENT OF EXEMPTION  
 A. Statutorily or Categorically Exempt:
  - Minor Land Divisions; Title 14, CCR, §15315  
\$50.00 (Fifty Dollars) Butte County Clerk's Fee
2. NOTICE OF DETERMINATION – FEE REQUIRED  
 A. Negative Declaration/ Mitigated Negative Declaration  
\$2,216.25 (Two Thousand Two Hundred Sixteen Dollars and Twenty-Five cents) State Filing Fee  
\$50.00 (Fifty Dollars) Butte County Clerk's Fee  
 B. Environmental Impact Report  
\$3,078.00 (Three Thousand Seventy-Eight Dollars and Twenty-Five cents) State Filing Fee  
\$50.00 (Fifty Dollars) Butte County Clerk's Fee
3. OTHER (Specify)  
 \$50.00 (Fifty Dollars) Butte County Clerk's Fee

This form must be completed and submitted with all environmental documents filed with the Butte County Clerk's Office.

All applicable fees must be paid at the time of filing any environmental documents with the Butte County Clerk's Office.

One original and two (2) copies of all necessary documents are required for filing purposes.

The \$50.00 (Fifty Dollars) handling fee is required per filing in addition to the filing fee specified in Fish and Game Code Section 711.4 (d).

Make checks payable to Butte County Clerk-Recorder.



# City of Oroville

COMMUNITY DEVELOPMENT DEPARTMENT

Gary Layman  
ACTING DIRECTOR

1735 Montgomery Street  
Oroville, CA 95965-4897  
(530) 538-2430 FAX (530) 538-2426  
[www.cityoforoville.org](http://www.cityoforoville.org)

## NOTICE OF EXEMPTION

**TO:** Butte County Clerk  
25 County Center Drive  
Oroville CA, 95965

**FROM:** City of Oroville  
1735 Montgomery Street  
Oroville, CA, 95965

Project Title: TSM 19-02: McGreen Estates

Project Location – Specific: 2134 2nd Street APN (031-150-031)

Project Location – City: City of Oroville

Project Location – County: Butte

Description of Nature, Purpose, and beneficiaries of project: McGreen Estates Subdivision, shall subdivide the property into 15 (total) lots. All existing structures will be removed. Each lot will be developed with a 2-story, affordable housing unit. The option of an attached 1 or 2- car garage will be offered for each residence. Each lot will have a minimum of 2 off-street parking spaces. There are 3 larger lots arranged along the east side of the project. It is proposed that each lot may be developed as a 2-story duplex unit that would include 4 onsite parking spaces. The maximum density for the project is 9.52 dwelling units/acre. Proposed building footprint coverage is approximately 19,500 square feet or 25% of the property..

Name of Public Agency Approving Project: City of Oroville

Name of Person or Agency Carrying out Project: McGreen Properties

Exempt Status (Check One):

- Ministerial (Sec. 21080(b)(1); 15268)
- Declared Emergency (Sec. 21080(b)(3); 15269(a))
- Emergency Project (Sec. 21080(b)(4); 15269(b)(c))
- Categorical Exemption: State type & section number:
  - IN-FILL DEVELOPMENT PROJECTS; Title 14, CCR, §15332
- Statutory Exemption: State code number:

Reasons why project is exempt: This project has been determined to be exempt from the California Environmental Quality Act (CEQA) review pursuant to Title 14, California Code of Regulations, Section 15332 "Minor Land Divisions." Section 21084 of the Public Resources Code requires the CEQA Guidelines to include a list of classes of projects which have been determined not to have a significant effect on the environment and which shall, therefore, be exempt from the provisions of CEQA. Class 32 consists of the division of property in urbanized areas zoned for residential, commercial, or industrial use of no more than five acres when the division is in conformance with the General Plan and zoning, no endangered, rare or threaten species, no significant effects relating to traffic, noise, air quality, or water quality, and all services and access to the proposed parcels to local standards are available.

The existing 1.89-acre property is vacant with a single-family dwelling unit, barn, and 2 small shed units. The vacant portion of the site primarily consists of seasonal grasses. There is a 2- story Butte County Records office building located along the northerly property line. Home Depot is located west of the

project, Oroville Community Day School to the south, and vacant (R-2 zoned) property to the east. Any development that occurs in the future will be evaluated for its specific project impacts, undergo the appropriate environmental review in accordance with the CEQA Statute and Guidelines and will be required to comply with all minimum development standards, including the payment of all applicable development impact fees. It has therefore been determined that there is no possibility that the parcel map request will have a significant effect on the environment. Thus, this project is exempt from the provisions of CEQA.

If filed by applicant:

1. Attach certified document of exemption finding.
2. Has a notice of exemption been filed by the public agency approving the project?  Yes  No

Lead Agency Contact Person: Gary D. Layman

Telephone: (530) 538-2408

Signature: \_\_\_\_\_

Date: \_\_\_\_\_

- Signed by Lead Agency
- Signed by Applicant



# City of Oroville

## PUBLIC WORKS DEPARTMENT

1735 Montgomery Street  
Oroville, CA 95965-4897  
(530) 538-2401 – FAX (530) 538-2426  
[www.cityoforoville.org](http://www.cityoforoville.org)

**Mike Massaro, PE**  
Contract City Engineer

Gary Layman  
Interim Community Development Department Director

Subject: McGreen Estates Tentative Subdivision Map Review Comments, Public Works

Mr. Layman:

The following comments cover both surveyor and civil engineer comments from Public Works for review of the McGreen Estates Tentative Subdivision Map. These comments should be address in the final TSM and design plans.

### Surveyor and Engineer Comments:

#### CONVEYANCES AND EASEMENTS:

1. Set monuments in centerline for new street and 2<sup>nd</sup> Street and at hammerhead. Set at minimum a PK and washer.
2. Proposed Easements are adequate.
3. Design plans should be on NAVD88 vertical datum
4. Dedicate a 10-foot wide Public Utility Easement along all lots abutting streets interior to the subdivision (shown).
5. Deed to the City of Oroville in fee simple 40 feet of right-of-way from the centerline of 2<sup>nd</sup> Street, in accordance with City Code sections 23-88 and 23-91, and General Plan Table 5.20-B, which designates 2<sup>nd</sup> Street as an arterial street (shown).
6. All easements of record on and immediately adjacent to the property being subdivided - and all easements created by approval of this subdivision -- must be noted on the Final Map and shown on site plans and improvement plans.

#### STREETS

7. Construct handicapped ramps to the City's ST-15 standard at all intersections.



8. Prior to recordation of the Final Map, street names shall be approved by the City Address Coordinator, and street name signs shall be provided per requirements of the Department of Public Works. A minimum of 3 alternate names for each new street shall be submitted.
9. Install a stop sign at the subdivision's intersection with 2<sup>nd</sup> Street.
10. All traffic control devices including stop signs, street legends, centerline stripping, shoulder stripping, warning signs, etc, shall be shown on the improvement plans and shall be installed in accordance with City Standards.
11. Prior to construction of required street improvements, submit improvement plans to the Public Works Department for approval. All improvement plans shall be designed by a Registered Civil Engineer, shall conform to the Standards of the City of Oroville, and shall be approved by the City Engineer prior to the start of work.
12. All streets and frontage improvements shall be constructed in conformance with the Oroville Construction Standards, the Oroville Code, and the details as shown on the approved construction plans.
13. Obtain an encroachment permit from the Public Works Department prior to construction of improvements in public right-of-way.

WATER FACILITIES:

14. Water for domestic use and fire suppression shall be obtained from the Thermalito Water and Sewer District. Provide City with "will serve" letter from TWSD.
15. All connections to existing TWSD infrastructure shall be performed by TWSD.

SEWER

16. All new structures constructed on the new lots created by this subdivision shall be connected to the City sanitary sewer system. Sewer service laterals shall be constructed to each lot prior to approval of the Final Map.
17. Prior to approval of sewer improvement plans, submit to the City Engineer sanitary sewer flow calculations prepared by a Registered Civil Engineer to assure adequate system capacity.
18. All lots shall be designed to be served by gravity sewer.
19. All sanitation facilities shall be constructed in conformance with the Oroville Construction Standards, the Oroville Code, and the details as shown on the approved construction plans. The subdivider shall submit construction details, plans and profiles, typical sections and specifications, and cost estimates -- all prepared by a Registered

Civil Engineer -- to the Department of Public Works for review and approval prior to the start of any work.

#### DRAINAGE

20. On-site drainage from street improvements shall be collected on-site and transported via underground conduit to an approved drainage facility.
21. Public and private improvements constructed for the approved subdivision shall not result in an increase in the rate of peak stormwater runoff from the gross area of the pre-subdivided site during any design storm event up to and including a 100-year storm event. Design and maintenance plans for construction of improvements to comply with this requirement shall be prepared by a Registered Civil Engineer, and reviewed and approved by the Public Works Department
22. Private improvements constructed on lots within the subdivision shall not result in an increase in the rate of peak stormwater runoff from one lot across another lot. The deed for all lots created by this subdivision shall include a note that, if the lot is not graded to direct stormwater runoff from new impervious surfaces to the street, then drainage from new impervious surfaces shall be intercepted and directed away from adjacent lots. Plans for diverting drainage shall be approved by the Department of Public Works, and the approved facilities shall be maintained by the property owner.
23. All drainage improvements shall be constructed in conformance with Oroville Construction Standards, the City Master Drainage Plan, and the details shown on approved construction plans. The subdivider shall have a Registered Civil Engineer prepare and submit construction details, plans and profiles, typical sections and specifications, and cost estimates to the Department of Public Works for review and approval prior to the start of any work.

#### FIRE PROTECTION:

24. Fire hydrants shall be installed per standard MS-05. Location to be specified by Fire Department.
25. Fire hydrants shall be fully functional prior to issuance of any building permits.
26. Each phase in this subdivision shall have all-weather surface access for construction permit approval.

#### OTHER PUBLIC FACILITIES:

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35. Grading of the lots shall be completed in accordance with Oroville City Code and Oroville's Construction Standards. The subdivider shall submit grading details, plans and specifications prepared by a Registered Civil Engineer to the Department of Public Works for review and approval prior to the start of any work.
36. A Construction Storm Water Permit will be required by the State Regional Water Quality Control Board. The permit must be obtained prior to grading and construction. Provide WDID number prior to grading.
37. Pursuant to CEQA Guidelines Section 15064.5(e), in the event of the accidental discovery or recognition of prehistoric or historic archaeological deposits in an area subject to development activity, there shall be no further excavation or disturbance of the site or any nearby area reasonably suspected to overlie similar resources and a professional archaeologist shall be consulted. Further, if human remains are discovered, the coroner of the county in which the remains are discovered must be contacted to determine that no investigation of the cause of death is required. If the County Coroner determines the remains to be Native American, the coroner shall contact the Native American Heritage Commission within 24 hours.

Sincerely,

Mike Massaro, PE  
Contract City Engineer, City of Oroville

MSM:msm



# City of Oroville

## COMMUNITY DEVELOPMENT DEPARTMENT

1735 Montgomery Street  
Oroville, CA 95965-4897  
(530) 538-2430 FAX (530) 538-2426  
[www.cityoforoville.org](http://www.cityoforoville.org)

### PLANNING COMMISSION STAFF REPORT

March 28, 2019

**ZC – 19-04 Tentative Maps** - The Oroville Planning Commission will review and consider approving Zoning/Subdivision Change No. ZC – 19-04 for the minor change to the Oroville Municipal Code (OMC) Subdivision Title 16.12.020 Tentative maps, to replace (Planning Commission and add Zoning Administrator) for review and approval. General. In section H. 1 where the OMC references approval by the planning Commission and replace with the zoning administrator and Extension of Approval of Tentative Map to (replace 2 years with 6 years).

#### ENVIRONMENTAL DETERMINATION:

This action has been determined to be Categorical Exempt from the California Environmental Quality Act (CEQA) review pursuant to Title 14, Division 6, Chapter 3 of the California Code of Regulations, Article 19 Categorical Exemptions, Section 15300.1 "Relations to Ministerial Projects"

#### REPORT PREPARED BY:

\_\_\_\_\_  
Gary D. Layman, Acting Director  
Community Development Department

#### REVIEWED BY:

\_\_\_\_\_  
Bill Lagrone,  
Assistant City Administrator

#### RECOMMENDED ACTIONS:

City staff recommends that the Planning Commission take the following actions:

1. **APPROVE** the recommended Findings for Zoning/Subdivision Change No. ZC – 19-04; and
2. **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.

## **SUMMARY**

The existing Municipal code as written effects the ability for city staff to make decisions on extending an already approved tentative Parcel map without full review and approval of the Oroville Planning Commission. However, a minor change to the Oroville Municipal code would allow city staff the ability to make rational decisions to assist in expediting the process, as well as, eliminate the extra expense and delays on the developer, businesses and or owners in the permit process.

## **DISCUSSION**

The new proposed change to the Oroville Municipal Code will allow staff to make administrative decisions and eliminate the extra expense and delays in the permit process as well as the allotted time extension of a tentative map. The minor change to the Oroville Municipal Code Title 16.12.020(H.1) Tentative maps Amendments and approvals, to replace (Planning Commission and add Zoning Administrator) for review and approval of Tentative Map to (replace 2 years with 6 years). The extension time period of six years would be consistent with the subdivision map act Article 5 section 66463.5(c). these changes would demonstrate a most business-friendly environment and provide the ability for a more timely approval process.

## **ENVIRONMENTAL REVIEW**

This action has been determined to be Categorically Exempt from the California Environmental Quality Act (CEQA) review pursuant to Title 14, Division 6, Chapter 3 of the California Code of Regulations, Article 19 Categorical Exemptions, Section 15300.1 "Relations to Ministerial Projects"

## **FISCAL IMPACT**

NONE.

## **NEWSPAPER NOTICE**

## **ATTACHMENTS**

Will be provided separately

# FINDINGS

## No. ZC 19-04: ZONING CHANGE TITLE 16.12.020 TENTATIVE MAPS

### A. INTRODUCTION

The Oroville Planning Staff recommends the Planning Commission review and consider approving Zoning Change ZC – 19-04 Tentative Maps - The Oroville Planning Commission will review and consider a minor change to the Oroville Municipal Code (OMC) Zoning Title 16.12.020 Tentative maps, to replace (Planning Commission and add Zoning Administrator) for review and approval. General. In the entire section where the OMC references approval by the planning Commission and replace with the zoning administrator and in section H.1 Extension of Approval of Tentative Map to (replace 2 years with 6 years).

The existing Municipal code as written effects the ability for city staff to make decisions on extending an already approved tentative Parcel map without full review and approval of the Oroville Planning Commission. However, a minor change to the Oroville Municipal code would allow city staff the ability to make rational decisions to assist in expediting the process, as well as, eliminate the extra expense and delays on the developer, businesses and or owners in the permit process.

### B. CATEGORICAL EXEMPTION

This action has been determined to be Categorically Exempt from the California Environmental Quality Act (CEQA) review pursuant to Title 14, Division 6, Chapter 3 of the California Code of Regulations, Article 19 Categorical Exemptions, Section 15300.1 “Relations To Ministerial Projects”

### C. FINDINGS

The new proposed change to the Oroville Municipal Code will allow staff to make administrative decisions and eliminate the extra expense and delays in the permit process as well as the allotted time extension of a tentative map. The minor change to the Oroville Municipal Code Title 16.12.020(H.1) Tentative maps Amendments and approvals, to replace (Planning Commission and add Zoning Administrator) for review and approval of Tentative Map to (replace 2 years with 6 years). The extension time period of six years would be consistent with the subdivision map act Article 5 section 66463.5(c). these changes would demonstrate a most business-friendly environment and provide the ability for a more timely approval process.

## **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 TENTATIVE MAPS.**

**WHEREAS**, the City of Oroville staff recommends a change to 16.12.020(H.1); and

**WHEREAS**, per the City of Oroville Municipal Code, the Oroville Municipal Code (OMC) Subdivision Title 16.12.020 Tentative maps, to replace (Planning Commission and add Zoning Administrator) for review and approval. General. In section H. 1 where the OMC references approval by the planning Commission and replace with the zoning administrator and Extension of Approval of Tentative Map to (replace 2 years with 6 years).; and

**WHEREAS**, pursuant to Section 16.12.020(H.1) Tentative maps of the Oroville Municipal Code, the Zoning Administrator with notification to the City Administrator, Planning Commission and City Council may by ordinance amend and when determined by the Zoning Administrator the planning commission shall hold public hearings as required by law on any proposed tentative maps or maps extensions; and

**WHEREAS**, at a duly noticed public hearing, the Planning Commission considered the comments and concerns of public agencies, property owners, and members of the public who are potentially affected by the approval of the use permit described herein, and also considered the City's staff report regarding the change.

**NOW, THEREFORE, BE IT RESOLVED BY THE PLANNING COMMISSION** as follows:

1. This action has been determined to be Categorical Exempt from the California Environmental Quality Act (CEQA) review pursuant to Title 14, Division 6, Chapter 3 of the California Code of Regulations, Article 19 Categorical Exemptions, Section 15300.1 "Relations to Ministerial Projects".
2. The Planning Commission approves the findings required by Section/Title 16.12.020 of the Oroville City Code, as those findings are described in this Resolution to move forward to the Oroville City Council for final review and approval.

**I HEREBY CERTIFY** that the foregoing resolution was duly introduced and passed at a special meeting of the Planning Commission of the City of Oroville held on the 28<sup>th</sup> of March 2019, by the following vote:

AYES:

NOES:

ABSTAIN:

ABSENT:

ATTEST:

APPROVE:

\_\_\_\_\_  
JACKIE GLOVER, ASSISTANT CITY CLERK

\_\_\_\_\_  
DAMON ROBISON, CHAIRPERSON



# FINDINGS

## No. 19-03: SUBDIVISIONS CHANGE TITLE 16.12.050 TENTATIVE PARCEL MAPS

### A. INTRODUCTION

The Oroville Planning Staff recommends the Planning Commission review and consider approving Zoning/Subdivision Change No. ZC – 19-03 for the minor change to the Oroville Municipal Code (OMC) Subdivision Title 16.12.050 Parcel maps Amendments and approvals, to replace (Planning Commission and add Zoning Administrator) for review and approval. In section Title 16.12.050 (F) where the OMC references “The planning commission” and replace with the zoning administrator may extend its approval for an additional period of time not to exceed 2 years and replace (2 with 6) years.

The existing Municipal code as written effects the ability for city staff to make decisions on extending an already approved tentative Parcel map without full review and approval of the Oroville Planning Commission. However, a minor change to the Oroville Municipal code would allow city staff the ability to make rational decisions to assist in expediting the process, as well as, eliminate the extra expense and delays on the developer, businesses and or owners in the permit process.

### B. CATEGORICAL EXEMPTION

This action has been determined to be Categorically Exempt from the California Environmental Quality Act (CEQA) review pursuant to Title 14, Division 6, Chapter 3 of the California Code of Regulations, Article 19 Categorical Exemptions, Section 15300.1 “Relations to Ministerial Projects”

### C. FINDINGS

Tentative parcel maps have already been through the process for approval by the city staff, public, planning commission and city council with specific conditions of approval. If there have been no changes to the conditions of approval or tentative parcel map then this minor change to the Oroville Municipal Code Title 16.12.050 Tentative maps, to replace (Planning Commission and add Zoning Administrator) for review and approval would expedite and eliminate delay in the extension of a tentative parcel map. However, if there are any changes to the tentative parcel map or the conditions of approval the changes and extension shall be required to go through the approval process along with paying any fees associated with the process for review and approval by the planning commission.

F. Expiration and Extension of Tentative Parcel Map. An approved or conditionally approved tentative parcel map shall expire 36 months after its approval or conditional approval. The ~~planning commission~~ **zoning administrator** may extend its approval for an additional period of time not to exceed ~~2~~ **6** years. (Ord. 1749 § 3)

## **RESOLUTION NO. P2019-04**

**A RESOLUTION OF THE OROVILLE CITY PLANNING COMMISSION MAKING FINDINGS AND CONDITIONALLY APPROVING ZONING/SUBDIVISION CHANGE NO. 19-03 PERMITTING A CHANGE TO THE ZONING/SUBDIVISION CODE TITLE 16.12.050 (F) TENTATIVE PARCEL MAPS.**

**WHEREAS**, the City of Oroville staff recommends a change to 16.12.050 (F);  
and

**WHEREAS**, pursuant to Section 16.12.050 Tentative Parcel maps of the Oroville Municipal Code, the Zoning Administrator with notification to the City Administrator, Planning Commission and City Council by ordinance amendment to replace (Planning Commission and add Zoning Administrator) for review and approval. In section Title 16.12.050 (F) where the OMC references "The planning commission" and replace with the zoning administrator may extend its approval for an additional period of time not to exceed 2 years and replace (2 with 6) years. and

**WHEREAS**, at a duly noticed public hearing, the Planning Commission considered the comments and concerns of public agencies, property owners, and members of the public who are potentially affected by the approval of the use permit described herein, and also considered the City's staff report regarding the proposed change.

**NOW, THEREFORE, BE IT RESOLVED BY THE PLANNING COMMISSION** as follows:

1. This action has been determined to be Categorical Exempt from the California Environmental Quality Act (CEQA) review pursuant to Title 14, Division 6, Chapter 3 of the California Code of Regulations, Article 19 Categorical Exemptions, Section 15300.1 "Relations to Ministerial Projects".
2. The Planning Commission approves the findings required by Section/Title 16.12.050 (F) of the Oroville City Code, as those findings are described in this Resolution to move forward to the Oroville City Council for final review and approval.

**I HEREBY CERTIFY** that the foregoing resolution was duly introduced and passed at a special meeting of the Planning Commission of the City of Oroville held on the 28<sup>th</sup> of March 2019, by the following vote:

AYES:

NOES:

ABSTAIN:

ABSENT:

ATTEST:

APPROVE:

\_\_\_\_\_  
JACKIE GLOVER, ASSISTANT CITY CLERK

\_\_\_\_\_  
DAMON ROBISON, CHAIRPERSON



# City of Oroville

## COMMUNITY DEVELOPMENT DEPARTMENT

1735 Montgomery Street  
Oroville, CA 95965-4897  
(530) 538-2430 FAX (530) 538-2426  
[www.cityoforoville.org](http://www.cityoforoville.org)

### PLANNING COMMISSION STAFF REPORT

March 28, 2019

**ZC – XXX Tentative Parcel maps** - The Oroville Planning Commission will review and consider approving Zoning/Subdivision Change No. ZC – 19-03 for the minor change to the Oroville Municipal Code (OMC) Subdivision Title 16.12.050 Parcel maps Amendments and approvals, to replace (Planning Commission and add Zoning Administrator) for review and approval. In section Title 16.12.050 (F) where the OMC references “The planning commission” and replace with the zoning administrator may extend its approval for an additional period of time not to exceed 2 years and replace (2 with 6) years.

#### ENVIRONMENTAL DETERMINATION:

This action has been determined to be Categorically Exempt from the California Environmental Quality Act (CEQA) review pursuant to Title 14, Division 6, Chapter 3 of the California Code of Regulations, Article 19 Categorical Exemptions, Section 15300.1 “Relations to Ministerial Projects”

#### REPORT PREPARED BY:

\_\_\_\_\_  
Gary D. Layman, Acting Director  
Community Development Department

#### REVIEWED BY:

\_\_\_\_\_  
Bill Lagrone,  
Assistant City Administrator

#### RECOMMENDED ACTIONS:

City staff recommends that the Planning Commission take the following actions:

1. **APPROVE** the recommended Findings for Zoning/Subdivision Change No. ZC – 19-03; and
2. **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

## **SUMMARY**

The existing Municipal code as written effects the ability for city staff to make decisions on extending an already approved tentative Parcel map without full review and approval of the Oroville Planning Commission. However, a minor change to the Oroville Municipal code would allow city staff the ability to make rational decisions to assist in expediting the process, as well as, eliminate the extra expense and delays on the developer, businesses and or owners in the permit process.

## **DISCUSSION**

The new proposed change to the Oroville Municipal Code will allow staff to make administrative decisions and eliminate the extra expense and delays in the permit process as well as the allotted time extension of a tentative map. The minor change to the Oroville Municipal Code Title 16.12.050(F) Tentative Parcel maps Amendments and approvals, to replace (Planning Commission and add Zoning Administrator) for review and approval. General. In the entire section where the OMC references approval by the planning Commission and replace with the zoning administrator and in section H. Extension of Approval of Tentative Map to (replace 2 years with 6 years). The extension time period of six years would be consistent with the subdivision map act Article 5 section 66463.5(c). these changes would demonstrate a most business-friendly environment and provide the ability for a more timely approval process.

## **ENVIRONMENTAL REVIEW**

This action has been determined to be Categorical Exempt from the California Environmental Quality Act (CEQA) review pursuant to Title 14, Division 6, Chapter 3 of the California Code of Regulations, Article 19 Categorical Exemptions, Section 15300.1 "Relations to Ministerial Projects"

## **FISCAL IMPACT**

NONE.

## **NEWSPAPER NOTICE**

## **ATTACHMENTS**

Proposed Ordinance



# City of Oroville

Donald Rust  
DIRECTOR

## COMMUNITY DEVELOPMENT DEPARTMENT

1735 Montgomery Street  
Oroville, CA 95965-4897  
(530) 538-2430 FAX (530) 538-2426  
[www.cityoforoville.org](http://www.cityoforoville.org)

### PLANNING COMMISSION STAFF REPORT

March 28, 2019

**TSM 05-11 (Nelson 56): Two Year Extension** – The Oroville Planning Commission will review and consider approving a two-year extension to Tentative Subdivision Map No. 05-11, also known as Nelson 56.

**APPLICANT:** James Crane  
P.O. Box 173  
Forest Ranch, CA 95942

**LOCATION:** 56.45-acre vacant parcel of land located on the north side of Nelson Avenue between 14<sup>th</sup> Street and Golden Eagle Road (APN: 031-020-043)

**GENERAL PLAN:** Medium Low Density Residential  
**ZONING:** Large-Lot Residential (RL)  
**FLOOD ZONE:** ZONE X: Areas determined to be outside the 0.2% annual chance floodplain (500-year floodplain).

#### ENVIRONMENTAL DETERMINATION:

An Environmental Checklist and Initial Study were prepared to examine potential areas of impact resulting from this project. The Initial Study found that although the proposed project could have a significant effect on the environment, there will not be any significant environmental impacts resulting from this project because all applicable regulations in addition to the proposed mitigation measures will reduce any potentially significant impacts to a less than significant level. As a result, an Environmental Impact Report was determined not to be required and a Mitigated Negative Declaration was prepared and adopted April 14, 2008.

#### REPORT PREPARED BY:

\_\_\_\_\_  
Gary D. Layman, Acting Director  
Community Development Department

#### REVIEWED BY:

\_\_\_\_\_  
Bill Lagrone,  
Assistant City Administrator

#### RECOMMENDED ACTIONS:

City staff recommends that the Planning Commission take the following actions:

1. **ADOPT** Resolution No. XXX (**Attachments D**).

## SUMMARY

The Oroville Planning Commission will review and consider approving a two-year extension to Tentative Subdivision Map (TSM) 05-11, also known as Nelson 56.

## DISCUSSION

On April 14, 2008, the Planning Commission approved Resolution No. P2008-06 for the approval of a Mitigated Negative Declaration and a Mitigation Monitoring Program for, and conditionally approving, TSM 05-11, also known as Nelson 56, to create 197 lots for a single family development on an approximately 56.45-acre vacant parcel of land located on the north side of Nelson Avenue between 14<sup>th</sup> Street and Golden Eagle Road (**Attachment A & B**). On January 24, 2017, the City received an application requesting an extension of TSM 05-11 for the remaining four years permitted (**Attachment C**).

TSM 05-11 was initially approved for two years and was set to expire on April 14, 2010. In the midst of the economic recession the State of California experienced, the State legislature automatically extended qualifying tentative maps through different legislative actions. The automatic State extensions applicable to this tentative map are as follows:

BILL OR STATUTE	ACTION	NEW EXPIRATION DATE OF TSM 05-11
SB 1185 Gov. Code Section 66452.21	Extends for one year all maps that were in effect as of July 15, 2008, and would have expired before January 1, 2011.	April 14, 2011
AB 333 Gov. Code Section 66452.22	Extends for two years all maps that did not expire before July 15, 2009 and would have otherwise expired before January 1, 2012.	April 14, 2013
AB 208 Gov. Code Section 66452.23	Extends outstanding local subdivision approvals for two more years if the map was approved and did not expire before July 15, 2011 and would otherwise expire before January 1, 2014.	April 14, 2015
AB 116 Gov. Code Section 66452.24	Extends for two years the expiration date of any tentative map, vesting tentative map, or parcel map that was approved on or after January 1, 2000, and that has not expired on or before the effective date of this act (July 11, 2013).	April 14, 2017

Per the Subdivision Map Act, a tentative map may be extended for a period or periods not exceeding a total of six years, in addition to the automatic extensions enacted by the legislature. Section 16.12.020(H) of the Oroville Municipal Code specifies that if the subdivider applies for an extension before an approved or conditionally approved tentative map expires, the Planning Commission may extend the date on which the map expires for a period or periods not exceeding a total of two years. If approved, the expiration date for the existing map would be April 14, 2021, with the opportunity to apply for an additional two-year extension in the future.

## ENVIRONMENTAL REVIEW

An Environmental Checklist and Initial Study were prepared to examine potential areas of impact resulting from this project. The Initial Study found that although the proposed project could have a significant effect on the environment, there will not be any significant environmental impacts resulting from this project because all applicable regulations in addition to the proposed mitigation measures will reduce any potentially significant impacts to a less than significant level. As a result, an Environmental Impact Report was determined not to be required and a Mitigated Negative Declaration was prepared and adopted by the Planning Commission on April 14, 2008.

CEQA Guidelines specify that a lead agency is required to recirculate a negative declaration when the document must be substantially revised after public notice of its availability has previously been given pursuant to Section 15072, but prior to its adoption. A “substantial revision” is defined to mean: 1) A new, avoidable significant effect is identified and mitigation measures or project revisions must be added in order to reduce the effect to insignificance; or 2) The lead agency determines that the proposed mitigation measures or project revisions will not reduce potential effects to less than significance and new measures or revisions must be required. As neither apply, recirculation of the Initial Study / Mitigated Negative Declaration is not required.

## FISCAL IMPACT

Item	Price	Tech Fee	Total	Paid
Tentative Map Amendment	\$1,024.09	\$61.45	\$1,085.54	No
<b>Total</b>	<b>\$1,024.09</b>	<b>\$61.45</b>	<b>\$1,085.54</b>	<b>No</b>

## ATTACHMENTS

- A – Tentative Subdivision Map
- B – Resolution No. P2008-06
- C – Letter from Applicant
- D – Resolution No P2019-09



## RESOLUTION NO. P2019-09

### A RESOLUTION OF THE OROVILLE CITY PLANNING COMMISSION MAKING FINDINGS AND CONDITIONALLY APPROVING A TWO-YEAR EXTENSION TO TENTATIVE SUBDIVISION MAP NO. 05-11, ALSO KNOWN AS NELSON 56

**WHEREAS**, TSM 05-11 was initially approved for two years and was set to expire on April 14, 2010 (Resolution No. P2008-06); and

**WHEREAS**, the State legislature automatically extend qualifying tentative maps through different legislative actions which gave this tentative map a new expiration date of April 14, 2017; and

**WHEREAS**, in addition to the automatic extensions enacted by the legislature, Section 16.12.020(H) of the Oroville Municipal Code specifies that if the subdivider applies for an extension before an approved or conditionally approved tentative map expires, the Planning Commission may extend the date on which the map expires for a period or periods not exceeding a total of two years; and

**WHEREAS**, approval of a two-year extension would still allow the subdivider opportunity to apply for an additional two-year extension in the future.

**NOW, THEREFORE, BE IT RESOLVED BY THE PLANNING COMMISSION** as follows:

1. The Planning Commission hereby grants a two-year extension to Tentative Subdivision Map No. 05-11, also known as Nelson 56, extending the expiration of the tentative map to April 14, 2021.

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**I HEREBY CERTIFY** that the foregoing resolution was duly introduced and passed at a special meeting of the Planning Commission of the City of Oroville held on the 16<sup>th</sup> of March, 2017 by the following vote:

AYES:

NOES:

ABSTAIN:

ABSENT:

ATTEST:

\_\_\_\_\_  
JACKIE GLOVER, ASSISTANT CITY CLERK

\_\_\_\_\_  
DAMON ROBISON, CHAIRPERSON



# City of Oroville

## COMMUNITY DEVELOPMENT DEPARTMENT

Gary Layman  
ACTING DIRECTOR

1735 Montgomery Street  
Oroville, CA 95965-4897  
(530) 538-2402 FAX (530) 538-2426  
[www.cityoforoville.org](http://www.cityoforoville.org)

March 28, 2019

James Crane  
P.O. Box 173  
Forest Ranch, CA 95942

### Subject: Tentative Subdivision Map (TSM) No. 05-11 (Nelson 56): Two Year Extension Approval

Mr. Crane,

On March 28, 2019 the Oroville City Planning Commission reviewed and approved a two-year extension to Tentative Subdivision Map (TSM) 05-11, also known as Nelson 56. The map was initially approved by the Planning Commission on April 14, 2008 (Resolution No. P2008-06) for two years and was set to expire on April 14, 2010. In the midst of the economic recession the State of California experienced, the State legislature automatically extended qualifying tentative maps through different legislative actions. The automatic State extensions applicable to this tentative map are as follows:

BILL OR STATUTE	ACTION	NEW EXPIRATION DATE OF TSM 05-11
SB 1185 Gov. Code Section 66452.21	Extends for one year all maps that were in effect as of July 15, 2008, and would have expired before January 1, 2011.	April 14, 2011
AB 333 Gov. Code Section 66452.22	Extends for two years all maps that did not expire before July 15, 2009 and would have otherwise expired before January 1, 2012.	April 14, 2013
AB 208 Gov. Code Section 66452.23	Extends outstanding local subdivision approvals for two more years if the map was approved and did not expire before July 15, 2011 and would otherwise expire before January 1, 2014.	April 14, 2015
AB 116 Gov. Code Section 66452.24	Extends for two years the expiration date of any tentative map, vesting tentative map, or parcel map that was approved on or after January 1, 2000, and that has not expired on or before the effective date of this act (July 11, 2013).	April 14, 2017

Per the Subdivision Map Act, a tentative map may be extended for a period or periods not exceeding a total of six years, in addition to the automatic extensions enacted by the legislature. Section 16.12.020(H) of the Oroville Municipal Code specifies that if the subdivider applies for an extension before an approved or conditionally approved tentative map expires, the Planning Commission may extend the date on which the map expires for a period or periods not exceeding a total of two years. **A two-year extension has been approved and the new expiration date for the TSM 05-11 is April 14, 2021**, with the opportunity to apply for an additional two-year extension in the future.

If you have any questions regarding the information contained in this letter, please contact Gary D. Layman at (530) 538-2408 or at [glaymn@cityoforoville.org](mailto:glaymn@cityoforoville.org).

Sincerely,

A handwritten signature in black ink, appearing to read "Gary D. Layman", with a long horizontal flourish extending to the right.

Gary Layman  
Acting Zoning Administrator



# City of Oroville

## COMMUNITY DEVELOPMENT DEPARTMENT

1735 Montgomery Street  
Oroville, CA 95965-4897  
(530) 538-2430 FAX (530) 538-2426  
[www.cityoforoville.org](http://www.cityoforoville.org)

### PLANNING COMMISSION STAFF REPORT

March 28, 2019

**Tentative Parcel Map – 19-01: 2430 South 7<sup>th</sup> Ave** The Planning Commission will conduct a public hearing to consider approving Tentative Parcel Map No. 19-01 to separate an 8.4-acre lot into two parcels.

#### ENVIRONMENTAL DETERMINATION:

This action has been determined to be Categorical Exempt from the California Environmental Quality Act (CEQA) review pursuant to Title 14, Division 6, Chapter 3 of the California Code of Regulations, Article 19 Categorical Exemptions, Section 15315 “MINOR LAND DIVISIONS”

#### REPORT PREPARED BY:

\_\_\_\_\_  
Gary D. Layman, Acting Director  
Community Development Department

#### REVIEWED BY:

\_\_\_\_\_  
Bill Lagrone,  
Assistant City Administrator

#### RECOMMENDED ACTIONS:

City staff recommends that the Planning Commission take the following actions:

1. **APPROVE** the recommended Findings for Tentative Parcel Map No. 19-01; and
2. **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 7<sup>TH</sup> STREET, OROVILLE, CA.

#### SUMMARY

The applicants Gage & Christina Chrysler Trust & The James E. O’Bannon & Susie C. O’Bannon Revocable Trust, 1405 Rim Rock, Chico, CA 95928 have applied for a tentative parcel map to split an existing 8.4-acre site into two separate parcels.

**DISCUSSION**

The request is to separate the existing 8.4-acre parcel into two separate parcels to create an individual lot for each zoning area. Parcel 1 will be 6 acres and zoned CLM and parcel 2 will be 2.4 acres zoned MXC. This lot split will provide even lot lines and separate for zoning to be consistent with the surrounding sites. There are no proposed construction plans submitted for these sites at this time.

**ENVIRONMENTAL REVIEW**

This action has been determined to be Categorically Exempt from the California Environmental Quality Act (CEQA) review pursuant to Title 14, Division 6, Chapter 3 of the California Code of Regulations, Article 19 Categorical Exemptions, Section 15332 “IN-FILL DEVELOPMENT PROJECTS”

**FISCAL IMPACT**

The total fees associated with this project are as follows:

<b>Item</b>	<b>Price</b>	<b>Tech Fee</b>	<b>Total</b>	<b>Paid</b>
Tentative Parcel Map	\$3,500.34	\$210.02	\$3,710.36	Yes
<b>Total</b>	<b>\$3,500.34</b>	<b>\$210.02</b>	<b>\$3,710.36</b>	<b>Yes</b>

Pursuant to Public Resources Code Section 21089, and as defined by the Fish and Wildlife Code Section 711.4, fees (\$50) are payable by the project applicant to file the Notice of Exemption with Butte County by the City of Oroville – Community Development Department within five working days of approval of this project. These fees will be paid for through the funds deposited.

**NEWSPAPER NOTICE**

**ATTACHMENTS**

- A – Vicinity Map
- B – Findings
- C – Resolution No. P2019-07
- D – Conditions of Approval
- E- Declaration of Fees Due

# **FINDINGS**

## **TPM 19-01: Tentative Parcel Map**

### **A. INTRODUCTION**

The Oroville Planning Staff recommends the Planning Commission review and consider approving Tentative Parcel Map TPM – 19-01 - 2430 South 7th Ave. The Planning Commission will conduct a public hearing to consider approving Tentative Parcel Map No. 18-03 to separate an 8.4-acre lot into two parcels.

The applicants Gage & Christina Chrysler Trust & The James E. O'Bannon & Susie C. O'Bannon Revocable Trust, 1405 Rim Rock, Chico, CA 95928 have applied for a tentative parcel map to slit an existing 8.4-acre site into two separate parcels.

### **B. CATEGORICAL EXEMPTION**

This action has been determined to be Categorically Exempt from the California Environmental Quality Act (CEQA) review pursuant to Title 14, Division 6, Chapter 3 of the California Code of Regulations, Article 19 Categorical Exemptions, Section 15315 "MINOR LAND DIVISIONS"

### **C. FINDINGS**

The request is to separate the existing 8.4-acre parcel into two separate parcels to create an individual lot for each zoning area. Parcel 1 will be 6 acres and zoned CLM and parcel 2 will be 2.4 acres zoned MXC. This lot split will provide even lot lines and separate for zoning to be consistent with the surrounding sites. There are no proposed construction plans submitted for these sites at this time.

## **RESOLUTION NO. P2019-07**

### **A RESOLUTION OF THE OROVILLE CITY PLANNING COMMISSION MAKING FINDINGS AND CONDITIONALLY APPROVING TENTATIVE PARCEL MAP NO. 19-01 PERMITTING A TENTATIVE PARCEL MAP.**

**WHEREAS**, the City of Oroville staff recommends a tentative parcel map; and

**WHEREAS**, the tentative parcel map to separate the existing 8.4-acre parcel into two separate parcels to create an individual lot for each zoning area. Parcel 1 will be 6 acres and zoned CLM and parcel 2 will be 2.4 acres zoned MXC. This lot split will provide even lot lines and separate for zoning to be consistent with the surrounding sites. There are no proposed construction plans submitted for these sites at this time; and

**WHEREAS**, the conditions of approval shall be incorporated into the final map; and

**WHEREAS**, at a duly noticed public hearing, the Planning Commission considered the comments and concerns of public agencies, property owners, and members of the public who are potentially affected by the approval of the use permit described herein, and also considered the City's staff report regarding the change.

**NOW, THEREFORE, BE IT RESOLVED BY THE PLANNING COMMISSION** as follows:

1. This action has been determined to be Categorically Exempt from the California Environmental Quality Act (CEQA) review pursuant to Title 14, Division 6, Chapter 3 of the California Code of Regulations, Article 19 Categorical Exemptions, Section 15315 "MINOR LAND DIVISIONS"
2. The Planning Commission approves the findings provided for the tentative parcel map to separate the existing 8.4-acre parcel into two separate parcels to create an individual lot for each zoning area. Parcel 1 will be 6 acres and zoned CLM and parcel 2 will be 2.4 acres zoned MXC.

**I HEREBY CERTIFY** that the foregoing resolution was duly introduced and passed at a special meeting of the Planning Commission of the City of Oroville held on the 28<sup>th</sup> of March 2019, by the following vote:

AYES:

NOES:

ABSTAIN:

ABSENT:



ATTEST:

APPROVE:

\_\_\_\_\_  
JACKIE GLOVER, ASSISTANT CITY CLERK

\_\_\_\_\_  
DAMON ROBISON, CHAIRPERSON

## **CONDITIONS OF APPROVAL**

### **TPM 19-01: 2430 South 7<sup>th</sup> Avenue**

**Approved Project:** The project applicants Gage & Christina Chrysler Trust & The James E. O'Bannon & Susie C. O'Bannon Revocable Trust, 1405 Rim Rock, Chico, CA 95928 have applied for a tentative parcel map to split an existing 8.4-acre site into two separate parcels. Parcel Map (TPM XXX) to separate the existing 8.4-acre parcel into two separate parcels to create an individual lot for each zoning area. Parcel 1 will be 6 acres and zoned CLM and parcel 2 will be 2.4 acres zoned MXC. This lot split will provide even lot lines and separate for zoning to be consistent with the surrounding sites. There are no proposed construction plans submitted for these sites at this time:

1. These conditions of approval are to permit the land division of Tentative Parcel Map No. 19-01 (TPM 19-01) as generally described above.
2. This Tentative Parcel Map conditional approval shall become null and void unless all conditions have been complied with for recordation of the Final Parcel Map within twenty-four (24) months after the approval of said Tentative Parcel Map. Where circumstances beyond the control of the applicant cause delays, which do not permit compliance with the time limitation referenced herein, the Planning Commission may grant an extension of time for an additional period of time not to exceed an additional twelve (12) months. Applications for such extension of time must set forth in writing the reasons for the extension and shall be filed together with a fee, as established by the City Council, thirty (30) calendar days before the expiration of the Tentative Parcel Map. The applicant will be responsible for initiating any extension request.
3. The Planning Commission approval date of this Tentative Parcel Map No. XXX occurred on Mach 28, 2019. All determinations of whether the land division is eligible for an extension of time shall be based on this original approval date.
4. The applicant shall dedicate a 10-foot wide Public Utility Easement along all lots abutting streets to the parcels.
5. The applicants shall deed to the City of Oroville in fee simple 40 feet of right-of-way from the centerline of 7<sup>th</sup> Avenue, in accordance with City Code sections 23-88 and 23-91, and General Plan Table 5.20-B, which designates 2nd Street as an arterial street.
6. All easements of record on and immediately adjacent to the property being subdivided -- and all easements created by approval of this subdivision -- must be noted on the Final Map and shown on site plans and improvement plans.
7. The applicant shall ascertain and comply with the State of California Subdivision Map Act and with all requirements of the Oroville Municipal Code, and with all other applicable County, State and Federal requirements.

8. The applicant shall hold harmless the City, its Council members, Planning Commissioners, officers, agents, employees, and representatives from liability for any award, damages, costs, and/or fees incurred by the City and/or awarded to any plaintiff in an action challenging the validity of this action or any environmental or other documentation related to the approval of this tentative parcel map. Applicant further agrees to provide a defense for the City in any such action
9. The project shall remain in substantial conformance with the Conditions of Approval, as adopted by the Oroville Planning Commission. Any subsequent minor changes in the project (as determined by the Zoning Administrator) may only occur subject to appropriate City review and approval. Any subsequent substantive changes in the project (as determined by the Zoning Administrator) may only occur subject to discretionary review by the Oroville Planning Commission.
10. This map shall run with the land and be binding upon all successors in interest to the maximum extent permitted by law.
11. Pursuant to Section 17.12.010, the proposed use of the site shall conform to the performance standards of the code of the City of Oroville to minimize any negative impacts that the use may have on the surrounding properties.
12. All private facilities, improvements, infrastructure, systems, equipment, common areas, landscaping, irrigations systems, etc. shall be operated and maintained by the applicant in such a manner, and with such frequency, to ensure the public health, safety, and general welfare.
13. The Planning Commission's action shall be final unless the subdivider or any other interested person appeals the action to the City Council as provided in Section 16.04.060 of the City's Code.
14. Owner shall provide monumentation in conformance with the requirements of the California Subdivision Map Act (Government Code Section 66410 and following).
15. The location, identification and description of known or found monuments on or adjacent to the site, shall be shown and noted on the Parcel Map.
16. All easements of record that affect this property are to be shown on the Parcel Map.
17. Prior to recordation of the Parcel Map, pay in full any and all delinquent, current and estimated taxes and assessments as specified in Article 8 of Chapter 4 of Division 2 of Title 7, of the California Government Code commencing with Section 66492.

18. Any development that occurs in the future will be evaluated for its specific project impacts, undergo the appropriate environmental review in accordance with the CEQA Statute and Guidelines and will be required to comply with all minimum development standards, including the payment of all applicable development impact fees.

**--- End of Conditions ---**

**DECLARATION OF FEES DUE**  
**(California Fish and Game Code Section 711.4)**

FOR CLERK USE ONLY

NAME AND ADDRESS OF LEAD AGENCY/APPLICANT

**LEAD AGENCY:** City of Oroville  
1735 Montgomery Street  
Oroville, CA 95965  
(530) 538-2408

**APPLICANT:** Gage & Christina Chrysler Trust & The James  
E. O'Bannon & Susie C. O'Bannon Revocable Trust  
1405 Rim Rock  
Chico, CA 95928

Project Title:

**TPM XXX: 2430 7<sup>th</sup> Avenue**

FILING NO.

CLASSIFICATION OF ENVIRONMENTAL DOCUMENT:

1. NOTICE OF EXEMPTION/STATEMENT OF EXEMPTION
  - A. Statutorily or Categorically Exempt:
    - Minor Land Divisions; Title 14, CCR, §15315  
\$50.00 (Fifty Dollars) Butte County Clerk's Fee
2. NOTICE OF DETERMINATION – FEE REQUIRED
  - A. Negative Declaration/ Mitigated Negative Declaration  
\$2,216.25 (Two Thousand Two Hundred Sixteen Dollars and Twenty-Five cents) State Filing Fee  
\$50.00 (Fifty Dollars) Butte County Clerk's Fee
  - B. Environmental Impact Report  
\$3,078.00 (Three Thousand Seventy-Eight Dollars and Twenty-Five cents) State Filing Fee  
\$50.00 (Fifty Dollars) Butte County Clerk's Fee
3. OTHER (Specify)
  - \$50.00 (Fifty Dollars) Butte County Clerk's Fee

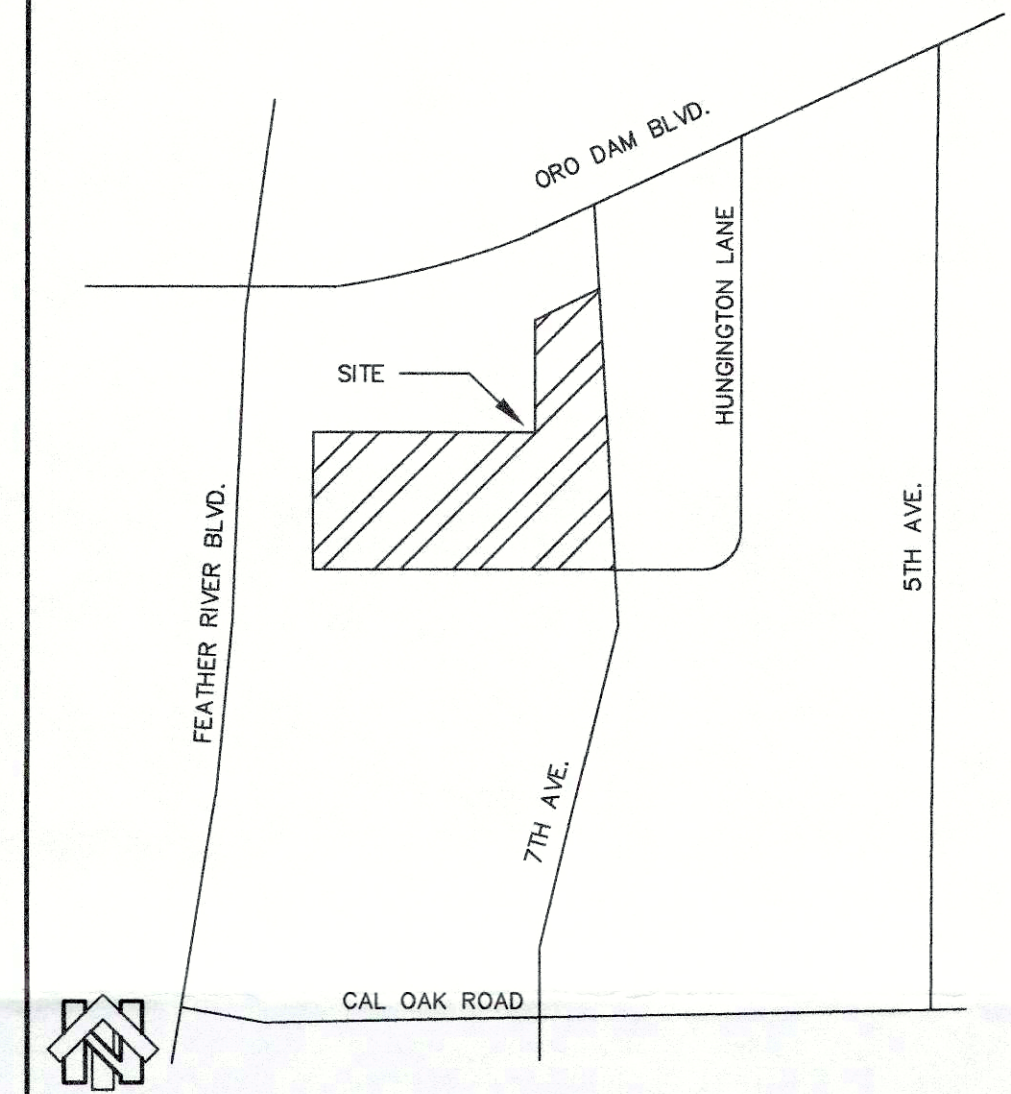
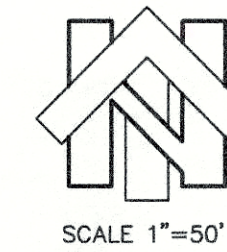
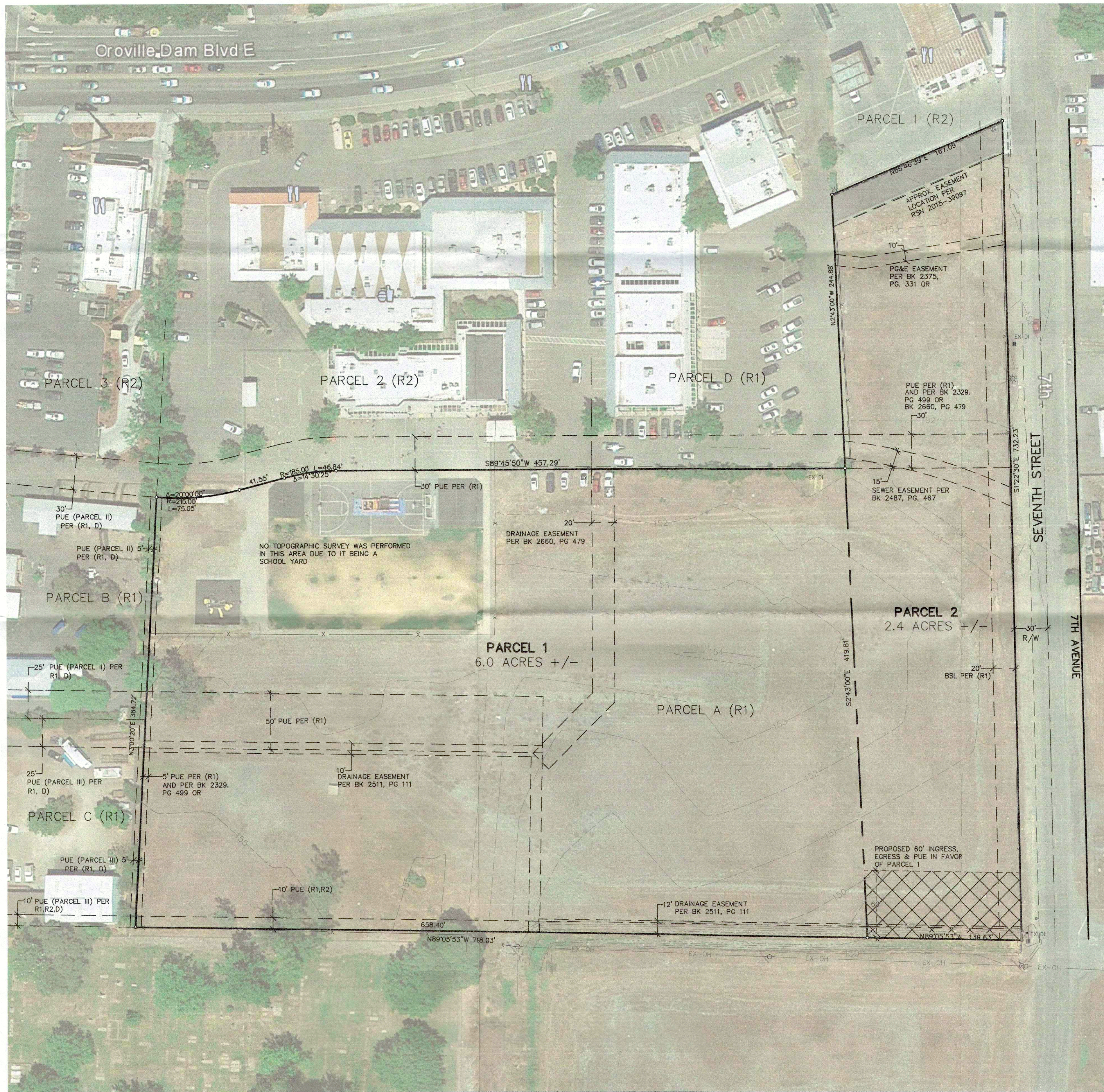
This form must be completed and submitted with all environmental documents filed with the Butte County Clerk's Office.

All applicable fees must be paid at the time of filing any environmental documents with the Butte County Clerk's Office.

One original and two (2) copies of all necessary documents are required for filing purposes.

The \$50.00 (Fifty Dollars) handling fee is required per filing in addition to the filing fee specified in Fish and Game Code Section 711.4 (d).

Make checks payable to Butte County Clerk-Recorder.



### OWNER INFORMATION

GAGE AND CHRISTIE CHRYSLER TRUST, DATED FEBRUARY 21, 2002  
1405 RIM ROCK DRIVE  
CHICO, CA 95926

THE JAMES E. O'BANNON AND SUSIE C. O'BANNON REVOCABLE TRUST  
DATED 2/8/2008  
1751 HOOKER OAK AVE.  
CHICO, CA 95926

### NOTES

- ZONING: 035-030-055=MXC  
035-030-056=CLM
- GENERAL PLAN: 035-030-055=MIXED USE  
035-030-056=RETAIL AND BUSINESS SERVICES
- LAND USE: EXISTING - VACANT  
PROPOSED - VACANT
- SEWAGE: CITY OF OROVILLE SANITARY SEWER SYSTEM
- STORM DRAINAGE: N/A
- WATER: CALIFORNIA WATER SERVICE
- POWER: PG&E
- TELEPHONE: AT&T
- CABLE TV: COMCAST
- PROJECT SURVEYOR: MARK HERRICK, PLS 8323
- THIS TENTATIVE MAP WAS PREPARED UNDER THE DIRECTION OF A REGISTERED CIVIL ENGINEER OR LICENSED LAND SURVEYOR.
- NO LOT GRADING IS PROPOSED IN CONNECTIONS WITH THIS PROJECT.
- NO PHASING IS PROPOSED AS A PART OF THIS PROJECT.
- CONTOUR INTERVAL=1'. CONTOURS BASED UPON A FIELD SURVEY.
- (R1) INDICATES RECORD PER BOOK 68 MAPS, PAGE 7
- (R2) INDICATES RECORD PER BOOK 65 MAPS, PAGE 45
- (D1) INDICATES RECORD PER MID VALLEY TITLE REPORT NO. 5777791

### AREAS

TOTAL AREA = 8.4 ACRES  
NUMBER OF PROPOSED PARCELS = 2  
NUMBER OF PROPOSED PARCELS = PARCEL 1 at CLM ZONING LINE = 6.0 ACRES  
NUMBER OF PROPOSED PARCELS = PARCEL 2 at MXC ZONING LINE = 2.4 ACRES

### LEGEND

- EXISTING WATER METER
- EXISTING POWER POLE WITH ANCHOR
- EXISTING STORM DRAIN INLET
- EXISTING STORM DRAIN MANHOLE
- EXISTING WATER VALVE
- EXISTING FIRE HYDRANT
- EXISTING GAS VALVE
- EXISTING SANITARY SEWER MANHOLE
- EXISTING FENCE LINE
- EXISTING FLOW LINE
- EXISTING EDGE OF PAVEMENT
- EXISTING EASEMENT
- EXISTING PROPERTY LINE FOR SURROUNDING PARCELS
- PROPERTY BOUNDARY
- EXISTING PARCEL LINE
- PROPOSED PROPERTY LINE
- PROPOSED EASEMENT

NORTHSTAR,  
MARK HERRICK

PLS 8323



RECEIVED

OCT 11 2018

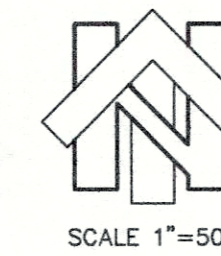
TENTATIVE PARCEL MAP  
FOR  
GAGE AND CHRISTIE CHRYSLER TRUST  
AND THE JAMES E. O'BANNON AND  
SUSIE C. O'BANNON REVOCABLE TRUST

BEING PARCEL "A" PER  
BOOK 68 OF MAPS, PAGE 7, SITUATE  
IN SECTION 18 & 19, T19N, R4E, MDM

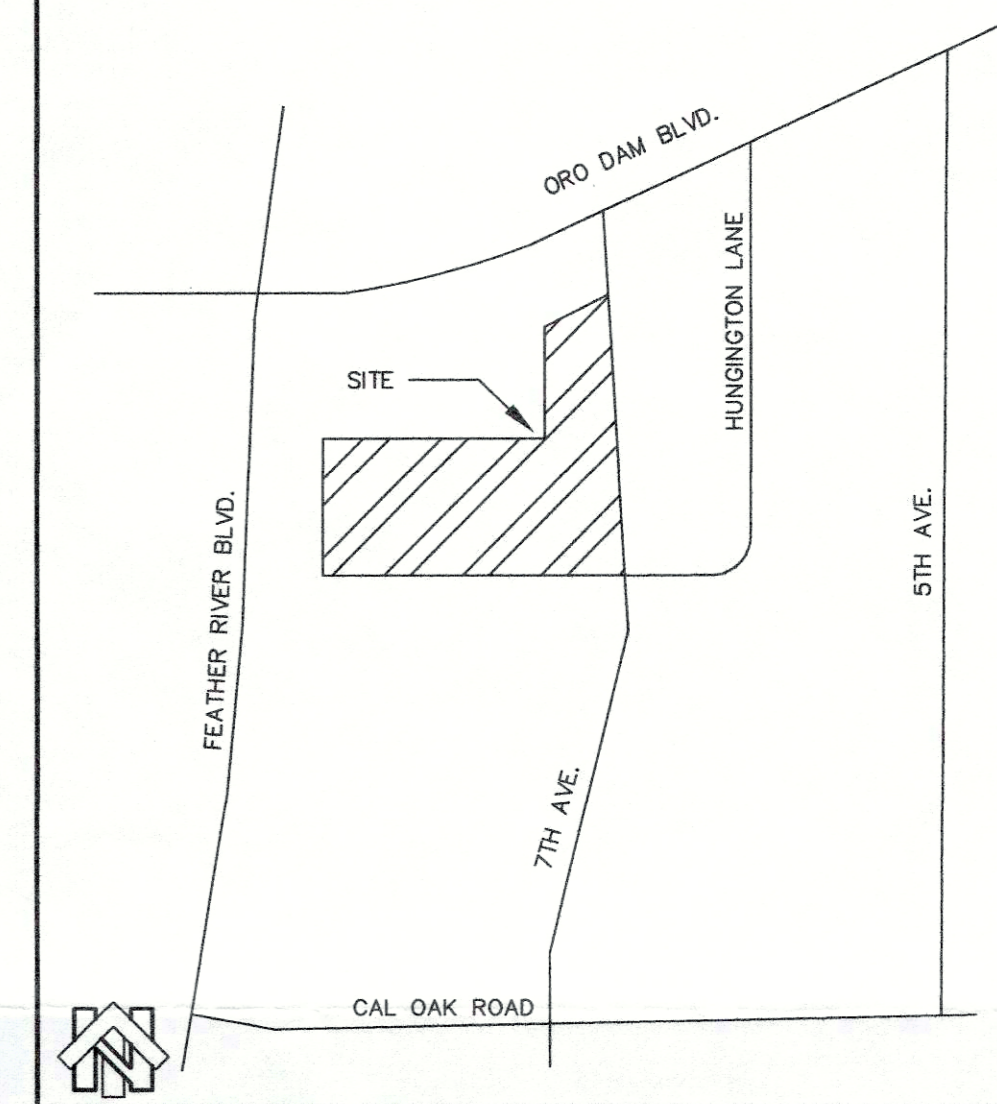
CITY OF OROVILLE  
COUNTY OF BUTTE - STATE OF CALIFORNIA



111 MISSION RANCH BLVD, SUITE 100, CHICO, CA 95926  
PHONE: (530) 893-1600 www.northstareng.com



SCALE 1"=50'



LOCATION MAP NTS

**OWNER INFORMATION**

GAGE AND CHRISTIE CHRYSLER TRUST, DATED FEBRUARY 21, 2002  
1405 RIM ROCK DRIVE  
CHICO, CA 95928

THE JAMES E. O'BANNON AND SUSIE C. O'BANNON REVOCABLE TRUST  
DATED 2/8/2008  
1751 HOOKER OAK AVE.  
CHICO, CA 95926

**NOTES**

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PROPOSED - VACANT
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6. WATER: CALIFORNIA WATER SERVICE
7. POWER: PG&E
8. TELEPHONE: AT&T
9. CABLE TV: COMCAST
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12. NO LOT GRADING IS PROPOSED IN CONNECTIONS WITH THIS PROJECT.
13. NO PHASING IS PROPOSED AS A PART OF THIS PROJECT.
14. CONTOUR INTERVAL=1'. CONTOURS BASED UPON A FIELD SURVEY.
15. (R1) INDICATES RECORD PER BOOK 68 MAPS, PAGE 7
16. (R2) INDICATES RECORD PER BOOK 65 MAPS, PAGE 45
17. (D1) INDICATES RECORD PER MID VALLEY TITLE REPORT NO. 5777791

**AREAS**

TOTAL AREA = 8.4 ACRES  
NUMBER OF PROPOSED PARCELS = 2  
NUMBER OF PROPOSED PARCELS = PARCEL 1 at CLM ZONING LINE = 6.0 ACRES  
NUMBER OF PROPOSED PARCELS = PARCEL 2 at MXC ZONING LINE = 2.4 ACRES

**LEGEND**

- EXISTING WATER METER
- EXISTING POWER POLE WITH ANCHOR
- EXISTING STORM DRAIN INLET
- EXISTING STORM DRAIN MANHOLE
- EXISTING WATER VALVE
- EXISTING SIGN
- EXISTING FIRE HYDRANT
- EXISTING GAS VALVE
- EXISTING SANITARY SEWER MANHOLE
- EXISTING FENCE LINE
- EXISTING FLOW LINE
- EXISTING EDGE OF PAVEMENT
- EXISTING EASEMENT
- EXISTING PROPERTY LINE FOR SURROUNDING PARCELS
- PROPERTY BOUNDARY
- EXISTING PARCEL LINE
- PROPOSED PROPERTY LINE
- PROPOSED EASEMENT



NORTHSTAR,  
MARK HERRICK

PLS 8323

RECEIVED

OCT 11 2018

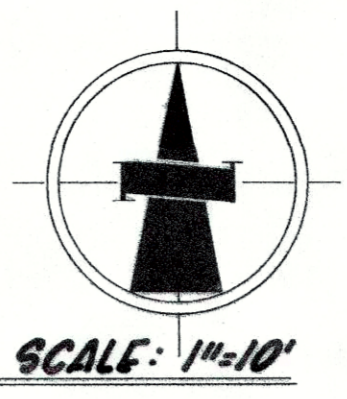
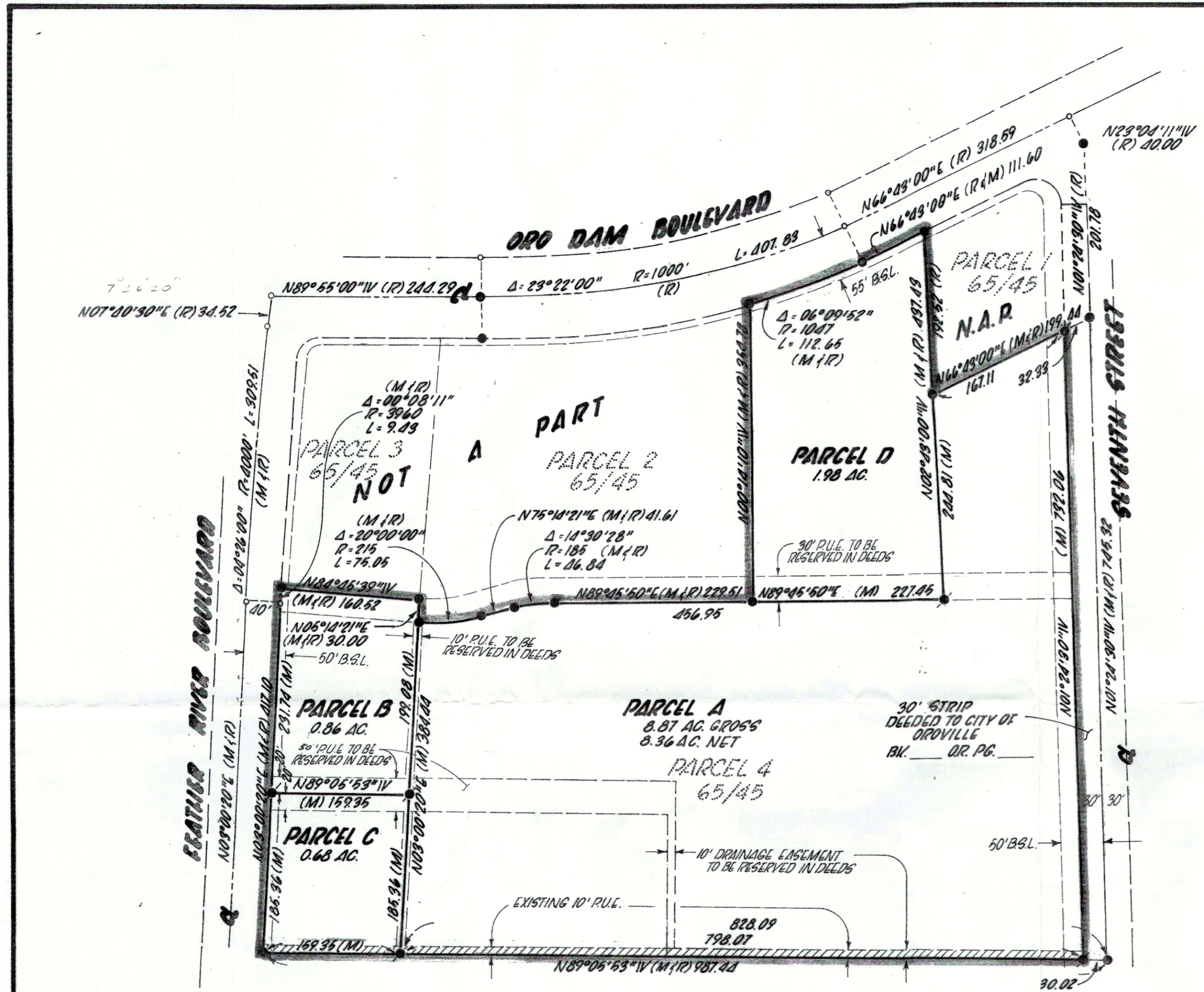
TENTATIVE PARCEL MAP  
FOR  
GAGE AND CHRISTIE CHRYSLER TRUST  
AND THE JAMES E. O'BANNON AND  
SUSIE C. O'BANNON REVOCABLE TRUST

BEING PARCEL "A" PER  
BOOK 68 OF MAPS, PAGE 7, SITUATE  
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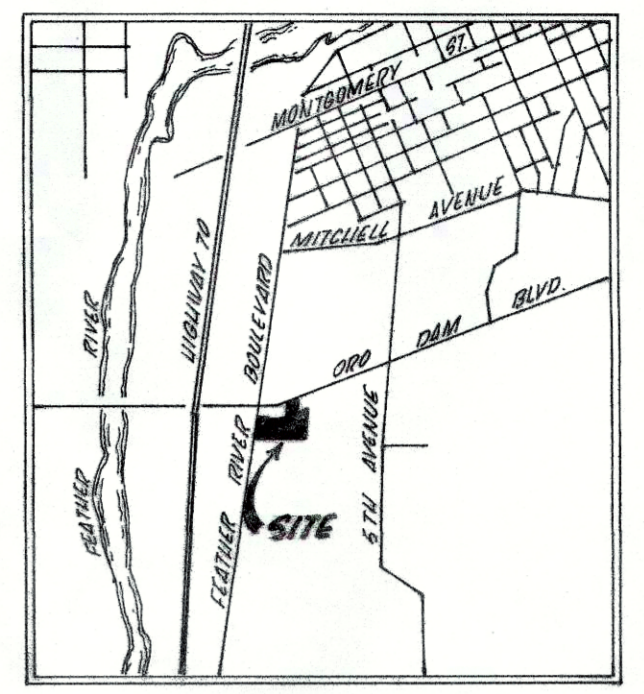
CITY OF OROVILLE  
COUNTY OF BUTTE - STATE OF CALIFORNIA



111 MISSION RANCH BLVD. SUITE 100, CHICO, CA 95926  
PHONE: (530) 893-1600 www.northstareng.com



**BASIS OF BEARING**  
 THE BASIS OF BEARING IS THE EXTERIOR BOUNDARY LINE OF THAT PARCEL AS SHOWN ON THAT PARCEL MAP FILED IN BOOK 65 MAPS AT PAGE 45.



LOCATION MAP

- LEGEND**
- FOUND MONUMENTS AS PER 65 MAPS, 45
  - SET 3/4" I.P. L.S. 3625
  - CALCULATED POINT ONLY
  - (M) MEASURED DATA
  - (R) BOOK 65 OF MAPS, PAGE 45

**NOTE**  
 THE NON-EXCLUSIVE PUBLIC EASEMENTS FOR INGRESS AND EGRESS, FOR PUBLIC UTILITIES, AND FOR DRAINAGE, AND TO BE RESERVED IN DEEDS ARE HEREBY OFFERED FOR DEDICATION TO THE CITY OF OROVILLE.

# PARCEL MAP

BEING A RESUBDIVISION OF PARCEL A OF THAT PARCEL MAP FILED WITH THE BUTTE COUNTY RECORDER'S OFFICE IN BOOK 65 OF MAPS AT PAGE 45. FOR FEATHER RIVER VILLAGE

NOTE: AN AFFIDAVIT OF OWNERSHIP IS BEING CONCURRENTLY RECORDED IN THE OFFICE OF THE BUTTE COUNTY RECORDER UNDER SERIAL NUMBER 54536

**SURVEYOR'S CERTIFICATE**  
 THIS MAP WAS PREPARED BY ME OR UNDER MY DIRECTION AND IS BASED UPON A FIELD SURVEY IN CONFORMANCE WITH THE REQUIREMENTS OF THE SUBDIVISION MAP ACT AT THE REQUEST OF FEATHER RIVER VILLAGE ON AUGUST 20, 1978. I HEREBY STATE THAT THE PARCEL MAP PROCEDURES OF THE LOCAL AGENCY HAVE BEEN COMPLIED WITH AND THAT THIS PARCEL MAP CONFORMS TO THE APPROVED TENTATIVE MAP AND THE CONDITIONS OF APPROVAL THEREOF WHICH WERE REQUIRED TO BE FULLY FILED PRIOR TO THE FILING OF THE PARCEL MAP.

*William W. Geddis*  
 WILLIAM W. GEDDIS  
 629 3625

**COUNTY SURVEYOR'S CERTIFICATE**  
 THIS MAP CONFORMS WITH THE REQUIREMENTS OF THE SUBDIVISION MAP ACT AND LOCAL ORDINANCE.

DATED: 7 Sept 1978

*Clay Castleberry*  
 CLAY CASTLEBERRY RCE 4224  
 COUNTY SURVEYOR

**RECORDERS CERTIFICATE**  
 FILED THIS 7 DAY OF Sept. 1978 AT 10:46 AM. IN BOOK 68 OF MAPS, AT PAGE 7, AT THE REQUEST OF Geddis, Russell & Assoc.

Serial # 54537

LOUISE KLUENDER  
 COUNTY RECORDER  
 BY *Louise Klunder*

**GEDDIS BRISCOLL AND ASSOCIATES**

ENGINEERING SURVEYING PLANNING

1638 LUNTOON STREET OROVILLE, CALIF. 95965 (916) 533-2068

77-263

SHEET 1 OF 16 SHEET



October 11, 2018

City of Oroville – Planning Division  
1735 Montgomery Street  
Oroville, CA 95965

**RE: Chrysler Trust and O'Bannon Trust  
Tentative Parcel Map Project Description**

To whom it may concern,

The purpose of this Tentative Parcel Map application is to separate a single parcel of land into two parcels of land that currently have distinct and different zonings.

The site is a total of 8.4+/- acres and is largely undeveloped land with a school playground in the northwesterly portion of the property. The proposed division will create two parcels:

- Parcel 1 – 6.0 acres. This parcel will include all the area of land that is currently zoned CLM. This parcel will also include the portion of the Stream Charter School playground.
- Parcel 2 – 2.4 acres. This parcel of land will include all the area of land that is currently zoned MXC. It will remain vacant land for this application.

An Easement Declaration with Covenants, Conditions and Restrictions defining easements and maintenance responsibilities for access and utilities will be recorded concurrently with/on the Parcel Map to provide access to Parcel 1.

Project Setting: The site is accessed by Seventh Street, a partially improved public roadway. It contains approximately 1.5 acres of development in the northwest portion. The remaining 7 +/- acres will remain in its natural state. It is adjoined by commercial occupancy to the north and west; Seventh Street to the east and vacant land and the Oroville Cemetery to the south.

There is no proposed development or additional drainage impacts, no proposed changes to the site, nor proposed changes in land use associated with this application.

Sincerely,

NorthStar



Mark R. Herrick, PLS  
Associate Surveyor



# City of Oroville

Building Department  
Cash Collections  
**RECEIPT: P747**

**Project Number: PW1810-004**  
**Project Name:**

<b>Fee Description</b>	<b>Account Number</b>	<b>Fee Amount</b>
TECH COST RECOVERY [SU	5141 4700	\$210.02
TENTATIVE PARCEL MAP	2201 4675	\$3,500.34
<b>Total Fees Paid:</b>		<b>3,710.36</b>

Date Paid: 10/11/2018

Paid By: CHRYSLER GAGE & CHRISTIE TRUST

Pay Method: CHECK

Check # 238

Received By: CECILIA CARMONA

\*\*\*Credit Card Payments\*\*\*

A convenience fee is charged for all credit card payments. Please note that the convenience fee is a third-party fee and is not part of the City of Oroville. For all credit card payments the convenience fee is 2.50% of the total amount charged with a minimum charge of \$2.00.

## Transmittal

**Date:** October 11, 2018

**To:** Planning Division

**From:** Jim Stevens

**Company:** City of Oroville

**NS#:** 18-119

**Address:** 1735 Montgomery St, Oroville, CA  
95965

**APN:** 035-030-055, 056

**RE:** Tentative Parcel Map Application for Chrysler/O'Bannon

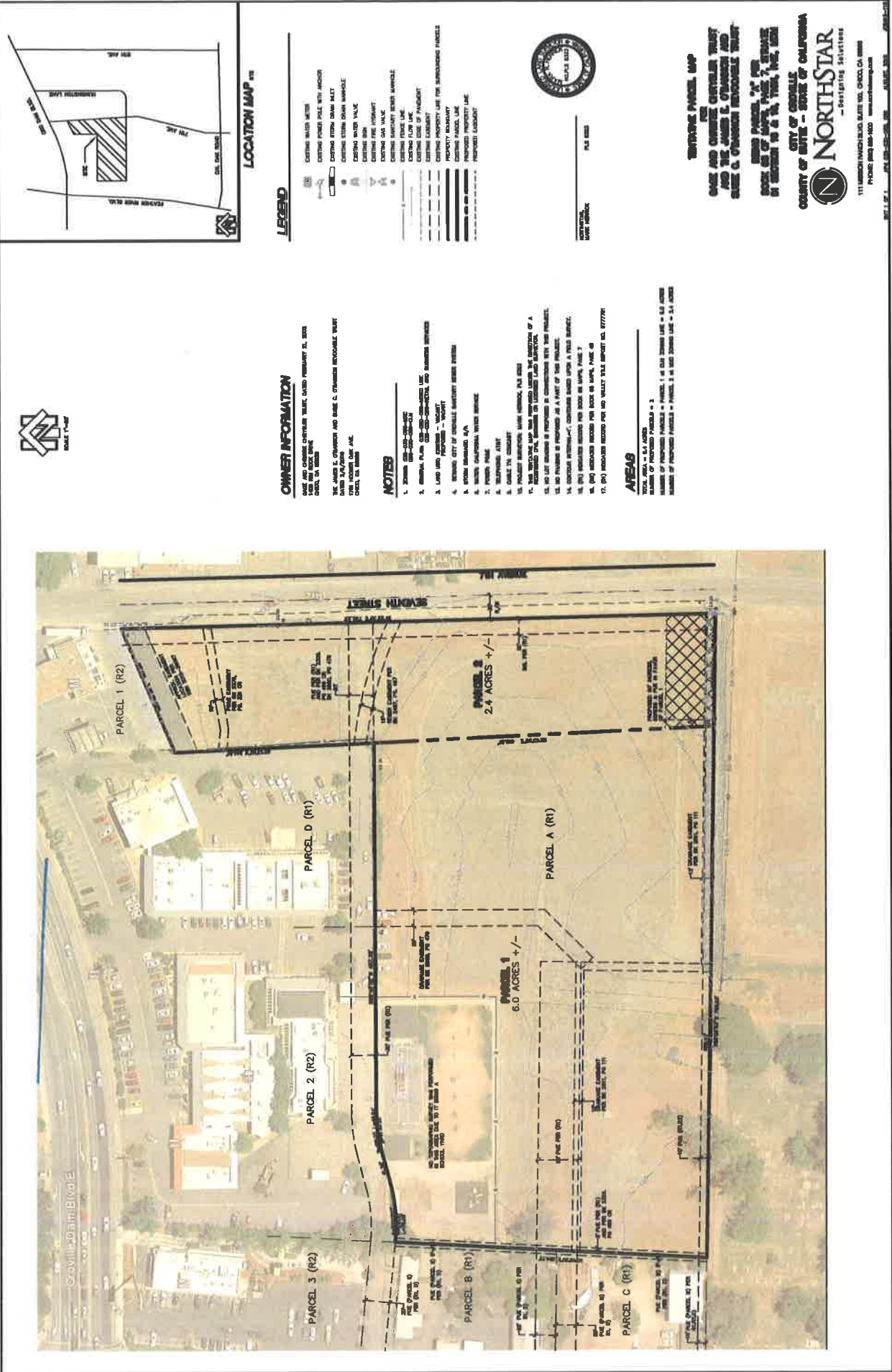
**Enclosures:** See attached

Please find the following application for a Tentative Parcel Map with the following attachments:

- Planning Division General Application-Completed and Signed
- Agent Authorization - Completed and Signed by all property owners
- Tentative Parcel Map Application-Completed and Signed
- Application filing fees-\$3,710.36 check from James O'Bannon #238
- Project Description letter
- Preliminary Title Report-dated August 30, 2018
- Vesting deed and supporting documents
- 1 reduced 8 ½ x 11 Tentative Parcel Map
- 3-24 x 36 Tentative Parcel Map including:
  - Name and Address of Property Owners
  - Project name, date prepared, north arrow, scale and list of utility purveyors
  - Vicinity map
  - Items D – S of application check list for all areas pertinent to this project.

RECEIVED

OCT 11 2018



**LOCATION MAP**



**LEGEND**

- EXISTING WATER METER
- EXISTING POWER POLE WITH METER
- EXISTING STORM DRAIN MILET
- EXISTING STORM DRAIN MANHOLE
- EXISTING WATER VALVE
- EXISTING SIGN
- EXISTING FIRE HYDRANT
- EXISTING SANITARY SEWER MANHOLE
- EXISTING FENCE LINE
- EXISTING FLOOR LINE
- EXISTING CURB OF PARCELS
- EXISTING PROPERTY LINE FOR SURROUNDING PARCELS
- PROPERTY BOUNDARY
- EXISTING FENCE LINE
- PROPOSED PROPERTY LINE
- PROPOSED LOT BOUNDARY



PLS 2018

**OWNER INFORMATION**

CHATELAIN TRUST, DATED FEBRUARY 21, 2003  
 1111 WEST HAVEN BLVD, SUITE 100, OCKEE, FL 32951  
 THE JAMES S. CHATELAIN AND BARRIE C. CHATELAIN REVOCABLE TRUST  
 DATED 5/4/2008  
 1111 WEST HAVEN BLVD, SUITE 100, OCKEE, FL 32951

**NOTES**

1. ZONING: RS-100-200-02-A
2. SURVEY: PLATS 035-000-000-001 & 035-000-000-002
3. LAND INFO: OCKEE - UNIMPROVED; OCKEE - UNIMPROVED
4. SERVICES: CITY OF OCKEE SANITARY SEWER SYSTEM
5. OTHER INFORMATION: N/A
6. FLOOD PLAIN: NONE
7. EASEMENTS: NONE
8. UTILITIES: NONE
9. EASEMENTS: NONE
10. EASEMENTS: NONE
11. THIS SURVEY MAP HAS BEEN PREPARED UNDER THE DIRECTION OF A REGISTERED PROFESSIONAL SURVEYOR AND IS TO BE USED AS A PART OF THE PROJECT.
12. NO PART OF THIS PROJECT IS TO BE CONSIDERED AS A PART OF THE PROJECT.
13. OCKEE UTILITIES - CITY OF OCKEE SANITARY SEWER SYSTEM.
14. (R1) UNIMPROVED RESIDENTIAL ZONING DISTRICT MAP, PAGE 2
15. (R2) UNIMPROVED RESIDENTIAL ZONING DISTRICT MAP, PAGE 4
16. (R1) UNIMPROVED RESIDENTIAL ZONING DISTRICT MAP, PAGE 4

**AREAS**

TOTAL AREA = 6.4 ACRES  
 NUMBER OF PROPOSED PARCELS = 3  
 NUMBER OF PROPOSED PARCELS = PARCELS 1 & 2 (SEE ZONING MAP) = 6.0 ACRES  
 NUMBER OF PROPOSED PARCELS = PARCELS 1 & 2 (SEE ZONING MAP) = 6.0 ACRES

**TECHNICAL SERVICES, INC.**  
 ENGINEERS AND ARCHITECTS  
 1111 WEST HAVEN BLVD, SUITE 100, OCKEE, FL 32951  
 PHONE: (888) 888-1000  
 WWW.TECHNICALSERVICESINC.COM

**CITY OF OCKEE**  
 COUNTY OF BREVARD - STATE OF FLORIDA

**NORTHSTAR**  
 - Designing Solutions



# City of Oroville

Planning Division - Community Development Department

1735 Montgomery Street  
 Oroville, CA 95965-4897  
 (530) 538-2420 FAX (530) 538-2426  
[www.cityoforoville.org](http://www.cityoforoville.org)

TSM1803

TRAKIT#: PW1810-004

## TENTATIVE MAP APPLICATION

(Please print clearly and fill in/provide all that apply)

REQUIRED FOR A COMPLETE APPLICATION		TYPE OF MAP - Please select all that apply:	
<input checked="" type="checkbox"/>	Completed and signed Application Forms	<input checked="" type="checkbox"/>	<b>Tentative Parcel Map:</b> \$3,500.34 (Deposit) + \$210.02 (6% Tech Fee) = \$3,710.36
<input checked="" type="checkbox"/>	Application Fee(s) Paid	<input type="checkbox"/>	<b>Tentative Subdivision Map:</b> \$4,041.06 (Deposit) + \$242.46 (6% Tech Fee) = \$4,283.52
*Additional fees from the Fire Department and Public Works Division may apply for their review.		<input type="checkbox"/>	<b>Vesting Tentative Map:</b> Same as Tentative Subdivision Map

### MAP REQUIREMENTS

The tentative map shall be prepared in a manner acceptable to the city and shall be prepared by a registered civil engineer or licensed land surveyor. The tentative map shall be clearly and legibly drawn and shall contain not less than the following unless requested and specifically waived by the department director:

Four (4) 24" x 36" copies, folded to 8 1/2" x 11", and one (4) 8 1/2" x 11" copies of the tentative map and grading plan prepared by a Registered civil engineer, drawn to scale and containing the following:

- a. Name and address of property owner of record, subdivider and engineer.
- b. Project name, date prepared, north arrow, scale, and list of utility purveyors.
- c. Vicinity map.
- d. Existing zoning and land use.
- e. Existing topography, note contour interval of site to 100%, with 2 or 5 foot intervals for slopes greater than 10%.
- f. Type, location, and drip line of existing trees over 8 inches in diameter at breast height (DBH).
- g. Location of existing structures, including wells and septic system, with notation "to remain" or "to be abandoned / removed."
- h. Location, width, and direction of flow of each water course and any area subject to water inundation.
- i. Location, width and name of existing streets, right-of-way or pavement.
- j. Widths, location and identity of all existing and proposed easements.
- k. Proposed street location, grade, centerline and radius of curves, pavement, right-of-way width and street names. Show typical sections of all streets.
- l. Location and size of existing and proposed sanitary sewer mains, storm drains and fire hydrants.
- m. Lot layout and dimensions including parcel size.
- n. Proposed lot grading, building pad elevation, top and toe of cut and fill slopes, and approximate location of street grades. Include a separate grading plan for subdivisions.
- o. Proposed trails, parks, school sites, and common areas for public or private use.
- p. Phasing sequence, if any.
- q. The subdivider, or subdivider's designated agent, shall file a tentative parcel map application with the Zoning Administrator. The submitted material shall conform to the requirements of the Zoning Administrator as to form and content. Rules governing form and content shall conform to the requirements of Section 66445 of the Government Code and shall require enough information to ensure adequate consideration.
- r. The subdivider shall specify any deviation from city standards and the justification for such deviation.
- s. The name or names of any geologist or soils engineer whose services were required in the preparation of the design of the tentative map.

*Upon the written request of the subdivider, the department may waive any of the above tentative map requirements if the department determines that the type of subdivision does not justify compliance with these requirements, or if the department determines that other circumstances justify a waiver. The department may require other drawings, data, or information as deemed necessary by the department to accomplish the purposes of the Subdivision Map Act.*

**Vesting Tentative Maps** are processed in the same manner as regular tentative maps with the exception that all discretionary approvals required prior to issuance of the construction permits must be obtained prior to action of the tentative map. Vesting maps must comply with City requirements and Subdivision Map Act requirements. A Vesting protects the right to develop and obtain building permit(s) even if land use regulations change between the time when approvals are obtained and building permit(s) are issued.



2014-0013989

Recorded	REC FEE	19.00
Official Records	TAX	357.50
County of		
Butte		
CANDACE J. GRUBBS		
County Clerk-Recorder		

02:00PM 09-May-2014 | VS Page 1 of 2

**RECORDING REQUESTED BY**  
Mid Valley Title & Escrow Company

**AND WHEN RECORDED MAIL DOCUMENT TO:**  
James O'Bannon  
1751 Hooker Oak Ave.  
Chico, Ca 95926

VESTING DEED

Space Above This Line for Recorder's Use Only

A.P.N.: 035-030-055 and 035-030-056

File No.: 0403-4623246 (AM)

### GRANT DEED

The Undersigned Grantor(s) Declare(s): DOCUMENTARY TRANSFER TAX \$357.50; CITY TRANSFER TAX \$;  
SURVEY MONUMENT FEE \$

- computed on the consideration or full value of property conveyed, OR
- computed on the consideration or full value less value of liens and/or encumbrances remaining at time of sale,
- unincorporated area;  City of Oroville, and

2

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, **First Foundation Bank successor by merger of Desert Commercial Bank**

hereby GRANTS to **L. Gage Chrysler and Christine A. Chrysler, Trustees of the Gage and Christie Chrysler Trust, dated February 21, 2002, as to an undivided 1/2 interest and James E. O'Bannon and Susie C. O'Bannon, Trustees of The James E.O'Bannon and Susie C. O'Bannon Revocable Trust, dated 2/8/2008, as to an undivided 1/2 interest**

the following described property in the City of **Oroville**, County of **Butte**, State of **California**:

**PARCEL I:**

**PARCEL A, AS SHOWN ON THAT CERTAIN PARCEL MAP, RECORDED IN THE OFFICE OF THE RECORDER OF THE COUNTY OF BUTTE, STATE OF CALIFORNIA, ON SEPTEMBER 7, 1978, IN BOOK 68 OF MAPS, AT PAGE(S) 7.**

**PARCEL II:**

**AN EASEMENT FOR PUBLIC UTILITIES OVER THE NORTHERLY 30 FEET, THE EASTERLY 5 FEET AND THE SOUTHERLY 25 FEET OF PARCEL B, AS SHOWN ON THAT CERTAIN PARCEL MAP, RECORDED IN THE OFFICE OF THE RECORDER OF THE COUNTY OF BUTTE, STATE OF CALIFORNIA, ON SEPTEMBER 7, 1978, IN BOOK 68 OF MAPS, AT PAGE(S) 7.**

**PARCEL III:**

**AN EASEMENT FOR PUBLIC UTILITIES OVER THE NORTHERLY 25 FEET, THE EASTERLY 5 FEET AND THE SOUTHERLY 10 FEET OF PARCEL C, AS SHOWN ON THAT CERTAIN PARCEL MAP, RECORDED IN THE OFFICE OF THE RECORDER OF THE COUNTY OF BUTTE, STATE OF CALIFORNIA, ON SEPTEMBER 7, 1978, IN BOOK 68 OF MAPS, AT PAGE(S) 7.**

Grant Deed - continued

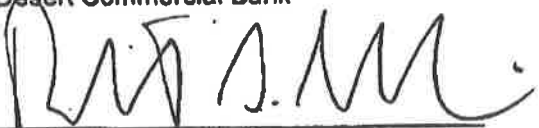
Date: 05/06/2014

A.P.N.: 035-030-055 and 035-030-056

File No.: 0403-4623246 (AM)

Dated: 05/06/2014

First Foundation Bank successor by merger  
of Desert Commercial Bank



By: Robert S. Nolin, Executive Vice  
President

STATE OF California )SS  
COUNTY OF Orange )

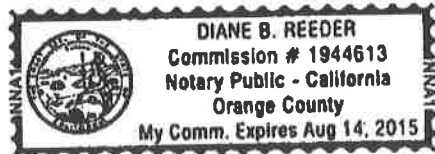
On 05/07/2017 before me, Diane B. Reeder, Notary  
Public, personally appeared Robert S. Nolin

who proved to me on the basis of satisfactory evidence to  
be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that  
he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on  
the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is  
true and correct.

WITNESS my hand and official seal.

Signature



My Commission Expires: Aug. 14, 2015

*This area for official notarial seal*

AFTER RECORDING, RETURN TO:  
Breuer-Harrison, Inc.  
2555 E. Chapman Ave., Su. 711  
Fullerton, Ca 92631

*Seam Ind. Tract*  
*(89, 10)*  
*3503*

OFFICIAL RECORDS  
BUTTE COUNTY  
RECORDS  
PROVIDE TITLE CO.  
MAR 24 9 08 AM 1978  
BUTTE COUNTY RELEASER  
33085  
FEE 16.00

DECLARATION OF RESTRICTIVE COVENANT

WHEREAS, under contract dated the 25th day of November, 1977, Breuer-Harrison, Inc. (hereinafter referred to as "Seller") agreed to convey to Franchise Realty Corporation, a(n) Illinois corporation, (hereinafter referred to as "Purchaser") a parcel of real estate described on Exhibit A attached hereto and made a part hereof; and

WHEREAS, one of the terms of said contract states that Seller shall record a Restrictive Covenant affecting Seller's property;

NOW THEREFORE, Seller hereby covenants and agrees, in consideration of the terms and conditions recited in said contract, that the property described on Exhibit B, attached hereto, will not be used as a restaurant specializing in hamburgers, french fries & soft drinks for a period of twenty (20) years from the date first herein above written.

This covenant shall run with the land described in Exhibits A and B and shall inure to the benefit of and shall be binding upon the Purchaser and Seller, their heirs, administrators, grantees, assigns and successors.

IN WITNESS WHEREOF, Seller has executed this DECLARATION OF RESTRICTIVE COVENANT, this 14th day of February, 1978.

SELLER: BREUER-HARRISON INC.

WITNESS:

*Casper J. Breuer*  
President  
ATTEST: *Wm. Harrison*  
Vice-President

*William W. Giddels*  
*Edwin C. Weiss*

STATE OF: California  
COUNTY OF: Butte

AFFIDAVIT OF OWNERSHIP  
(Corporation or Partnership)

Casper J. Breuer, being first duly sworn on oath, deposes and states that he (she) is a (the) President of Breuer-Harrison, Inc. and as such has access to the records of Breuer-Harrison, Inc. and knows of his (her) personal knowledge that Breuer-Harrison, Inc. has title to all of the property described on Exhibit B attached, and that property within a two (2) mile radius of the property described on Exhibit A attached. owns no other

IN WITNESS WHEREOF, affiant has set his (her) hand this 14th day of February, 1978.

*Casper J. Breuer*  
AFFIANT

Subscribed and sworn to before me this 14th day of February, 1978.

*Richard B. [Signature]*  
NOTARY PUBLIC



(PLEASE PRINT NAME AND ADDRESS OF AGENT FOR STATE WHERE DOCUMENT IS TO BE RECORDED)

McD-DRC-C/P-10/77

BOOK 2268 PAGE 145



to 1000 CA (4-74)  
(Witness - Individual)



STATE OF CALIFORNIA } SS.  
COUNTY OF Butte

On February 14, 1978, William W. Dadds and Edie C. Weiss before me, the undersigned, a Notary Public, in and for said State, personally appeared Edie C. Weiss known to me to be the person whose name is subscribed to the within Instrument, as a Witness thereto, who being by me duly sworn, deposes and says: That they resides in Butte County.

↑ STAPLE HERE  
↓

and that William M. Harrison, also known as W. M. Harrison & Casper J. Breuer personally known to them to be the same person is described in and whose name is subscribed to the within and annexed instrument execute the same; and they acknowledged to said affiant that they executed the same; and that affiant subscribed their name thereto as a Witness to said execution.

WITNESS my hand and official seal.  
Signature Richard D. Barnhart



(This area for official notarial seal)

to 449 C  
(Corporation)

STATE OF CALIFORNIA } SS.  
COUNTY OF Butte

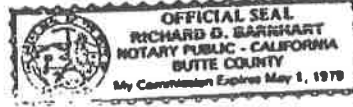
On February 14, 1978 before me, the undersigned, a Notary Public in and for said State personally appeared William M. Harrison, also known as W.M. Harrison known to me to be the Vice President, and Casper J. Breuer known to me to be the President ~~xxxxxx~~ of the corporation that executed the within Instrument.

↑ STAPLE HERE  
↓

known to me to be the persons who executed the within Instrument on behalf of the corporation therein named, and acknowledged to me that such corporation executed the within instrument pursuant to its by laws or a resolution of its board of directors.

WITNESS my hand and official seal.  
Signature Richard D. Barnhart

Name (Typed or Printed)



(This area for official notarial seal)



REG. 2258  
146

**EXHIBIT "A"**

All that certain real property situate in the City of Groville, County of Butte,  
State of California, described as follows:

Parcel 3, as shown on that certain Parcel Map, being a portion of Sections 18 and 19,  
Township 19 North, Range 4 East, M.D.B. & M., filed in the office of the Recorder of  
the County of Butte, State of California, on March 21, 1978 in Book 65 of Parcel  
Maps, at page 45.

BOOK 2268 PAGE 147

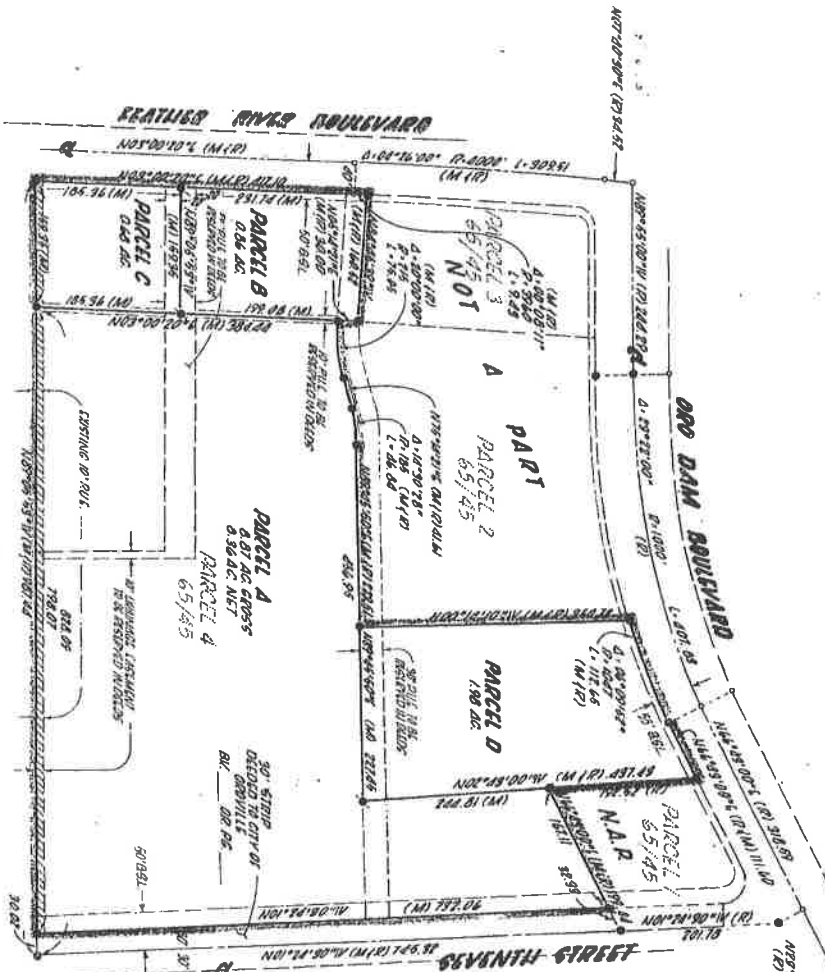
**EXHIBIT "B"**

**All that certain real property situate in the City of Oroville, County of Butte,  
State of California, described as follows:**

**Parcels 1, 2 and 4, as shown on that certain Parcel Map, being a portion of Sections  
18 and 19, Township 19 North, Range 4 East, M.D.B. & M., filed in the office of the  
Recorder of the County of Butte, State of California, on March 21, 1978 in Book 65  
of Parcel Maps, at page 45.**

**BOOK 2268  
PAGE 148**

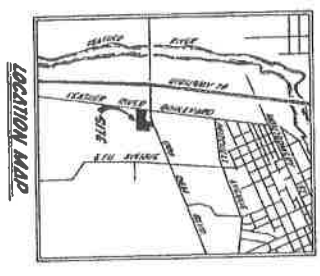
**END OF DOCUMENT**



**BACK OF BEARING**  
 THE BEARING OF BEARING IS THE EXTENDED BOUNDARY LINE OF THAT PARCEL & AS SUBJUGATED THAT PARCEL MAP FILED IN BOOK 55 OF MAPS AT PAGE 45.

- LEGEND**
- SOUND INSTRUMENTS AS PER 45 MAPS AS
  - CITY 5.0" X 12" 16 56 55
  - (M) CALCULATED POINT ONLY
  - (M) MEASURED DATA
  - (R) BOOK 55 OF MAPS, PAGE 45

**NOTE**  
 THE HORN EXISTING PUBLIC ENGINEERING FOR HIGHWAYS AND SPURS FOR PUBLIC UTILITIES, AND FOR AIRWAYS, AND TO BE RESPECTED UNLESS ARE OTHERWISE SPECIFIED FOR DISCONTINUATION TO THE CITY OF BUTTE.



# PARCEL MAP

BEING A REVISION OF PARCEL A OF THAT PARCEL MAP FILED WITH THE BUTTE COUNTY RECORDERS OFFICE IN BOOK 55 OF MAPS AT PAGE 45 FOR FEATHER RIVER VILLAGE

NOTE: AN AFFIDAVIT OF QUINCY SURVIVING IS BEING CONCURRENTLY RECORDED IN THE OFFICE OF THE COUNTY RECORDER UNDER SERIAL NUMBER 05157.

### SURVEYOR'S CERTIFICATE

THIS MAP OR PORTION THEREOF WAS PREPARED BY ME OR UNDER MY DIRECTION AND IS BASED UPON A FIELD SURVEY IN CONFORMANCE WITH THE REQUIREMENTS OF THE SUBDIVISION MAP ACT AND THE REQUIREMENTS OF THE ENGINEERING SURVEYING PLANNING ACT. I HAVE BEEN ADVISED THAT THIS SURVEY WAS CONDUCTED IN ACCORDANCE WITH THE REQUIREMENTS OF THE DIVISION MAP ACT AND LOCAL ORDINANCE AND THAT THE SURVEYING DATA WHICH WERE REQUIRED TO BE FILED WITH THIS MAP ARE TRUE AND CORRECT AND THAT THE SURVEYING DATA WHICH WERE REQUIRED TO BE FILED WITH THIS MAP ARE TRUE AND CORRECT AND THAT THE SURVEYING DATA WHICH WERE REQUIRED TO BE FILED WITH THIS MAP ARE TRUE AND CORRECT.

WILLIAM R. BROWN, COUNTY SURVEYOR

### COUNTY SURVEYOR'S CERTIFICATE

THIS MAP CONFORMS WITH THE REQUIREMENTS OF THE SUBDIVISION MAP ACT AND LOCAL ORDINANCE.

DATE: 7/17/17

CLAY CARPENTIER, COUNTY SURVEYOR

### RECORDERS CERTIFICATE

FILED THIS 17TH DAY OF JULY 2017 AT THE REQUEST OF WILLIAM R. BROWN, COUNTY SURVEYOR.

LOUISE KUEBBERG, COUNTY RECORDER

EDDIS AND ASSOCIATES ENGINEERING SURVEYING PLANNING

1630 KUMHOON STREET, OROVILLE, CALIF. 95965

TEL: 530-533-7004

FAX: 530-533-7843

SHEET 1 OF 1 SHEET

68-7

RECORDING REQUESTED BY  
OROVILLE TITLE COMPANY  
Order No.

AND WHEN RECORDING MAIL TO

CEN-CAL ENTERPRISES, INC.  
635 Mikkelsen Drive  
Auburn, CA 95603

HAS THE EASEMENTS TO

SAME AS ABOVE

OFFICIAL RECORDS  
BUTTE COUNTY-CALIF.  
RECORDS REGISTERED BY  
OROVILLE TITLE CO.  
SEP 29 11 32 AM 1978  
LOUISE P. LUENJER  
COUNTY RECORDER  
FEE  
57418

SPACE ABOVE THIS LINE FOR RECORDER'S USE

### Individual Grant Deed

THIS FORM FURNISHED BY TICOR TITLE INSURERS

A. P. N.

TD 1027 CO 112-701

TRANSFER  
TAX PAID

The undersigned grantor(s) declare(s):

Documentary transfer tax is \$ 116.15

- computed on full value of property conveyed, or
- computed on full value less value of liens and encumbrances remaining at time of sale.
- Unincorporated area:  City of Oroville and

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

**FEATHER RIVER VILLAGE, a limited partnership**

hereby GRANT(S) to **CEN-CAL ENTERPRISES, INC., a California corporation**

the following described real property in the City of Oroville  
County of Butte State of California:

35-03-6

PARCELS B and C, as shown on that certain Parcel Map being a portion of Parcel 4 of Parcel Map recorded in Book 65 of Maps, at page 45, filed in the office of the Recorder, County of Butte, State of California, on September 7, 1978 in Book 68 of Parcel Maps, at page 7.

RESERVING THEREFROM public utility easements over the Northerly 30 feet, Easterly 5 feet and the Southerly 25 feet of said Lot B and over the Northerly 25 feet, Easterly 5 feet and Southerly 10 feet of said Lot C.

TOGETHER WITH a 30 foot public utility easement as shown on the above described Parcel Map.

ALSO TOGETHER WITH a 10 foot public utility easement as shown on the above described Parcel Map.

Subject to Covenants, conditions and restrictions recorded March 24, 1978 in Book 2268 of Butte County Official Records, at page 145.

BOOK 2329 PAGE 499

Dated September 8, 1978

FEATHER RIVER VILLAGE, a limited partnership  
by: BREUER-HARRISON, INC., GENERAL PARTNER

by: Casper J. Breuer, President  
by: William M. Harrison

YS 440 C (9-78)

(Copies as a Part of a Partnership)

STATE OF CALIFORNIA  
COUNTY OF Butte

under-  
signed

On September 8, 1978 before me, the undersigned, a Notary Public in and for said State, personally appeared Casper J. Breuer known to me to be the President, and William M. Harrison known to me to be the V. President &

Secretary of BREUER-HARRISON, INC. the corporation that executed the within instrument and known to me to be the person who executed the within instrument on behalf of said corporation, said corporation being known to me to be one of the partners of

the partnership that executed the within instrument, and acknowledged to me that each corporation executed the same as such partner and that each partnership executed the same.

WITNESS my hand and official seal.

Signature Richard B. ...

Name (Typed or Printed)



BOOK 2329 PAGE 500

END OF DOCUMENT

(This area for official notarial seal)

APR 11 1978

AFTER RECORDING  
RETURN TO:

THE PACIFIC GAS & ELECTRIC COMPANY

2119-04-1208

FOR RECORDER'S USE ONLY  
OFFICIAL RECORD  
BUTTE COUNTY CLERK  
RECORDS DIVISION

THE PACIFIC GAS & ELECTRIC CO.

APR 11 1978

CLERK-RECORDED

FEE

7055

PACIFIC GAS AND ELECTRIC COMPANY  
Land Department  
77 Beale Street  
San Francisco, California 94106  
Attn: Title Administration Unit

Location: OROVILLE

Recording Fee: \$4.00

Documentary Transfer Tax: NONE

Computed on Full Value of Property Conveyed, or  
 Computed on Full Value Less Liens & Encumbrances  
Remaining at Time of Sale

Maura Henderson  
Signature of declarant or agent determining tax

EASEMENT

FEATHER RIVER VILLAGE, a limited partnership,

first party, hereby grants to PACIFIC GAS AND ELECTRIC COMPANY, a California corporation,

second party, the right from time to time to construct, install, inspect, maintain, replace, remove, and use facilities of the type hereinafter specified, together with a right of way therefor, within a strip or parcel of land or along a route as hereinafter set forth, and also ingress thereto and egress therefrom, over and across the lands situate in the City of Oroville, County of Butte, State of California, described as follows:

(APN 35-030-8 & 37)

Beem Industrial Tract 1st 8, 9, 10  
35-03-16

Parcel 4 as shown on that certain Parcel Map recorded March 21, 1978 in Book 65 of Maps at page 45, Butte County Records.

Said facilities shall consist of:

Such underground conduits, pipes, service boxes, wires, cables, and electrical conductors; aboveground marker posts, fuses, terminals, and transformers with associated concrete pads; and fixtures and appurtenances necessary to any and all thereof, as second party deems necessary located within the strip of land described as follows:

A strip of land of the uniform width of 10 feet extending westerly from the westerly boundary line of Seventh Street, a city street, and lying 5 feet on each side of the line which begins at a point in said westerly boundary line of Seventh Street and runs thence south 80° 11.9' west 128.2 feet, more or less, to a point herein for convenience called Point "A"; thence north 83° 07.2' west 90 feet; said Point "A" bears south 24° 11.7' east 67.9 feet distant from the found 1 1/2 inch O.D. pipe with plastic plug stamped L.S. 3625 accepted as marking the southwest corner of Parcel 1 of said Parcel Map recorded March 21, 1978.

DR  
BOOK 2375 PAGE 331

First party, shall not erect or construct any building or other structure or drill or operate any well within said strip of land

The provisions hereof shall inure to the benefit of and bind the successors and assigns of the respective parties hereto.

IN WITNESS WHEREOF first party has executed these presents this 15<sup>th</sup> day of January, 19 79.

By William M. Harrison - V.P.  
FEATHER RIVER VILLAGE  
By Brewer-Harrison, Inc., general partner  
William M. Harrison-V.P.

Executed in the presence of:

WITNESS

Prepared JRM  
Checked \_\_\_\_\_

Colgate GN 404474  
Survey 162-75 Map G-23-24  
Sec. 13, T19N, R4E, FDM  
S44

BOOK 2375 PAGE 332

FOR NOTARY'S USE ONLY

STATE OF CALIFORNIA )  
Butte County of) ss.  
Notary Seal

On this 15th day of January, in the year 19 79,  
before me, the undersigned, a Notary Public  
in and for said State personally appeared William M. Harrison

known to me to be Vice-President  
of the corporation that executed the within instrument, and  
known to me to be the persons who executed the within  
instrument on behalf of said corporation therein named, and  
acknowledged to me that such corporation executed the same,  
and said corporation being also known to me to be one of the  
partners of the partnership that executed the within  
instrument, and that said officers of said corporation, for  
and on behalf of said corporation, acknowledged to me that  
such partnership executed the said instrument.



WITNESS my hand and official seal Richard D. Barnhart  
Notary Public in and for said  
State



Read  
Parcel  
A. P. No.  
Escrow No.

After Recording  
Return To:

OFFICIAL RECORDS  
BUTTE COUNTY, CALIF.  
RECORDS REQUIRED BY  
*City of Oroville*  
FEB 13 1 48 PM 1980  
CLARK A. NELSON  
CLERK-RECORDER

NOTA  
FEE

*Stone* 4747

SPACE ABOVE THIS LINE FOR RECORDER'S USE

GDA 77-263

### Grant Deed

For value received FEATHER RIVER VILLAGE  
a limited partnership

Change of Owner-  
ship Statement NOT  
Filed. (Sec. 480 R & T  
Code) Sent to mailing  
address on document.

Grant s..... to CITY OF OROVILLE

all that real property situate in the  
County of .....BUTTE....., State of California, described as follows:

An easement 15.00 feet in width for the operation and maintenance of an existing sanitary sewer line, over a portion of Parcel 2 according to that certain Parcel Map recorded in Book 65, Maps at Page 45 and over a portion of Parcels "A" and "D" according to that certain Parcel Map recorded in Book 68, Maps, at Page 7, Butte County Recorders Office, Butte County, California, the centerline of said easement being more particularly described as follows;

Commencing at the southwest corner of said Parcel 2; thence N 5°14'21"E along the west line of Parcel 2; 22.72 feet to a point on the existing sanitary sewer line and the TRUE POINT OF BEGINNING for the herein described centerline; thence N 81°11'22"E along the existing sewer line; 134.90 feet to an existing manhole; thence N 89°45'50"E along the existing sewerline; 422.00 feet to an existing manhole and the beginning of a curve to the right having a radius of 500.00 feet and a central angle of 24°54'10"; thence southeasterly along the sewer line an arc distance of 217.32 feet to a point on the east line of said Parcel "A" and the end of the described centerline and from which the southeast corner of Parcel "A" bears S 1°24'30"E; 395.78 feet.

END OF DESCRIPTION

#### CERTIFICATE OF ACCEPTANCE OF DEED OR OTHER INSTRUMENT OF CONVEYANCE

This is to certify that the interest in real property conveyed by ~~xxxxxx~~ Grant of Easement dated January 21, 1980 from FEATHER RIVER VILLAGE, A Limited Partnership

to the City of Oroville, a Municipal Corporation, is hereby accepted by order of the City Council of the City of Oroville on the 4th day of February, 1980, and the grantee consents to recordation by its duly authorized officer.

Dated: February 6, 1980.

*Clinton M. P. Camp*  
Mayor, City of Oroville

BOOK 2487 PAGE 467

GRANTOR(S) SIGNATURE

Dated this 21 day of January 19 80

Signed and delivered in the presence of

Feather River Village, a Limited Partnership

By: Casper J. Breuer, President
William M. Harrison, Secretary
Breuer-Harrison, Inc.
GENERAL PARTNER

SUBSCRIBING WITNESS

STATE OF CALIFORNIA
COUNTY OF ORANGE

On this 11th day of January 19 80, before me Nancy Joy Hughes
a Notary Public in and for said State personally appeared Casper J. Breuer
William M. Harrison
known to me to be the President, and
Secretary of Breuer-Harrison, Inc.

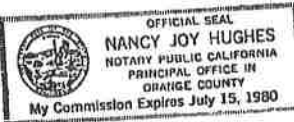
known to me to be the Secretary of Breuer-Harrison, Inc.
the corporation that executed the within instrument and known to me to be the persons who executed the within
instrument on behalf of said corporation, said corporation being
Feather
River Village

the partnership that executed the within instrument, and acknowl-
edged to me that such corporation executed the same as such
partner and that such partnership executed the same.

WITNESS my hand and official seal.

Signature Nancy Joy Hughes

Name (Typed or Printed)



(This area for official notarial seal)

Signature

Name (Typed or Printed)

Signature

Name (Typed or Printed)

OR(S)

, 19 before me,
blic in and for the State of
duly commissioned and

, whose name...
trument and acknowledged
ecuted the same.

BOOK 2481 PAGE 468

Certificate Of Acceptance

This is to certify that the interest in real property conveyed by the within deed or grant dated
from
to the
political subdivision, is hereby accepted by order of the
and the grantee consents to recordation thereof by its duly authorized officer.

By:

CERTIFIED AS TRUE COPY  
OF Resolution No. 3504  
February 6, 1980

DATE CERTIFIED  
*David M. Jenkins*  
CITY CLERK, CITY OF OROVILLE

CITY OF OROVILLE  
RESOLUTION NO. 3504

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32

A RESOLUTION AUTHORIZING THE MAYOR TO  
ACCEPT A GRANT OF EASEMENT FOR SANITARY  
SEWER PURPOSES AND TO ACCEPT AN OFFER  
OF DEDICATION OF A SANITARY SEWER LINE  
FROM FEATHER RIVER VILLAGE

WHEREAS, it is in the best interest of the City of  
Oroville to accept the offer of dedication of a sanitary sewer  
main and sanitary sewer easement between Feather River Boulevard  
and South Seventh Avenue from Feather River Village,

NOW, THEREFORE, BE IT RESOLVED AS FOLLOWS:

1. That the Mayor of the City of Oroville is hereby  
authorized and directed to accept the grant of easement for  
sanitary sewer purposes and to accept the offer of dedication  
of the sanitary sewer line from Feather River Village, a limited  
partnership, a copy of which is attached hereto and incorporated  
herein as Exhibit "A".

2. The City Clerk shall attest to the adoption of  
this Resolution.

PASSED AND ADOPTED by the Council of the City of  
Oroville at a regular meeting on the 4th of February, 1980,  
by the following vote:

AYES: Eastham, McCall, Richter, Wilson, Taber, D'Arcy  
NOES: None  
ABSENT: Bronner

/s/ Clayton W. D'Arcy  
MAYOR

Approved as to form:

Attest:

/s/ Gerald Hermansen  
CITY ATTORNEY

/s/ David M. Jenkins  
CITY CLERK

BOOK 248 / PAGE 469

14

Return to:  
City of Oroville  
1735 Montgomery Street  
Oroville, California 95965

OFFICIAL RECORDS RECORDED AT THE  
REQUEST OF

City of Oroville  
at      Min. past      o'clock      .M.  
Butte County, California  
Fee:

OFFICIAL RECORDS  
BUTTE COUNTY-CALIF.  
RECORDS REQUESTED BY  
City of Oroville  
MAY 1 9 11 AM 1980

CLARK A NELSON  
CLERK-RECORDER **NO FEE**  
FEE

Recorder

PROPERTY OF OROVILLE  
GRANT OF EASEMENT

13985

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

FEATHER RIVER VILLAGE, a Limited Partnership,

hereby GRANTS to:

THE CITY OF OROVILLE, a Municipal Corporation, and its assigns,

a non-exclusive public utility and drainage easement, on, over,  
under and across all those portions of the herein described real  
property for the purpose of the construction, maintenance and  
operation of public utilities, drainage pipes and other drainage  
ways, along with any and all appurtenant facilities.

SEE ATTACHED EXHIBIT A

Change of Owner-  
ship Statement NOT  
Filed. (Sec. 400 R & T  
Code) Sent to mailing  
address on document.

BREUER-HARRISON, INC. PARTNER

Casper J. Breuer  
President 1-3-80

William M. Harrison  
Secretary

STATE OF CALIFORNIA  
COUNTY OF Orange } SS.

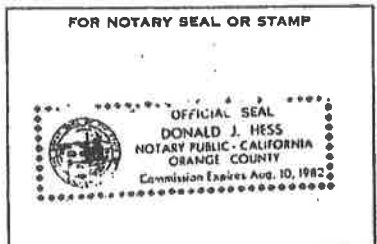
On April 3, 1980, before me, the undersigned,  
a Notary Public in and for said County and State, personally  
appeared Casper J. Breuer, known to me to  
be the President, and William Harrison known  
to me to be the Secretary of Breuer-

Harrison, Inc., the corporation that  
executed the within instrument and known to me to be the persons  
who executed the within instrument on behalf of said corporation,  
said corporation being known to me to be one of the partners of  
Feather River Village, the  
partnership that executed the within instrument, and acknowledged  
to me that such corporation executed the same as such partner  
and that such partnership executed the same.

Donald J. Hess



FOR NOTARY SEAL OR STAMP



BOOK 2511 PAGE 111

Misc. 313 (C.S.) Act, Corp. or Partnership (Rev. 9-89)  
Sample

EXHIBIT A

A portion of the South Half of the Southwest Quarter of Section 18, T.19 N., R.4 E., M.D.M., City of Oroville, Butte County, California.

A portion of the parcel of land shown as Parcel A on that certain Parcel Map for Feather River Village, recorded September 7, 1978, in Book 68 of Maps at page 7, Butte County Official Records.

Parcel One

A strip of land, 10.00 feet in width, the centerline of which is more particularly described as follows:

Commencing at the Southwest corner of said Parcel A; thence along the Westerly line of said parcel, North 3° 00' 20" East, 161.64 feet to the True Point of Beginning of the herein described centerline; thence leaving said line, parallel with and 161.54 feet Northerly of the Southerly line of said parcel, South 89° 05' 53" East, 353.21 feet; thence South 0° 54' 07" West, 161.54 feet to said Southerly line and terminus of the herein described centerline, from which point the Southeast corner of said parcel bears South 89° 05' 53" East, 438.93 feet.

Parcel Two

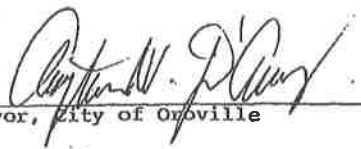
The Easterly 433.95 feet of the Southerly 12.00 feet of said Parcel A.

(Feather River Village Storm Drain)

CERTIFICATE OF ACCEPTANCE OF DEED  
OR OTHER INSTRUMENT OF CONVEYANCE

This is to certify that the interest in real property conveyed by ~~deed~~ Grant of Easement dated April 3, 1980 from FEATHER RIVER VILLAGE to the City of Oroville, a Municipal Corporation, is hereby accepted by order of the City Council of the City of Oroville on the 21st day of April, 19 80, and the grantee consents to recordation by its duly authorized officer.

Dated: April 22, 19 80.

  
\_\_\_\_\_  
Mayor, City of Oroville

END OF DOCUMENT

BOOK 2511 PAGE 112

19

**RECORDING REQUESTED BY  
CHICAGO TITLE COMPANY**

And When Recorded Mail This Deed and, Unless  
Otherwise Shown Below, Mail Tax Statements To:

NAME JEROME MEISLIN & THOMAS J. COATES  
STREET ADDRESS  
ADDRESS P. O. BOX 257  
CITY TIBURON, CALIFORNIA  
STATE  
ZIP

OFFICIAL RECORDS  
BUTTE COUNTY - CALIF.  
RECORDS REQUESTED BY  
**WAD VALLEY TITLE CO**  
SEP 28 11 48 AM 1981

CLARK A. NELSON  
CLERK-RECORDER **15**  
FEE  
81-31363

SPACE ABOVE THIS LINE FOR RECORDER'S USE

Title Order No. \_\_\_\_\_ Escrow No. 11979-K0

DOCUMENTARY TRANSFER TAX \$1,054.90  
COMPUTED ON FULL VALUE OF PROPERTY CONVEYED,  
XXX OR COMPUTED ON FULL VALUE LESS LIENS AND  
ENCUMBRANCES REMAINING AT TIME OF SALE.  
**CHICAGO TITLE COMPANY**  
OF ALAMEDA COUNTY  
Signature of Declarant or Agent determining tax. Firm Name

Change of Owner-  
ship Statement NOT  
Filed. (Sec. 480 R & T  
Code) Sent to mailing  
address on document.

**GRANT DEED**

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

FEATHER RIVER VILLAGE, a Limited Partnership

**TRANSFER  
TAX PAID**

hereby GRANT(S) to

THOMAS J. COATES, an unmarried man, as to his undivided 25% interest, and  
JEROME MEISLIN & BARBARA J. MEISLIN, husband and wife, as community property as to  
an undivided 50% interest, and M & M PROJECTS INC., a California Corporation, as to  
the following described real property in the City of Oroville an undivided 25% interest  
county of Butte, state of California:

FOR LEGAL DESCRIPTION SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF.

FOR EASEMENTS SEE EXHIBIT "B" ATTACHED HERETO AND MADE A PART HEREOF.

FEATHER RIVER VILLAGE, a Limited Partnership  
BY: BREUER-HARRISON, INC., a Corporation

Dated September 8, 1981

STATE OF CALIFORNIA  
COUNTY OF \_\_\_\_\_ SS.

On \_\_\_\_\_ before me, the under-  
signed, a Notary Public in and for said County and State,  
personally appeared \_\_\_\_\_

BY: William J. Brewer Pres.  
William M. Hansen Sec/Vp

\_\_\_\_\_ known to me  
to be the person whose name \_\_\_\_\_ subscribed to the  
within instrument and acknowledged that \_\_\_\_\_  
executed the same.



Name (Typed or Printed)

Notary Public In and for Said County and State

(Space above for official notarial seal)

BOOK 2660 PAGE 479

MAIL TAX STATEMENTS TO PARTY SHOWN ON FOLLOWING LINE: IF NO PARTY SO SHOWN, MAIL AS DIRECTED ABOVE

Name

Street Address

City & State

Form No. 2866

DESCRIPTION: EXHIBIT "A"

All that certain real property situate in the City of Oroville, County of Butte, State of California, described as follows:

PARCEL A:

Being a portion of Sections 18 and 19, Township 19 North, Range 4 East, M.D. B. & M., more particularly described as follows:

Parcel 1, as shown on that certain Parcel Map recorded in the office of the Recorder of the County of Butte, State of California, on March 21, 1978, in Book 65 of Parcel Maps, at page 45.

EXCEPTING THEREFROM that portion conveyed to the City of Oroville from Feather River Village, a limited partnership by Deed recorded September 20, 1978, in Book 2327, of Butte County Official Records, at page 105, and more particularly described as follows:

All that real property situate in Sections 18 and 19, Township 19 North, Range 4 East, M.D. B. & M., City of Oroville, Butte County, California, being a portion of Parcels 1 and 4, as shown on that certain Parcel Map filed in Book 65 of Parcel Maps, at page 45, and more particularly described as follows:

BEGINNING at the Southeast corner of said parcel 4; thence North  $01^{\circ} 24' 30''$  West, 890.54 feet to a point on the boundary of that certain parcel deeded to the City of Oroville in Book 2266, of Official Records, at page 660; thence Westerly along said boundary South  $80^{\circ} 35' 30''$  West, 30.00 feet; thence leaving said boundary South  $01^{\circ} 24' 30''$  East, 889.33 feet to the Southerly line of said Parcel 4; thence Easterly along the said Southerly line South  $09^{\circ} 05' 53''$  East, 30.02 feet to the point of beginning.

ALSO EXCEPTING THEREFROM that portion conveyed to the City of Oroville from Feather River Village, a limited partnership by Deed recorded May 1, 1980, in Book 2511, of Butte County Official Records, at page 109, and more particularly described as follows:

COMMENCING at the Northwest corner of said Parcel 1; thence along the Northerly line of said parcel North  $66^{\circ} 43' 00''$  East 105.30 feet to the true point of beginning of the herein conveyed parcel; thence continuing along said Northerly line North  $66^{\circ} 43' 00''$  East, 29.50 feet; thence Southeasterly along the arc of a tangent 25.00 foot radius curve, concave to the Southwest, through a central angle of  $111^{\circ} 52' 30''$  for 48.81 feet to the Northwest corner of that certain parcel conveyed to the City of Oroville by Deed recorded September 20, 1978, in Book 2327, at page 106, of Butte County Official Records; thence along the Westerly line of said parcel, South  $1^{\circ} 24' 30''$  East, 29.50 feet to a point of cusp; thence leaving said line, Northwesterly along the arc of a tangent 45.00 foot radius curve, concave to the Southwest through a central angle of  $111^{\circ} 52' 30''$  for 87.87 feet to the true point of beginning.

PARCEL B:

Being a portion of Sections 18 and 19, Township 19 North, Range 4 East, M.D. B. & M., more particularly described as follows:

(continued)

BOOK 2660  
PAGE 480

EXHIBIT "A" CONTINUED

Parcel 2, as shown on that certain Parcel Map recorded in the office of the Recorder of the County of Butte, State of California, on March 21, 1978, in Book 65 of Parcel Maps, at page 45.

PARCEL C:

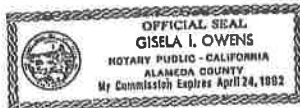
Parcel D, as shown on that certain Parcel Map being a portion of Parcel 4 of Parcel Map recorded in Book 65 of Parcel maps, at page 45, filed in the office of the Recorder of the County of Butte, State of California, on September 7, 1978, in Book 68 of Parcel Maps, at page 7.

PARCEL D:

An easement for public utility 30 feet in width as shown on that certain Parcel Map being a portion of Parcel 4 of Parcel Map recorded in Book 65 of Parcel Maps, at page 45, filed in the office of the Recorder, County of Butte, State of California, on September 7, 1978, in Book 68 of Parcel Maps, at page 7.

STATE OF CALIFORNIA }  
COUNTY OF Alameda } SS.

On 9-24-81, before me, the undersigned, a Notary Public in and for said County and State, personally appeared Casper J. Brewer known to me to be the President, and William O. Harrison known to me to be the V.P. & Secretary of Brewer-Harrison, Inc. the corporation that executed the within instrument and known to me to be the persons who executed the within instrument on behalf of said corporation, said corporation being known to me to be one of the partners of Feather River Village the partnership that executed the within instrument, and acknowledged to me that such corporation executed the same as such partner and that such partnership executed the same.



BOOK 2660  
PAGE 481

[Signature]

Name (Typed or Printed)  
Notary Public in and for said County and State

FOR NOTARY SEAL OR STAMP



EXHIBIT "B"

EASEMENTS FOR FEATHER RIVER VILLAGE

Page 1 of 9

TOGETHER WITH an easement 20' in width, for the installation and maintenance of a storm drainage pipe, over, under and upon all that real property situated in the City of Oroville, County of Butte and being a portion of Parcel A as shown on that certain parcel map on file in Butte County Recorder's Office in Book 68 of Maps at Page 7, the centerline of said easement being more particularly described as follows:

COMMENCING at the southwest corner of Parcel "D" of said map, thence North 89° 45' 50" East, along the southerly line of said Parcel "D", 10.00 feet to the centerline of said easement and the TRUE POINT OF BEGINNING; thence South 00° 14' 10" East, along said centerline 208 feet more or less to a point that is 25.00 feet north of the projection of the property line common to Parcels "B" and "C" of said map; thence southwesterly, 80 feet more or less, to the existing storm drain drop inlet constructed by the City of Oroville in December, 1980 and the end of said easement.

In the event alternate drainage facilities are constructed, then this easement shall be abandoned in favor of a new easement over the facilities as constructed.

BOOK 2660 PAGE 182

EASEMENTS FOR FEATHER RIVER VILLAGE

Page 2 of 9

RESERVING THEREFROM an easement for ingress, egress and public utilities purposes, 30 feet in width, over, under and upon all that real property situated in the City of Oroville, County of Butte, State of California, being a portion of Parcel "2" as shown on that certain parcel map on file in the Butte County Recorder's Office in Book 65 of Maps at Page 45, lying westerly of and adjacent to the following described line:

BEGINNING at the northeast corner of said Parcel "2"; thence South 00° 14' 10" East, 354.78 feet to the southeast corner of said Parcel "2" and the end of the herein described line.

BOOK 2660 PAGE 483

EASEMENTS FOR FEATHER RIVER VILLAGE

Page 3 of 9

TOGETHER WITH an easement for ingress, egress and public utilities purposes, 30 feet in width, over, under and upon all that real property situated in the City of Oroville, County of Butte, State of California, and being a portion of Parcel "A" as shown on that certain parcel map on file in the Butte County Recorder's Office in Book 68 of Maps at Page 7, the southerly line of said easement being more particularly described as follows:

BEGINNING at the southeast corner of Parcel "D" of said map; thence North 89° 45' 50" East, 150 feet more or less to the westerly right-of-way of Seventh Avenue, as shown on said map and the end of this description.

BOOK 2660 PAGE 484

EASEMENTS FOR FEATHER RIVER VILLAGE

Page 4 of 9

RESERVING THEREFROM an easement for ingress, egress and public utilities purposes, 30 feet in width, over, under and upon all that real property situated in the City of Oroville, County of Butte, State of California, being a portion of Parcel "2" as shown on that certain parcel map on file in the Butte County Recorder's Office in Book 65 of Maps at Page 45, lying northerly of and adjacent to the following described line:

BEGINNING at the southeast corner of said Parcel "2"; thence South  $89^{\circ} 45' 50''$  West, 229.51 feet to the beginning of a tangent curve to the left, concave southerly, having a radius of 185.00 feet and a central angle of  $14^{\circ} 30' 28''$ ; thence along said curve an arc distance of 46.84 feet to the end of the curve; thence South  $75^{\circ} 14' 21''$  West, a distance of 41.61 feet to the beginning of a tangent curve to the right, concave northerly, having a radius of 215.00 feet and a central angle of  $20^{\circ} 00' 00''$ ; thence along said curve an arc distance of 75.05 feet to the end of curve and the southwest corner of said Parcel "2" and the end of this description.

BOOK 2660  
PAGE 485

EASEMENTS FOR FEATHER RIVER VILLAGE

Page 5 of 9

RESERVING THEREFROM an easement for storm drainage 20.00 feet in width, lying 10.00 feet on each side of the following described centerline, which is along an existing 12 inch C.M.P., across all that real property situated in the City of Oroville, County of Butte, State of California, being a portion of Parcel "D", as shown on that certain parcel map on file in the Butte County Recorder's Office in Book 68 of Maps at Page 7, the centerline of which is described as follows:

COMMENCING at the Southeast corner of said Parcel "D"; thence North 2° 43' 00" West, along the Easterly boundary of said Parcel "D" 212.81 feet to the True Point of Beginning; thence South 70° 35' 02" West, 10.44 feet; thence South 22° 29' 04" West, 93.94 feet; thence South 13° 08' 13" East, 125.70 feet to a point on the South line of said Parcel "D" which bears South 89° 45' 50" West, a distance of 27.29 feet from the Southeast corner of said Parcel "D", said point being the end of the herein described centerline.

BOOK 2660 PAGE 486

EASEMENTS FOR FEATHER RIVER VILLAGE

Page 6 of 9

RESERVING THEREFROM an easement for ingress, egress and public utilities purposes, over, under and upon all that real property situated in the City of Oroville, County of Butte, State of California, being all that portion of Parcel "D" as shown on that certain parcel map on file in the Butte County Recorder's Office in Book 68 of Maps at Page 7, lying Easterly of the following described line:

COMMENCING at the Southeast corner of said Parcel "D"; thence South  $89^{\circ} 45' 50''$  West, 35.60 feet to the TRUE POINT OF BEGINNING; thence North  $00^{\circ} 14' 10''$  West, parallel with the West line of said Parcel "D" 244.58 feet to a point; thence North  $02^{\circ} 43' 00''$  West, 121.19 feet to a point; thence North  $23^{\circ} 17' 00''$  West, 58.0 feet more or less to a point on the Southerly right-of-way of Oro-Dam Boulevard, as shown on said map and the end of the herein described line.

BOOK 2660 PAGE 487

EASEMENTS FOR FEATHER RIVER VILLAGE

Page 7 of 9

RESERVING THEREFROM an easement for ingress and egress and public utility purposes 30 feet in width over, under and upon all that real property situated in the City of Oroville, County of Butte, State of California, being a portion of Parcel "D" as shown on that certain parcel map on file in the office of the Butte County recorder in Book 68 of Maps at Page 7, and being more particularly described as follows:

The Southerly 30.00 feet of said Parcel "D".

End of Description

BOOK 2660 PAGE 488

EASEMENTS FOR FEATHER RIVER VILLAGE

Page 8 of 9

TOGETHER WITH an easement for ingress and egress and public utility purposes 30 feet in width over, under and upon all that real property situated in the City of Oroville, County of Butte, State of California, being a portion of Parcel "B" as shown on that certain parcel map on file in the office of the Butte County Recorder in Book 68 of Maps at Page 7, and being more particularly described as follows:

The Northerly 30.00 feet of said Parcel "B" as shown on said parcel map.

End of Description

BOOK 2660 PAGE 489



EASEMENTS FOR FEATHER RIVER VILLAGE

Page 9 of 9

RESERVING THEREFROM an easement for parking over all that real property situated in the City of Oroville, County of Butte, State of California, being all that portion of Parcel "D" as shown on that certain parcel map on file in the Butte County Recorder's Office in Book 68 of Maps at Page 7, lying Easterly of the following described line:

COMMENCING at the Southeast corner of said Parcel "D"; thence South  $89^{\circ}45'50''$  West, 10.60 feet to the TRUE POINT OF BEGINNING of the herein described line; thence North  $00^{\circ}14'10''$  West, parallel with the West line of said Parcel "D", 244.58 feet to a point on the East line of said Parcel "D", said point being also the Southwest Corner of Parcel 1 as shown on that parcel map recorded in Book 65 Maps at Page 45 in the Butte County Recorders Office and being also the end of herein described line.

BOOK 2660 PAGE 490

END OF DOCUMENT

81-22575

OFFICIAL RECORDS  
BUTTE COUNTY - CALIF  
RECORDS REQUESTED BY  
*City of Oroville*  
JUL 9 8 08 AM 1981  
CLARK A. NELSON  
CLERK-RECORDER

NO FEE  
FEE

When Recorded, Please Mail to:

City of Oroville  
1735 Montgomery Street  
Oroville, California 95965  
Attn: Winzona

RECORDED FREE PER GOVERNMENT  
CODE SECTION 6103

RECORDING BENEFITS CITY BY  
PROVIDING FOR REDEVELOPMENT  
AREA.

DESCRIPTION OF THE LAND WITHIN  
THE OROVILLE REDEVELOPMENT PROJECT NO. 1  
and  
STATEMENT THAT REDEVELOPMENT  
PROCEEDINGS HAVE BEEN INSTITUTED

Proceedings for the redevelopment of the Oroville Redevelopment Project No. 1 have been instituted under the California Community Redevelopment Law pursuant to a Redevelopment Plan approved and adopted July 6, 1981 by the City Council of the City of Oroville, by Ordinance No. 1353.

The description of the land within the Oroville Redevelopment Project No. 1 is attached as Exhibit A, hereto.

Date: July 6, 1981

City of Oroville

*David M. Jibkens*  
\_\_\_\_\_  
David M. Jibkens  
City Clerk

BOOK 2638 PAGE 228

STATE OF CALIFORNIA        )  
  ) SS  
COUNTY OF BUTTE         )

On July 5, 1981, before me, the undersigned, a Notary Public in and for said County, personally appeared David M. Jinkens, known to me to be the City Clerk of the City of Oroville, and known to me to be the person who executed the within instrument on behalf of said City, and acknowledged to me that such City executed the same.

Witnessed my hand and official seal.



(Seal)

*Terri Lynn Patz*  
(Notary Public's Signature)

Terri Lynn Patz  
(Name - Typed or Printed)

Notary Public in and for said State

BOOK 2638 PAGE 229



1735 MONTGOMERY STREET OROVILLE, CALIFORNIA 95965 AREA CODE 916 833-9881

OFFICE OF THE  
CITY ADMINISTRATOR

#### LEGAL DESCRIPTION

The legal description of the boundaries of the adopted Oroville Redevelopment Project No. 1 is as follows:

All of Section 19 and portions of Sections 5, 6, 7, 8, 9, 10, 15, 16, 17, 18, 20, 22, 29, and 30; Township 19 North, Range 4 East, Mount Diablo Base and Meridian; and

Portions of Sections 1, 12, 13, 14, 15, 25, 26 and 27; Township 19 North, Range 3 East, Mount Diablo Base and Meridian in the County of Butte, State of California, and more particularly described as follows:

The boundaries of the City of Oroville, a municipal corporation, as such were established as of April 10, 1981, pursuant to Section 54900 et seq. of the Government Code.

BOOK 2638 PAGE 230

END OF DOCUMENT

RECORDING REQUESTED BY  
FIDELITY NATIONAL TITLE CO.

2008-0000910

2008-0000910

AND WHEN RECORDED, MAIL TO:

William Garlock  
1450 El Camino Real  
Menlo Park Ca. 94025  
221929-04

Recorded | REC FEE 19.00  
Official Records  
County of  
Butte  
CANDACE J. GRUBBS  
County Clerk-Recorder  
LV  
09:00AM 10-Jan-2008 | Page 1 of 5

SPACE ABOVE THIS LINE IS FOR RECORDER'S USE ONLY

MEMORANDUM OF AGREEMENT FOR RECIPROCAL EASEMENT

Se

THIS MEMORANDUM OF AGREEMENT FOR RECIPROCAL EASEMENT (the "Memorandum") is made as of Jan 8, 2008 by 451 Oro Dam Blvd., LLC, a California limited liability company ("Garlock"), and Oro Boulevard II, LLC, a California limited liability company ("Garlock II"), pursuant to that certain RECIPROCAL EASEMENT AGREEMENT, dated Jan 8, 2008 (the "Agreement")

Recitals

A. Pursuant to the Agreement, Garlock and Garlock II have granted reciprocal easements to each other on the real property described in Exhibit "A" attached hereto located in the County of Butte, State of California (the "Property A"), and in Exhibit "B" attached hereto located in the County of Butte, State of California ("Property B").

B. The parties are executing and recording this Memorandum so that third parties shall have notice of the rights and obligations of Garlock and Garlock II under the Agreement.

NOW, THEREFORE, in consideration of the Agreement and for other good and valuable consideration, receipt of which is hereby acknowledged, the parties hereto agree as follows:

**1. Grant of Reciprocal Easements.**

**1.1 Grant of Easement by Garlock.** Garlock hereby grants for the benefit of Garlock II, its successors and assigns, and their occupants, tenants, customers and invitees, a non-exclusive easement appurtenant to Property A for the purpose of ingress and egress upon, over, across and through Property A, subject to all matters and encumbrances of record affecting Property A, and on the terms and conditions of this Agreement.

**1.2 Grant of Easement by Garlock II.** Garlock II hereby grants to Garlock, its successors and assigns, and their occupants, tenants customers and invitees, a non-exclusive easement appurtenant to Property B for the purpose of ingress and egress upon, over, across and

through Property B, subject to all matters and encumbrances of record affecting Property B, and on the terms and conditions of this Agreement.

2. This Memorandum shall be governed by the laws of the State of California.

3. This Memorandum may be executed by the parties hereto in separate counterparts, and all such counterparts shall together constitute one and the same instrument.

IN WITNESS WHEREOF, the parties hereto have executed this Memorandum as of the date first above written.

**Garlock:**

451 Oro Dam Blvd., LLC  
a California limited liability company

By: Credit National De Geneve, Inc.  
Its: Manager

By:   
William F. Garlock, President

**Garlock II:**

Oro Boulevard II, LLC,  
a California limited liability company

By: Credit National De Geneve, Inc.  
Its: Manager

By:   
William F. Garlock, President

ACKNOWLEDGMENT

STATE OF CALIFORNIA )  
COUNTY OF San Mateo ) ss.

On this 8 day of January, 2008, before me, Deborah M. Rodriguez, a Notary Public, personally appeared William F. Barlock, proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/~~are~~ subscribed to the within instrument and acknowledged to me that he/~~she~~/~~they~~ executed the same in his/~~her~~/~~their~~ authorized capacity(ies), and that by his/~~her~~/~~their~~ signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under penalty of perjury under the laws of the State of California that the foregoing paragraph is true and correct.  
WITNESS my hand and official seal.

Deborah M. Rodriguez  
Notary Public



(seal)

**Exhibit "A"**

---

**LEGAL DESCRIPTION OF PROPERTY A**

**THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE CITY OF OROVILLE, COUNTY OF BUTTE, STATE OF CALIFORNIA, AND IS DESCRIBED AS FOLLOWS:**

**Parcel A:**

**Parcel 2, as shown on that certain Parcel Map being a portion of Sections 18 and 19, Township 19 North, Range 4 East, M.D.B.&M., filed in the Office of the Recorder of the County of Butte, State of California, on March 21, 1978 in Book 65 of Parcel Maps, at page 45.**

**APN: 035-030-050**

**Parcel B:**

**Parcel D, as shown on that certain Parcel Map being a portion of Parcel 4 of Parcel Map filed in Book 65 of Maps at page 45 filed in the Office of the Recorder of the County of Butte, State of California, on September 7, 1978 in Book 68 of Parcel Maps, at page 7.**

**Together with an easement for public utility 30 feet in width, as shown on the above described Parcel Map.**

**APN: 035-030-059**



**Exhibit "B"**

---

**LEGAL DESCRIPTION OF PROPERTY B**

Real property in the City of Oroville, County of Butte, State of California, described as follows:

**PARCEL 1:**

**PARCEL A, AS SHOWN ON THAT CERTAIN PARCEL MAP, RECORDED IN THE OFFICE OF THE RECORDER OF THE COUNTY OF BUTTE, STATE OF CALIFORNIA, ON SEPTEMBER 7, 1978, IN BOOK 68 OF MAPS, AT PAGE(S) 7.**

**PARCEL II:**

**AN EASEMENT FOR PUBLIC UTILITIES OVER THE NORTHERLY 30 FEET, THE EASTERLY 5 FEET AND THE SOUTHERLY 25 FEET OF PARCEL B, AS SHOWN ON THAT CERTAIN PARCEL MAP, RECORDED IN THE OFFICE OF THE RECORDER IN THE COUNTY OF BUTTE, STATE OF CALIFORNIA, ON SEPTEMBER 7, 1978, IN BOOK 68 OF MAPS, AT PAGE(S) 7.**

**PARCEL III:**

**AN EASEMENT FOR PUBLIC UTILITIES OVER THE NORTHERLY 25 FEET, THE EASTERLY 5 FEET AND THE SOUTHERLY 10 FEET OF PARCEL C, AS SHOWN ON THAT CERTAIN PARCEL MAP, RECORDED IN THE OFFICE OF THE RECORDER IN THE COUNTY OF BUTTE, STATE OF CALIFORNIA, ON SEPTEMBER 7, 1978, IN BOOK 68 OF MAPS, AT PAGE(S) 7.**

**APN: 035-030-055-000 (PORTION) and 035-030-056-000 (PORTION)**

**LEGEND**

- FOUND MONUMENT AS DESCRIBED
- SET 1/2 REBAR TAGGED U.S. 4088 OR AS INDICATED
- POINT DETERMINED ONLY
- (M) MEASURED
- (C) CALCULATED
- (R) BOOK 88 MAPS, PAGE 7
- (R2) BOOK 86 MAPS, PAGE 46
- (R3) BOOK 71 MAPS, PAGE 24
- (R4) BOOK 111 MAPS, PAGE 100
- (O) BOOK 2880 O. R. PAGE 479

LINE	DIRECTION	LENGTH
L1 (R2,R4)	S 67°43'00" W	41.87'
L2 (R2,R4)	S 67°43'00" W	111.80'

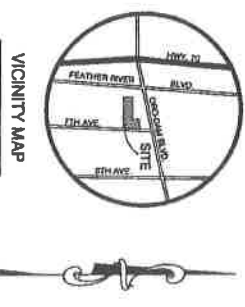
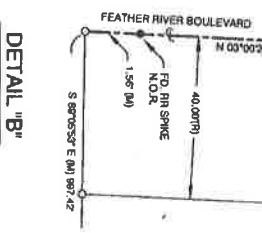
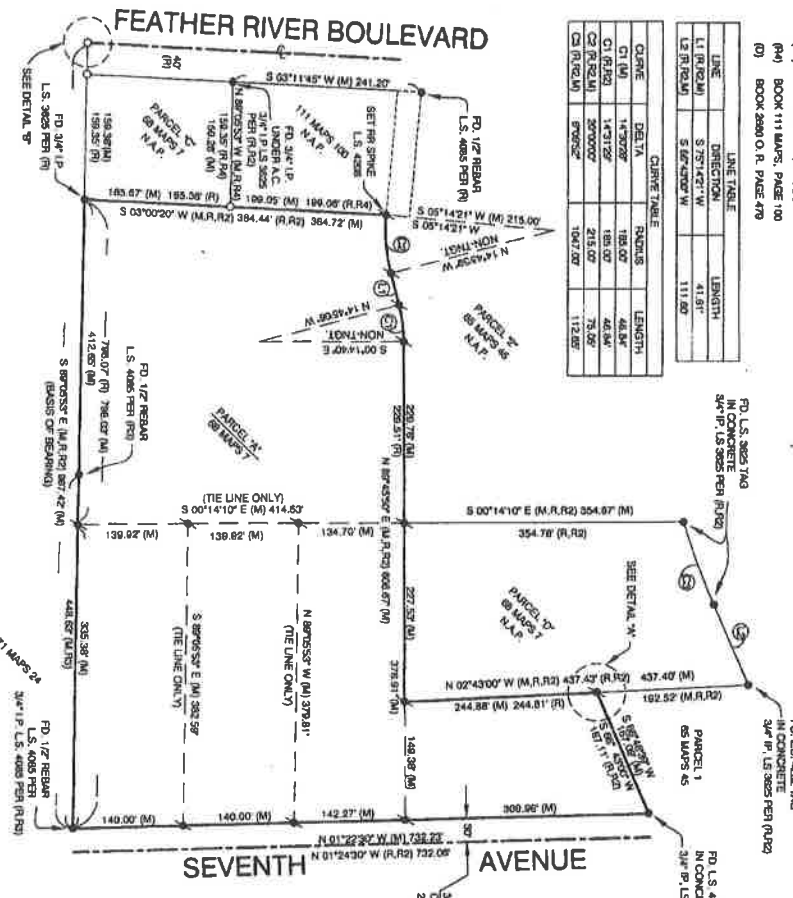
GRADE	DELTA	STAKES	LENGTH
G1 (M)	143008'	188.00'	46.34'
G1 (R,R2)	1431308'	181.00'	46.34'
G2 (R,R2,M)	2070002'	213.00'	75.59'
G3 (R,R2,M)	FRANCE	1047.00'	112.85'

**NOTES:**

- 1) THIS RECORD OF SURVEY REFLECTS A SURVEY CONDUCTED FOR PARCELING OF THE LANDS SHOWN AS APPROVED BY THE CITY OF OROVILLE IN 1984. THE CONDITIONS OF APPROVAL WERE NEVER COMPLETED BY THE OWNER AND THE PARCELS WERE NEVER COMPLETED. THIS SURVEY REFLECTS THE SURVEY AND THE MONUMENTS AND SETTING THEREOF AS APPROVED BY THE CITY OF OROVILLE IN 1984. NO ATTEMPT HAS BEEN MADE TO SHOW THE LOCATION OF ANY ADJACENT OR ANY ENCUMBERING EASEMENTS PERTAINING TO THESE LANDS.

**BASIS OF BEARING**

THE SOUTH LINE OF PARCEL 'A'; BOOK 88 OF MAPS, PAGE 7; TAKEN BETWEEN POINTS INDICATED AS SPROSS' E, PER (R)



**SURVEYORS STATEMENT**

THIS MAP HAS BEEN EXAMINED IN ACCORDANCE WITH SECTION 8796 OF THE CALIFORNIA SURVEYING ACT AND THE REQUIREMENTS OF THE PROFESSIONAL SURVEYORS ACT AT THE REQUEST OF FEATHER RIVER VILLAGE IN JANUARY, 1984.

*John D. Christensen*  
JOHN D. CHRISTENSEN, LICENSED LAND SURVEYOR, No. 1215, State of California, Exp. 12/31/2008

**COUNTY SURVEYORS STATEMENT**

THIS MAP HAS BEEN EXAMINED IN ACCORDANCE WITH SECTION 8796 OF THE CALIFORNIA SURVEYING ACT AND THE REQUIREMENTS OF THE PROFESSIONAL LAND SURVEYORS ACT THIS 30th DAY OF JANUARY, 2008.

*John Bell*  
JOHN BELL, COUNTY CLERK, COUNTY OF BUTTE

**RECORDERS STATEMENT**

FILED THIS 8th DAY OF April, 2008, AT 1:30 P.M. IN BOOK 174 OF MAPS, AT PAGE(S) 18, AT THE REQUEST OF D.D.A. ENGINEERING.

SERIAL NUMBER 2008-12593  
D.D.A. ENGINEERING, COUNTY OF BUTTE  
BY *Debbie P. ...* DEPUTY RECORDER

**RECORD OF SURVEY**

PARCEL 'A', BOOK 88 OF MAPS, PAGE 7, LYING IN SECTIONS 18 & 19, T19N, R4E, M.D.M., CITY OF OROVILLE, BUTTE COUNTY, CALIFORNIA

FOR  
FEATHER RIVER VILLAGE



220 GRAND AVENUE OROVILLE, CA (530) 533-2088  
Filing Project: 2008-1208-01-01-0000-0000 3/27/2008 18:18:18 PM PST



2015-0039097

Recorded	REC FEE	52.00
Official Records		
County of		
Butte		
CANDACE J. GRUBBS		
County Clerk-Recorder		
10:24AM 27-Oct-2015	SA	Page 1 of 13

**RECORDING REQUESTED BY  
AND WHEN RECORDED MAIL TO:**

Valley Star Partners, LLC  
837 Jefferson Boulevard  
West Sacramento, CA 95691  
Attn: Mark Engstrom

**EASEMENT AGREEMENT**

13  
A

This GRANT OF EASEMENT (the "Agreement") dated as of Sept. 28, 2015, is by and between L. Gage Chrysler and Christine A. Chrysler, Trustees of the Gage and Christie Chrysler Trust, dated February 21, 2002; and James E. O'Bannon and Susie C. O'Bannon, Trustees of the James E. O'Bannon and Susie C. O'Bannon Revocable Trust dated 2/8/2008 ("Grantor"), FRV Partners, LLC, a California limited liability company ("Grantee") and Valley Star Partners, LLC, a California limited liability company ("Valley Star"). Grantor, Grantee and Valley Star are sometimes referred to collectively as the "Parties."

**RECITALS**

A. Grantor owns that certain real property located on 7th Avenue, Oroville, CA 95965 A.P.#035-030-055 and A.P.#035-030-056 and more particularly described on Exhibit A which is attached hereto and incorporated herein by this reference (the "Grantor Property").

B. Grantee owns that certain real property located at 451-491 Oro Dam Boulevard, Oroville, CA 95965, A.P.#035-030-050 and A.P.#035-030-059 and more particularly described on Exhibit B which is attached hereto and incorporated herein by this reference (the "Grantee Property").

C. Valley Star is currently developing a retail center along Oro Dam Boulevard on A.P.#035-030-013 near the Grantor Property and Grantee Property and is required to complete certain off-site improvements in connection with the development of the retail center.

D. The Parties desire to enter into this Agreement to establish (i) a temporary access easement over a portion of the Grantor Property for the benefit of Grantee and Valley Star and (ii) a permanent easement for ingress and egress for vehicular and pedestrian traffic over a portion of the Grantor Property for the benefit of Grantee Property on the terms and conditions set forth in this Agreement.

**AGREEMENTS**

6. Reservation of Rights. Grantor reserves the right to the full use and enjoyment of the Permanent Easement Area, provided, that such use and enjoyment shall not hinder, conflict, or interfere with the exercise of Grantee's rights hereunder.

7. Indemnification.

a. Grantee shall indemnify, defend and hold Grantor harmless from and against any loss, claim, demand, liability or damage (including without limitation, reasonably attorneys' fees and costs) caused by or arising out of Grantee's exercise of its rights pursuant to this Agreement, except to the extent that such loss, claim, demand, liability or damage is caused by the negligence or willful misconduct of Grantor.

b. Valley Star shall indemnify, defend and hold Grantor harmless from and against any loss, claim, demand, liability or damage (including without limitation, reasonably attorneys' fees and costs) caused by or arising out of Valley Star's exercise of its rights pursuant to this Agreement, except to the extent that such loss, claim, demand, liability or damage is caused by the negligence or willful misconduct of Grantor.

8. Successors and Assigns; Covenants Running with the Land. This Agreement and the rights, duties and obligations of the Grantor and Grantee hereto shall be construed as covenants running with the land pursuant to California Code of Civil Procedure Section 1468, and shall be binding upon, benefit and burden the Parties, their successors, and the current and successive fee owners of the land.

9. Severability. If any term or provision of this Agreement is determined to be illegal, unenforceable or invalid, in whole or in part for any reason, such illegal, unenforceable or invalid provision or part thereof shall be stricken from this Agreement and such provision shall not affect the legality, enforceability or validity of the remainder of this Agreement. If any provision or part thereof of this Agreement is stricken in accordance with the provisions of this Section, then this stricken provision shall be replaced, to the extent possible, with a legal, enforceable and valid provision that is as similar in tenor to the stricken provision as is legally possible.

10. Entire Agreement; Modification; Waiver. This Agreement constitutes the entire agreement between Grantor and Grantee pertaining to the subject matter contained in it and supersedes all prior and contemporaneous agreements, representations, and understandings. No supplement, modification, or amendment of this Agreement shall be binding unless executed in writing by all the parties. No waiver of any of the provisions of this Agreement shall be deemed or shall constitute a waiver of any other provision, whether or not similar, nor shall any waiver constitute a continuing waiver. No waiver shall be binding unless executed in writing by the party making the waiver.

11. Legal Costs. If any party to this Agreement shall take any action to enforce this Agreement or bring any action or commence any arbitration for any relief against any other party, declaratory or otherwise, arising out of this Agreement, the losing party shall pay to the prevailing party a reasonable sum for attorneys' and experts' fees and costs incurred in taking such action, bringing such suit and/or enforcing any judgment granted therein, all of which shall

NOW, THEREFORE, in consideration of the mutual promises contained herein and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the parties hereto hereby agree as follows:

1. Grant of Temporary Construction Easement. Grantor hereby grants, conveys and assigns to, and for the benefit of, Grantee, the Grantee Property, Valley Star and all of Valley Star's "Permittees" (as that term is defined below), a non-exclusive temporary easement (the "Temporary Construction Easement") over that seventy (70) foot wide strip of land adjacent to and south of the northern property line of Grantor's Property as further described and depicted on Exhibit C (the "Temporary Construction Easement Area") to construct certain roadway improvements on Grantor's Property (the "Roadway Improvements"). For purposes of this Agreement, "Permittees" shall mean, as to Grantee or Valley Star, all of its agents, employees, contractors, representatives, guests, invitees, customers, lessees, licensees and suppliers.

2. Grant of Permanent Easement. Grantor hereby grants, conveys and assigns to, and for the benefit of Grantee, Grantee's Property and all of Grantee's Permittees, a non-exclusive appurtenant and perpetual easement (the "Permanent Easement") over that twenty four (24) foot wide strip of land adjacent to and south of the northern property line of Grantor's Property as further described and depicted on Exhibit D for the purpose of ingress and egress for vehicular and pedestrian traffic (the "Permanent Easement Area").

3. Easement Consideration. In exchange for Grantor granting those certain rights to Grantee and Valley Star under the Temporary Construction Easement and the Permanent Easement, Valley Star shall pay to Grantor a sum of Twenty Five Thousand Dollars and 00/100 (\$25,000.00) upon the recording of this easement.

4. Roadway Improvements.

(a) Valley Star shall be responsible, at Valley Star's sole cost and expense, for the construction of the Roadway Improvements, which shall conform to the current requirements of the City of Oroville. In conjunction with submitting improvement plans for the Roadway Improvements (the "Plans") to the City of Oroville, Valley Star shall submit a set of the Plans to Grantor for Grantor's approval, which shall not be unreasonably withheld. Grantor shall have five (5) business days to review the Plans and notify Valley Star of any objections to the Plans. In the event Grantor fails to notify Valley Star of any objections within such five (5) business day period, Grantor shall be deemed to have approved the Plans.

(b) Within thirty (30) days after the completion of the Roadway Improvements, Valley Star shall restore the Temporary Construction Easement Area to a condition as reasonably close to the condition as it existed prior to Valley Star's entry onto the Temporary Construction Easement Area.

5. Grantee's Maintenance Obligations. Grantee shall be responsible, at Grantee's sole cost and expense, for all maintenance, repair and replacement of the Roadway Improvements.

be deemed to have accrued upon the commencement of such action and shall be paid whether or not such action is prosecuted to judgment. Any judgment or order entered in such action shall contain a specific provision providing for the recovery of attorneys' and experts' fees and costs due hereunder, and such provision shall be determined by a court of competent jurisdiction and not by a jury. For the purposes of this Section, attorneys' and experts' fees and costs shall include, without limitation, fees incurred in the following: (a) postjudgment motions; (b) contempt proceedings; (c) garnishment, levy, and debtor and third party examinations; (d) discovery; (e) bankruptcy litigation; and (f) appeals.

12. Further Acts. Each party hereto shall, from time to time, execute and deliver, or cause to be executed and delivered, such additional documents as the other party hereto may, at any time, reasonably require for the purpose of carrying out this Agreement.

13. Counterparts. This Agreement may be executed in counterparts, each of which shall be deemed an original as against the party signing such counterpart, but which together shall constitute one and the same instrument.

14. Governing Law; Venue. This Agreement shall be governed by and construed in accordance with the laws of the State of California. The venue for any action or proceeding arising out of, or related to, this Agreement shall be in Butte County, California.

[REMAINDER OF PAGE INTENTIONALLY LEFT BLANK]

IN WITNESS WHEREOF, the parties hereto have executed this Agreement as set forth below.

**Grantor:**

Gage and Christie Chrysler Trust

By: [Signature]  
L. Gage Chrysler, Trustee

By: [Signature]  
Christine A. Chrysler, Trustee

Date: 9-28-15

James E. and Susie C. O'Bannon Revocable Trust

By: [Signature]  
James E. O'Bannon

By: [Signature]  
Susie C. O'Bannon

**VALLEY STAR:**

VALLEY STAR PARTNERS, LLC,  
a California limited liability company

By: Baslow Partners, LLC, its manager

By: Sunny Cove, LLC, its manager

By: [Signature]  
Name: Mark Engstrom  
Title: Manager

Date: 10/5/15

**Grantee:**

FRV PARTNERS, LLC, a California limited liability company

By: [Signature]  
Keith Cich, Managing Member

By: [Signature]  
Orville E. Tracy, Jr., Member

Date: 9-28-15

# CALIFORNIA ALL-PURPOSE ACKNOWLEDGEMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

STATE OF California )SS  
COUNTY OF Butte )

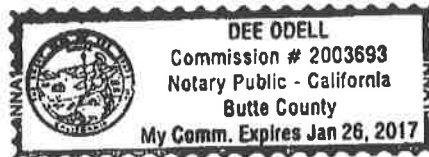
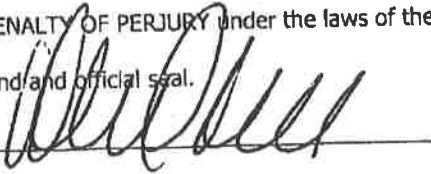
On September 28, 2015 before me, Dee Odell, Notary Public, personally appeared

Orville E. Tracy, Jr., James E. O'Bannon and Susie C. O'Bannon  
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature \_\_\_\_\_



This area for official notarial seal.

## OPTIONAL SECTION - NOT PART OF NOTARY ACKNOWLEDGEMENT CAPACITY CLAIMED BY SIGNER

Though statute does not require the Notary to fill in the data below, doing so may prove invaluable to persons relying on the documents.

- INDIVIDUAL  
 CORPORATE OFFICER(S) TITLE(S)  
 PARTNER(S)  LIMITED  GENERAL  
 ATTORNEY-IN-FACT  
 TRUSTEE(S)  
 GUARDIAN/CONSERVATOR  
 OTHER

SIGNER IS REPRESENTING:

\_\_\_\_\_  
Name of Person or Entity

\_\_\_\_\_  
Name of Person or Entity

## OPTIONAL SECTION - NOT PART OF NOTARY ACKNOWLEDGEMENT

Though the data requested here is not required by law, it could prevent fraudulent reattachment of this form.

**THIS CERTIFICATE MUST BE ATTACHED TO THE DOCUMENT DESCRIBED BELOW**

TITLE OR TYPE OF DOCUMENT: \_\_\_\_\_

NUMBER OF PAGES \_\_\_\_\_

DATE OF DOCUMENT \_\_\_\_\_

SIGNER(S) OTHER THAN NAMED ABOVE \_\_\_\_\_

Reproduced by First American Title Company 11/2007



# CALIFORNIA ALL-PURPOSE ACKNOWLEDGEMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

STATE OF California )SS  
COUNTY OF Butte )

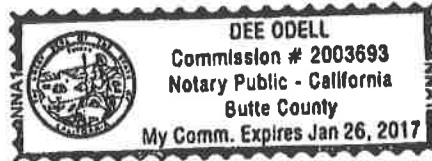
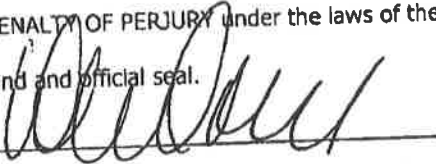
On September 29, 2015 before me, Dee Odell, Notary Public, personally appeared

L. Gage Chrysler and Christine A. Chrysler  
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature \_\_\_\_\_



This area for official notarial seal.

## OPTIONAL SECTION - NOT PART OF NOTARY ACKNOWLEDGEMENT CAPACITY CLAIMED BY SIGNER

Though statute does not require the Notary to fill in the data below, doing so may prove invaluable to persons relying on the documents.

- INDIVIDUAL  
 CORPORATE OFFICER(S) TITLE(S)  
 PARTNER(S)  LIMITED  GENERAL  
 ATTORNEY-IN-FACT  
 TRUSTEE(S)  
 GUARDIAN/CONSERVATOR  
 OTHER

SIGNER IS REPRESENTING:

\_\_\_\_\_  
Name of Person or Entity

\_\_\_\_\_  
Name of Person or Entity

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NUMBER OF PAGES \_\_\_\_\_

DATE OF DOCUMENT \_\_\_\_\_

SIGNER(S) OTHER THAN NAMED ABOVE \_\_\_\_\_

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**CALIFORNIA ALL-PURPOSE ACKNOWLEDGEMENT**

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

STATE OF California )SS  
COUNTY OF ALAMEDA )

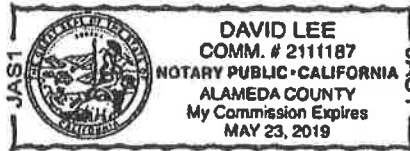
On 09/30/2015 before me, DAVID LEE, Notary Public, personally appeared Keith Cich

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature



This area for official notarial seal.

**OPTIONAL SECTION - NOT PART OF NOTARY ACKNOWLEDGEMENT  
CAPACITY CLAIMED BY SIGNER**

Though statute does not require the Notary to fill in the data below, doing so may prove invaluable to persons relying on the documents.

- INDIVIDUAL
- CORPORATE OFFICER(S) TITLE(S)
- PARTNER(S)       LIMITED       GENERAL
- ATTORNEY-IN-FACT
- TRUSTEE(S)
- GUARDIAN/CONSERVATOR
- OTHER

SIGNER IS REPRESENTING:

\_\_\_\_\_  
Name of Person or Entity

\_\_\_\_\_  
Name of Person or Entity

**OPTIONAL SECTION - NOT PART OF NOTARY ACKNOWLEDGEMENT**

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**THIS CERTIFICATE MUST BE ATTACHED TO THE DOCUMENT DESCRIBED BELOW**

TITLE OR TYPE OF DOCUMENT: \_\_\_\_\_

NUMBER OF PAGES \_\_\_\_\_ DATE OF DOCUMENT \_\_\_\_\_

SIGNER(S) OTHER THAN NAMED ABOVE \_\_\_\_\_

**CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT**

**CIVIL CODE § 1189**

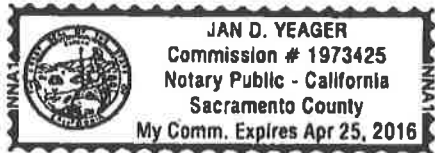
A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California )  
County of Sacramento )  
On October 5, 2015 before me, Jan D Yeager - Notary Public  
Date Here Insert Name and Title of the Officer  
personally appeared Mark Engstrom  
Name(s) of Signer(s)

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.



Signature Jan D. Yeager  
Signature of Notary Public

Place Notary Seal Above

**OPTIONAL**

Though this section is optional, completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

**Description of Attached Document**

Title or Type of Document: \_\_\_\_\_ Document Date: \_\_\_\_\_  
Number of Pages: \_\_\_\_\_ Signer(s) Other Than Named Above: \_\_\_\_\_

**Capacity(ies) Claimed by Signer(s)**

Signer's Name: \_\_\_\_\_  
 Corporate Officer — Title(s): \_\_\_\_\_  
 Partner —  Limited  General  
 Individual  Attorney in Fact  
 Trustee  Guardian or Conservator  
 Other: \_\_\_\_\_  
Signer Is Representing: \_\_\_\_\_

Signer's Name: \_\_\_\_\_  
 Corporate Officer — Title(s): \_\_\_\_\_  
 Partner —  Limited  General  
 Individual  Attorney in Fact  
 Trustee  Guardian or Conservator  
 Other: \_\_\_\_\_  
Signer Is Representing: \_\_\_\_\_

**LEGAL DESCRIPTION OF GRANTOR'S PROPERTY**

**EXHIBIT "A"**  
Legal Description

**For APN/Parcel ID(s): 035-030-055-000 and 035-030-056-000**

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE CITY OF OROVILLE, COUNTY OF BUTTE, STATE OF CALIFORNIA AND IS DESCRIBED AS FOLLOWS:

**Parcel One:**

Parcel A, as shown on that certain Parcel Map, filed in the Office of the Recorder of the County of Butte, State of California, on September 7, 1978, in Book 68 of Maps, Pages(s) 7.

Apn: 035-030-055-000 and 035-030-056-000

**Parcel Two:**

An easement for public utilities over the Northerly 30 feet, the Easterly 5 feet and the Southerly 25 feet of Parcel B, as shown on that certain Parcel Map, filed in the Office of the Recorder of the County of Butte, State of California, on September 7, 1978, in Book 68 of Maps, at Page(s) 7.

**Parcel Three:**

An easement for public utilities over the Northerly 25 feet, the Easterly 5 feet and the Southerly 10 feet of Parcel C, as shown on that certain Parcel Map, filed in the Office of the Recorder of the County of Butte, State of California, on September 7, 1978, in Book 68 of Maps, at Page(s) 7.

LEGAL DESCRIPTION OF GRANTEE'S PROPERTY

**THE LAND REFERRED TO HEREIN IS DESCRIBED AS FOLLOWS:**

**ALL THAT CERTAIN REAL PROPERTY SITUATE IN THE CITY OF OROVILLE,  
COUNTY OF BUTTE, STATE OF CALIFORNIA, DESCRIBED AS FOLLOWS:**

**PARCEL I-A:**

**PARCEL D, AS SHOWN ON THAT CERTAIN PARCEL MAP, BEING A PORTION OF  
PARCEL 4 OF PARCEL MAP RECORDED IN BOOK 65 OF MAPS, AT PAGE 45, FILED IN  
THE OFFICE OF THE COUNTY RECORDER, COUNTY OF BUTTE, STATE OF  
CALIFORNIA, ON SEPTEMBER 7, 1978, IN BOOK 68 OF PARCEL MAPS, AT PAGE 7.**

**AP NO. 035-030-059**

**PARCEL I-B:**

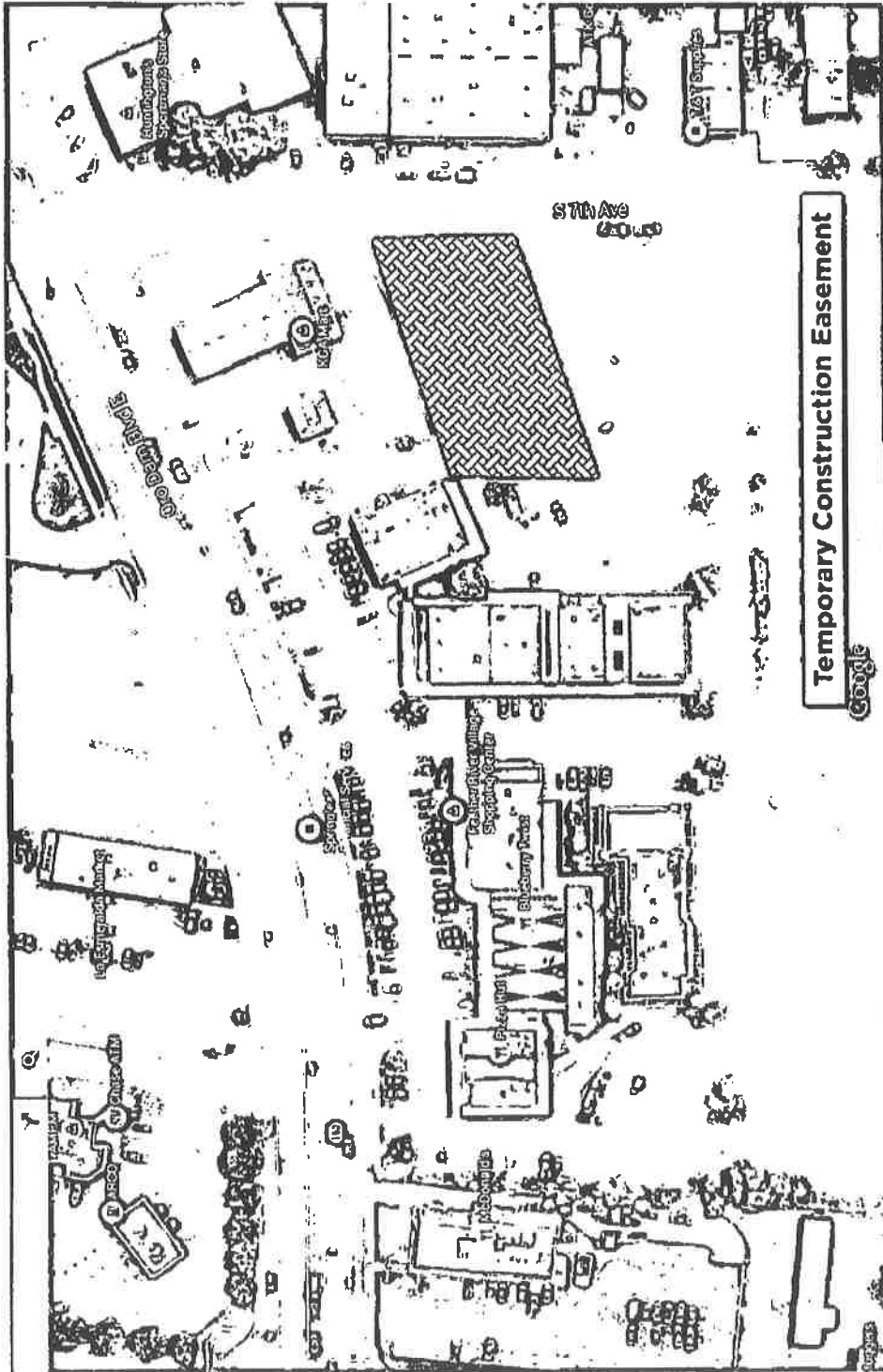
**AN EASEMENT FOR PUBLIC UTILITY 30 FEET IN WIDTH, AS SHOWN ON THAT  
CERTAIN PARCEL MAP, BEING A PORTION OF PARCEL 4 OF PARCEL MAP  
RECORDED IN BOOK 65 OF MAPS, AT PAGE 45, FILED IN THE OFFICE OF THE  
COUNTY RECORDER, COUNTY OF BUTTE, STATE OF CALIFORNIA, ON SEPTEMBER 7,  
1978, IN BOOK 68 OF PARCEL MAPS, AT PAGE 7.**

**PARCEL II:**

**PARCEL 2, AS SHOWN ON THAT CERTAIN PARCEL MAP FILED IN THE OFFICE OF  
THE RECORDER OF THE COUNTY OF BUTTE, STATE OF CALIFORNIA, ON MARCH 21,  
1978, IN BOOK 65 OF MAPS, AT PAGE(S) 45.**

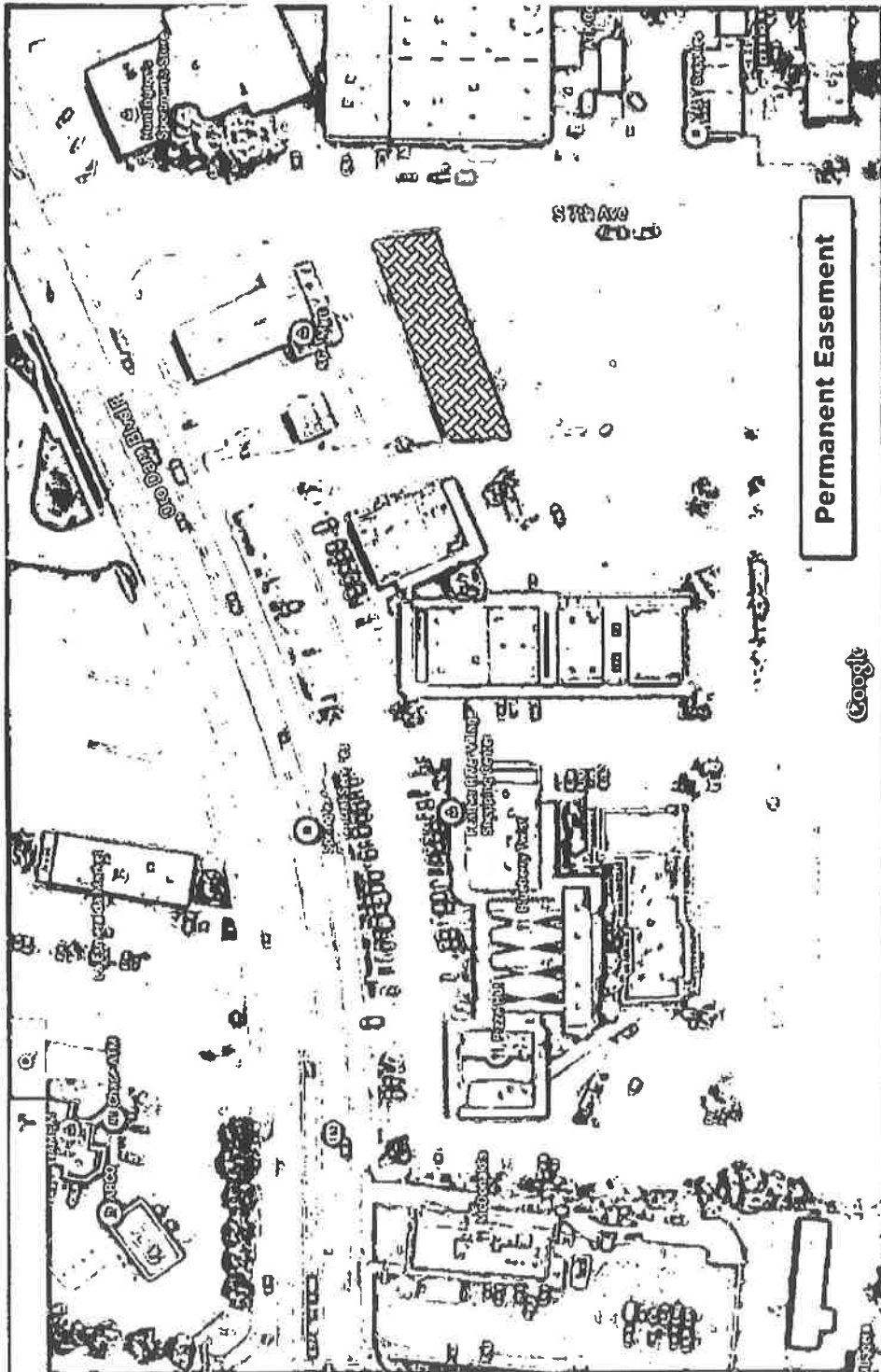
**AP NO. 035-030-050**

TEMPORARY CONSTRUCTION EASEMENT AREA



**Exhibit D to  
Easement Agreement**

**PERMANENT EASEMENT AREA**





# City of Oroville

## COMMUNITY DEVELOPMENT DEPARTMENT

1735 Montgomery Street  
Oroville, CA 95965-4897  
(530) 538-2430 FAX (530) 538-2426  
[www.cityoforoville.org](http://www.cityoforoville.org)

### PLANNING COMMISSION STAFF REPORT

March 28, 2019

**UP – 19-02** The City of Oroville Planning Commission will conduct a public hearing to consider approving a Use Permit request for the construction of a new drive-through restaurant on the existing developed lot identified as APN: 035-030-080 on the south side of State Route 162. The property has a zoning land use designation of Intensive Commercial - Use (C-2). The proposed location of a new drive-through restaurant; Pad 2 - 0.566 acres. The proposed restaurant use is permitted by right in a C-2 district. However, any drive-through except pharmacies in a C-2 district requires a use permit.

#### ENVIRONMENTAL DETERMINATION:

This action has been determined to be exempt from the California Environmental Quality Act (CEQA) review pursuant to Title 14, California Code of Regulations, Section 15332 "In-Fill Development Projects."

#### REPORT PREPARED BY:

\_\_\_\_\_  
Gary D. Layman, Acting Director  
Community Development Department

#### REVIEWED BY:

\_\_\_\_\_  
Bill Lagrone,  
Assistant City Administrator

#### RECOMMENDED ACTIONS:

City staff recommends that the Planning Commission take the following actions:

1. **APPROVE** the recommended Findings for Use Permit No. 19-02; and
2. **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.

#### SUMMARY

The applicant has submitted application for the construction of a new drive-through restaurant on the existing developed lot identified as APN: 035-030-080 on the south side of State Route 162. The property has a zoning land use designation of Intensive



Commercial - Use (C-2). The proposed location of a new drive-through restaurant; Pad 2 - 0.566 acres. The proposed restaurant use is permitted by right in a C-2 district. However, any drive-through except pharmacies in a C-2 district requires a use permit.

## **DISCUSSION**

The subject property has a zoning designation of Intensive Commercial - Use (C-2) and a General Plan land use designation of Intensive Commercial - Use. The City of Oroville Municipal Code (OMC) Table 17.32.010-1 specifies that a restaurant or café is a use that is permitted by right, subject to a zoning clearance, in all mixed-use districts. However, all drive-through establishments except pharmacies in a C-2 zone require a use permit. As a condition of approval, the applicant will be required to comply with all requirements of the City's Zoning Code as found in the OMC Chapter 17, including, but not limited to, development standards, permit requirements and development review.

The General Plan land use designation allows but does not require mixed uses to be incorporated into the project. The Economic Development Element of the City's 2030 General Plan identifies this area as a Commercial Core Focus Area. Goal LU-4 of the General Plan specifies that it is a goal of the City to provide adequate land for and promote the development of attractive commercial areas and uses that provide goods and services to Oroville residents, employees and visitors. This goal reflects a Guiding Principle of the General Plan to create a vibrant local economy by creating a sustainable economy that serves all segments of the population, engage in economic development to encourage and retain businesses that provide a variety of job opportunities, quality goods and services, and a dependable tax base.

The applicant has indicated that the proposed restaurant will require 20 employees in total. In addition, the proposed project will benefit the residence of the City of Oroville by attracting more people into the City as business patrons for the proposed project and surrounding businesses. Thus, the location and economic benefits of the proposed project support the goals of the City's General Plan. This project is consistent with the applicable General Plan land use designation and all applicable General Plan policies as well as with applicable zoning designation and regulations.

## **ENVIRONMENTAL REVIEW**

This action has been determined to be exempt from the California Environmental Quality Act (CEQA) review pursuant to Title 14, California Code of Regulations, Section 15332 "In-Fill Development Projects."

## **FISCAL IMPACT**

NONE.

## **NEWSPAPER NOTICE**

## **ATTACHMENTS**

Will be provided separately

# FINDINGS

## No. 19-02: DRIVE THROUGH RESTAURANT

### A. INTRODUCTION

a Use Permit request for the construction of a new drive-through restaurant on the existing developed lot identified as APN: 035-030-080 on the south side of State Route 162. The property has a zoning land use designation of Intensive Commercial - Use (C-2). The proposed location of a new drive-through restaurant; Pad 2 - 0.566 acres. The proposed restaurant use is permitted by right in a C-2 district. However, any drive-through except pharmacies in a C-2 district requires a use permit.

### B. CATEGORICAL EXEMPTION

This action has been determined to be exempt from the California Environmental Quality Act (CEQA) review pursuant to Title 14, California Code of Regulations, Section 15332 "In-Fill Development Projects."

### C. FINDINGS

The subject property has a zoning designation of Intensive Commercial - Use (C-2) and a General Plan land use designation of Intensive Commercial - Use. The City of Oroville Municipal Code (OMC) Table 17.32.010-1 specifies that a restaurant or café is a use that is permitted by right, subject to a zoning clearance, in all mixed-use districts. However, all drive-through establishments except pharmacies in a C-2 zone require a use permit. As a condition of approval, the applicant will be required to comply with all requirements of the City's Zoning Code as found in the OMC Chapter 17, including, but not limited to, development standards, permit requirements and development review.

The General Plan land use designation allows but does not require mixed uses to be incorporated into the project. The Economic Development Element of the City's 2030 General Plan identifies this area as a Commercial Core Focus Area. Goal LU-4 of the General Plan specifies that it is a goal of the City to provide adequate land for and promote the development of attractive commercial areas and uses that provide goods and services to Oroville residents, employees and visitors. This goal reflects a Guiding Principle of the General Plan to create a vibrant local economy by creating a sustainable economy that serves all segments of the population, engage in economic development to encourage and retain businesses that provide a variety of job opportunities, quality goods and services, and a dependable tax base.

The applicant has indicated that the proposed restaurant will require 20 employees in total. In addition, the proposed project will benefit the residence of the City of Oroville by attracting more people into the City as business patrons for the proposed project and surrounding businesses. Thus, the location and economic benefits of the proposed project support the goals of the City's General Plan. This project is consistent with the applicable General Plan land use designation and all applicable General Plan policies as well as with applicable zoning designation and regulations.

## **RESOLUTION NO. P2019-06**

### **A RESOLUTION OF THE OROVILLE CITY PLANNING COMMISSION MAKING FINDINGS AND CONDITIONALLY APPROVING USE PERMIT NO. 19-02 PERMITTING A NEW DRIVE THROUGH RESTAURANT.**

**WHEREAS**, the City of Oroville staff recommends approving a new drive through Chipotle Restaurant; and

**WHEREAS**, per the City of Oroville Municipal Code, the Oroville Municipal Code (OMC) The property has a zoning land use designation of Intensive Commercial - Use (C-2). The proposed location of a new drive-through restaurant; and

**WHEREAS**, pursuant to Section The City of Oroville Municipal Code (OMC) Table 17.32.010-1 specifies that a restaurant or café is a use that is permitted by right, subject to a zoning clearance, in all mixed-use districts. However, all drive-through establishments except pharmacies in a C-2 zone require a use permit. As a condition of approval, the applicant will be required to comply with all requirements of the City's Zoning Code as found in the OMC Chapter 17, including, but not limited to, development standards, permit requirements and development review; and

**WHEREAS**, at a duly noticed public hearing, the Planning Commission considered the comments and concerns of public agencies, property owners, and members of the public who are potentially affected by the approval of the use permit described herein, and also considered the City's staff report regarding the change.

**NOW, THEREFORE, BE IT RESOLVED BY THE PLANNING COMMISSION** as follows:

1. This action has been determined to be exempt from the California Environmental Quality Act (CEQA) review pursuant to Title 14, California Code of Regulations, Section 15332 "In-Fill Development Projects."
2. The Planning Commission approves the findings required by Table 17.32.010-1 of the Oroville City Code, as those findings are described in this Resolution to move forward to the Oroville City Council for final review and approval.

**I HEREBY CERTIFY** that the foregoing resolution was duly introduced and passed at a special meeting of the Planning Commission of the City of Oroville held on the 28<sup>th</sup> of March 2019, by the following vote:

AYES:

NOES:

ABSTAIN:

ABSENT:

ATTEST:

APPROVE:

\_\_\_\_\_  
JACKIE GLOVER, ASSISTANT CITY CLERK

\_\_\_\_\_  
DAMON ROBISON, CHAIRPERSON

**DECLARATION OF FEES DUE**  
**(California Fish and Game Code Section 711.4)**

FOR CLERK USE ONLY

NAME AND ADDRESS OF LEAD AGENCY/APPLICANT

**LEAD AGENCY:** City of Oroville  
1735 Montgomery Street  
Oroville, CA 95965  
(530) 538-2401

**APPLICANT:** Feather River Crossing Inc.  
101 East Vinyard Ave.  
Livermore, CA 94550  
(209) 581-8445

Project Title:

**PL 1901-007: New Drive-Through Restaurant**

FILING NO.

CLASSIFICATION OF ENVIRONMENTAL DOCUMENT:

1. NOTICE OF EXEMPTION/STATEMENT OF EXEMPTION  
 A. Statutorily or Categorically Exempt
  - In-Fill Development Projects; Title 14, CCR, §15332  
\$50.00 (Fifty Dollars) Butte County Clerk's Fee
2. NOTICE OF DETERMINATION – FEE REQUIRED  
 A. Negative Declaration/ Mitigated Negative Declaration  
\$2,156.25 (Two Thousand One Hundred Fifty-six Dollars and Twenty Five Cents) State Filing Fee  
\$50.00 (Fifty Dollars) Butte County Clerk's Fee  
 B. Environmental Impact Report  
\$2,995.25 (Two Thousand Nine Hundred Ninety-five Dollars and Twenty-five cents) State Filing Fee  
\$50.00 (Fifty Dollars) Butte County Clerk's Fee
3. OTHER (Specify)  
 \$50.00 (Fifty Dollars) Butte County Clerk's Fee

This form must be completed and submitted with all environmental documents filed with the Butte County Clerk's Office.

All applicable fees must be paid at the time of filing any environmental documents with the Butte County Clerk's Office.

One original and two (2) copies of all necessary documents are required for filing purposes.

The \$50.00 (Fifty Dollars) handling fee is required per filing in addition to the filing fee specified in Fish and Game Code Section 711.4 (d).

Make checks payable to Butte County Clerk-Recorder.



# City of Oroville

COMMUNITY DEVELOPMENT DEPARTMENT

Gary Layman  
ACTING DIRECTOR

1735 Montgomery Street  
Oroville, CA 95965-4897  
(530) 538-2430 FAX (530) 538-2426  
[www.cityoforoville.org](http://www.cityoforoville.org)

## NOTICE OF EXEMPTION

**TO:** Butte County Clerk  
25 County Center Drive  
Oroville CA, 95965

**FROM:** City of Oroville  
1735 Montgomery Street  
Oroville, CA, 95965

Project Title: New Drive-Through Restaurant

Project Location – Specific: Existing Developed lot previously Walmart Parking area identified as Pad 2 APN: 035-030-080 located at 355 Oro Dam Blvd East, south/west corner of Oro Dam Boulevard East (State Route 162) and Feather River Blvd.

Project Location – City: City of Oroville

Project Location – County: Butte

Description of Nature, Purpose, and beneficiaries of project: The project applicant has applied for a use permits (UP PL19-007) for the construction of a new drive-through restaurant on the existing developed lot identified as APN: 035-030-080 on the south side of State Route 162. The property has a zoning land use designation of Intensive Commercial - Use (C-2). The proposed location of a new drive-through restaurant; Pad 2 - 0.566 acres. The proposed restaurant use is permitted by right in an C-2 district. However, any drive-through except pharmacies in a C-2 district requires a use permit.

Name of Public Agency Approving Project: City of Oroville

Name of Person or Agency Carrying out Project: Feather River Crossing, Inc.

Exempt Status (Check One):

- Ministerial (Sec. 21080(b)(1); 15268)
- Declared Emergency (Sec. 21080(b)(3); 15269(a))
- Emergency Project (Sec. 21080(b)(4); 15269(b)(c))
- Categorical Exemption: State type & section number:
  - In-Fill Development Projects; Title 14, CCR, §15332
- Statutory Exemption: State code number:

Reasons why project is exempt: This action has been determined to be exempt from the California Environmental Quality Act (CEQA) review pursuant to Title 14, California Code of Regulations, Section 15332 "In-Fill Development Projects." Class 32 consists of projects characterized as in-fill development meeting the following conditions:

- (a) The project is consistent with the applicable general plan designation and all applicable general plan policies as well as with applicable zoning designation and regulations.

The subject property has a zoning designation of Intensive Commercial - Use (C-2) and a General Plan land use designation of Intensive Commercial - Use. The City of Oroville Municipal Code (OMC) Table 17.32.010-1 specifies that a restaurant or café is a use that is permitted by right, subject to a zoning clearance, in all mixed-use districts. However, all drive-through establishments except

pharmacies in a C-2 zone require a use permit. As a condition of approval, the applicant will be required to comply with all requirements of the City's Zoning Code as found in the OMC Chapter 17, including, but not limited to, development standards, permit requirements and development review.

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The applicant has indicated that the proposed restaurant will require 20 employees in total. In addition, the proposed project will benefit the residence of the City of Oroville by attracting more people into the City as business patrons for the proposed project and surrounding businesses. Thus, the location and economic benefits of the proposed project support the goals of the City's General Plan. This project is consistent with the applicable General Plan land use designation and all applicable General Plan policies as well as with applicable zoning designation and regulations.

- (b) The proposed development occurs within city limits on a project site of no more than five acres substantially surrounded by urban uses.

The subject property is within the City of Oroville and .566 acres in size. The property is surrounded by a mix of existing urban properties which includes McDonalds, Wendy's, Sonic Drive-In, Straw Hat Pizza, Holiday Inn Express and Suites, and America's Best Value Inn and Suites to the, Feather River Village commercial complex to the east, and Arco to the north and Hwy 70 to the west. The subject property has been determined to be abutting the surrounding urban uses as follows:

The project site is abutting surrounding urban uses. Thus, the project site of the proposed development is substantially surrounded by urban uses.

- (c) The project site has no value as habitat for endangered, rare or threatened species.

There is currently no adopted Habitat Conservation Plan, Natural Community Conservation Plan, or other approved habitat conservation plan applicable to the project site. There are no local policies or ordinances protecting biological resources affecting the project site, no wildlife movement corridors or nursery sites identified on the project site, no areas of riparian habitat or sensitive natural communities on the project site, and no special-status plants or animals are known to be present on the project site. Additionally, the site is currently a developed parking area. Thus, it has been determined that the project site has no value as habitat for endangered, rare or threatened species.

- (d) Approval of the project would not result in any significant effects relating to traffic, noise, air quality, or water quality.

Traffic: To analyze the impacts of the project on California State Route 162 (Oro Dam Boulevard), the applicant contracted KD Anderson & Associates, Inc. who prepared reviewed an initial circulation study for Oro Dam Boulevard. The analysis assumes that right turns are allowed into the proposed project and prohibited for the driveway across from the proposed project. The report analyzed and discussed the following items:

- Quantification of the trip generation and trip distribution associated with the proposed project, and the resulting impacts on exiting weekday AM and PM peak hour intersection operations.
- Potential circulation issues related to the development of the proposed project along Oro

Dam Boulevard at the study intersections.

An agreement with the owners of the property (Feather River Crossing) of the proposed project has been reached to restrict their entrance and exit driveway to right turns only and add an additional right turn only lane from the Highway 70 offramp to Feather River Blvd. This agreement will reduce conflict points along Oro Dam Boulevard and is required to safely accommodate left turn access into and out of the project site, further reducing conflict points by reducing the number of driveways on Oro Dam Boulevard.

Trip Generation

Due to the nature of the proposed project, a significant portion of the vehicular traffic entering and exiting the site already exists on the adjacent street (Oro Dam Boulevard). The circulation study identified these trips as pass-by trips and are counted as new turning movements at the project driveway, but do not contribute to new traffic at adjacent intersections. These trips are contrast with "primary trips", or "new project trips", which are trips made specifically to visit the site that would not have been made if the proposed project did not exist. The study found that the project is projected to generate 1,791 new daily trips, 92 new AM peak hour trips, and 121 new PM peak hour trips. It is estimated that a significant majority of the project traffic will be directionally consistent with commute patterns and consist largely of pass-by trips en route to or from State Route 70.

Intersection Level of Service (LOS) Analysis

Intersection Level-of-Service (LOS) were calculated for all control types using the methods documented in the Transportation Research Board Publications Highway Capacity Manual, Fifth Edition, 2010. Traffic operations have been quantified through the determination of LOS. LOS determinations are presented on a letter grade scale from "A" to "F", whereby LOS "A" represents free-flow operating conditions and LOS "F" represents over-capacity conditions.

The City of Oroville General Plan Circulation Element contains the following policy pertaining to LOS standards in the City:

- P2.1 Maintain a minimum operating standard of LOS D as defined in the most current edition of the Highway Capacity Manual or subsequent revisions for all arterial, collector streets and intersections, except the following facilities where a LOS E will be acceptable. LOS E operations will be considered acceptable for intersection and roadway segment operations along Oroville Dam Boulevard between Highway 70 and Olive Highway.

Consistent with City policy, the study considered LOS "E" as the standard acceptable threshold for all intersections and roadway segments.

AM and PM peak hour intersection operations were analyzed for the following four intersections for Existing Conditions, and Existing Plus Project conditions:

- 1) Oro Dam Boulevard / Feather River Boulevard
- 2) Oro Dam Boulevard / 7<sup>th</sup> Avenue
- 3) Oro Dam Boulevard / 5<sup>th</sup> Avenue
- 4) Oro Dam Boulevard / Project Driveway

Intersection	Control Type	Target LOS	Existing Conditions (Peak Hour)		Existing Plus Project (Peak Hour)	
			AM	PM	AM	PM
Oro Dam Blvd / Feather River Blvd	Signal	E	C	D	C	D
Oro Dam Blvd / 7 <sup>th</sup> Ave (HCM 2000)	TWSC	E	C	C	C	C
Oro Dam Blvd / 7 <sup>th</sup> Ave (HCM 2010)	TWSC	E	F	F	F	F
Oro Dam Blvd / 5 <sup>th</sup> Ave	Signal	E	B	B	B	B
Oro Dam Blvd / Driveways (HCM 2000)	TWSC	E	D	D	E	E
Oro Dam Blvd / Driveways (HCM 2010)	TWSC	E	D	D	E	E



*Note: TWSC = Two Way Stop Control*

Intersection LOS was calculated using the methods documented in the Transportation Research Board Publications Highway Capacity Manual (HCM), Fifth Edition, 2010. As shown above, the stop-controlled intersection of Oro Dam Boulevard and Feather River Blvd. operates at unacceptable LOS during the AM and PM peak hour and PM peak hour, when using HCM 2010 methodologies.

### Conclusions

The conclusions of the circulation study were that full-access at the proposed project driveway can be safely accommodated under the proposed intersection and roadway modifications to add an additional turn lane from the Hwy 70 north bound off-ramp on the south side of Oro Dam bolvd. To Feather River Blvd. The new turn lane will not only allow for safe ingress and egress from the proposed project but will also generally improve safety on Oro Dam Boulevard by reducing conflict points at the driveway.

Noise: Noise data developed for the 2030 General Plan serves as a basis for addressing noise issues, primarily by promoting development patterns that recognize identified sources of noise and by regulation of the location of noise-sensitive uses. The City of Oroville has developed maximum allowable noise exposure levels for interior and exterior spaces for various land use categories. As the City's main commercial corridor, the General Plan identifies Oro Dam Blvd as one of the areas where the greatest increase in noise is expected. The Noise Element's comprehensive framework of goals, policies, and actions address Oroville's noise issues through compatibility, planning and permitting process, and noise source reduction. The Noise Element establishes objectives and implementing policies intended to limit community exposure to excessive noise levels.

Goal NOI-1 of the Noise Element is to minimize exposure to excessive noise by ensuring compatible land uses relative to noise sources. Action 1.1 of this goal is to develop and adopt an appropriate and consistent Community Noise Ordinance to control noise impacts and to ensure that residents are not exposed to excessive noise levels from stationary and mobile sources. This project will be conditioned to comply with the City's current noise ordinance as found in the OMC Section 13A. Per the City Code, no person shall produce, suffer or allow to be produced by any machine or device, or any combination of same, on commercial or industrial property, a noise level more than eight dB above the local ambient at any point outside of the property plane. As the applicant will be required to comply with all City regulations as a condition of approval for the use permits, any violation of the City's noise ordinance may be grounds for revocation of the permit. Additionally, the applicant will be required to comply with Goal NOI-2, Policy 2.4, which requires a list of standard construction noise control measures be included as requirements at construction sites in order to minimize construction noise impacts.

Air Quality: Oroville is located in central Butte County, in the Sacramento Valley Air Basin (SVAB). The SVAB has a Mediterranean climate characterized by hot, dry summers and cool, rainy winters. During summer, the wide, flat expanse of the Sacramento Valley provides an ideal environment for the formation of photochemical smog. Hot, cloudless days of low-velocity winds allow sunlight to combine with photochemically reactive hydrocarbons, or ozone precursors (reactive organic gases [ROG]), along with nitrogen oxides (NOx) produced throughout the Valley, resulting in an increase in ozone, particularly during late afternoons. Winds arising later may help dispel pollutants but may also transfer it to other areas from Sacramento to Oroville.

The SVAB's climate and topography contribute to the formation and transport of photochemical pollutants throughout the region. The region experiences temperature inversions that limit atmospheric mixing and trap pollutants, resulting in high pollutant concentrations near the ground surface. The highest concentrations of photochemical pollutants occur from late spring to early fall, when photochemical reactions are greatest because of more intense sunlight and the lower altitude of daytime inversion layers.

The Open Space, Natural Resources, and Conservation Element of the City's 2030 General Plan has

specified certain goals, policies and actions. Goal OPS-12, Policy 12.3 specifies that all construction projects are required to implement dust control measures to reduce particulate matter emissions due to disturbance of exposed top-soils. Such measures would include watering of active areas where disturbance occurs, covering haul loads, maintaining clean access roads, and cleaning the wheels of construction vehicles accessing disturbed areas of the site. Action 12.2 of this same goal requires all road improvements and parking areas to be built to City standards to reduce dust and particulate matter. Additionally, all grading and paving shall be conducted in compliance with the Butte County Air Quality Management District's Indirect Source Guidelines, in order to prevent degradation of ambient air quality. The project will be conditioned to ensure all these measures are complied with.

Goal OPS-13, Policy 13.3, aims to promote expansion of employment opportunities within Oroville to reduce commuting to areas outside Oroville. With the project providing 20+ new jobs, this project will help in the implementation of this policy.

Water Quality: The State Water Resources Control Board (SWRCB) has jurisdiction over nine Regional Water Quality Control Boards, whose charge it is to identify and implement water quality objectives. The Oroville area falls under the authority of the Central Valley Regional Water Quality Control Board (CVRWQCB), Region 5, and is located within the Sacramento River Basin (Basin SA). There are no identified waterways on or adjacent to the project site. As a condition of approval, all grading, paving, excavation and site clearance, including that which is exempt from obtaining a permit, shall be performed in conformance with the City's Engineering Design Standards; the Municipal Code; the requirements of the State Regional Water Quality Control Board; and any other applicable local, state and federal requirements. This includes, as specified in Goal PUB-8, Policy 8.10, the requirement to install stormwater collection systems concurrently with construction of new roadways to maximize efficiency and minimize disturbance due to construction activity.

(e) The site can be adequately served by all required utilities and public services.

The sewer provider is the City of Oroville who owns the collection system. The agency that treats all wastewater is the Sewerage Commission – Oroville Region (SCOR). Power is provided by PG&E, telephone by AT&T, cable by Comcast, and water by the California Water Service Company (Cal Water). There are no extraordinary circumstances preventing the proposed development from adequate provision of all required utilities and public services. Thus, the site can be adequately served by all required utilities and public services.

If filed by applicant:

1. Attach certified document of exemption finding.
2. Has a notice of exemption been filed by the public agency approving the project?  Yes  No

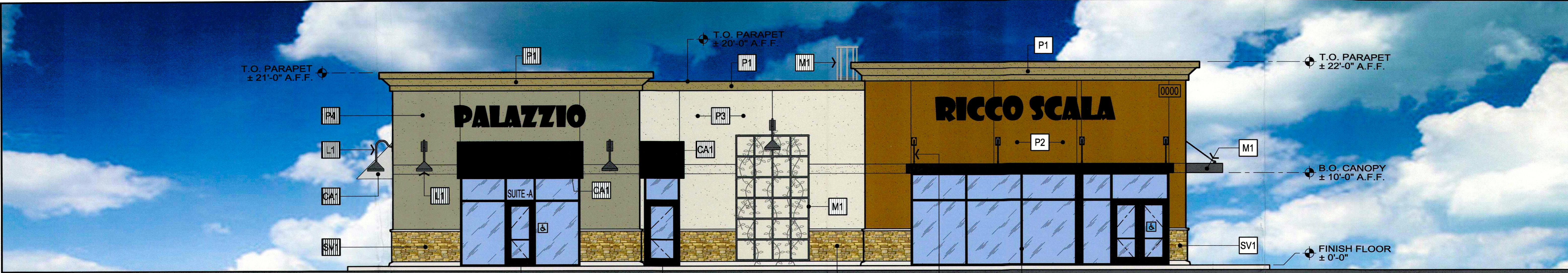
Lead Agency Contact Person: Gary D. Layman

Telephone: (530) 538-2408

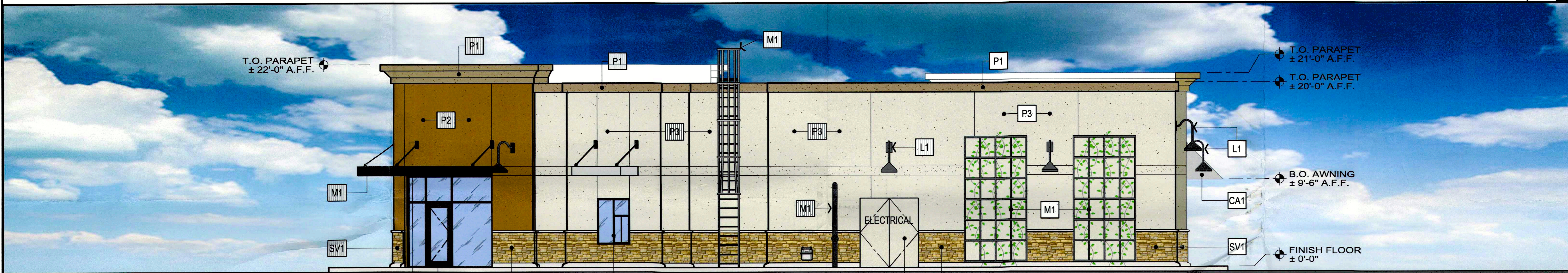
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Date: \_\_\_\_\_

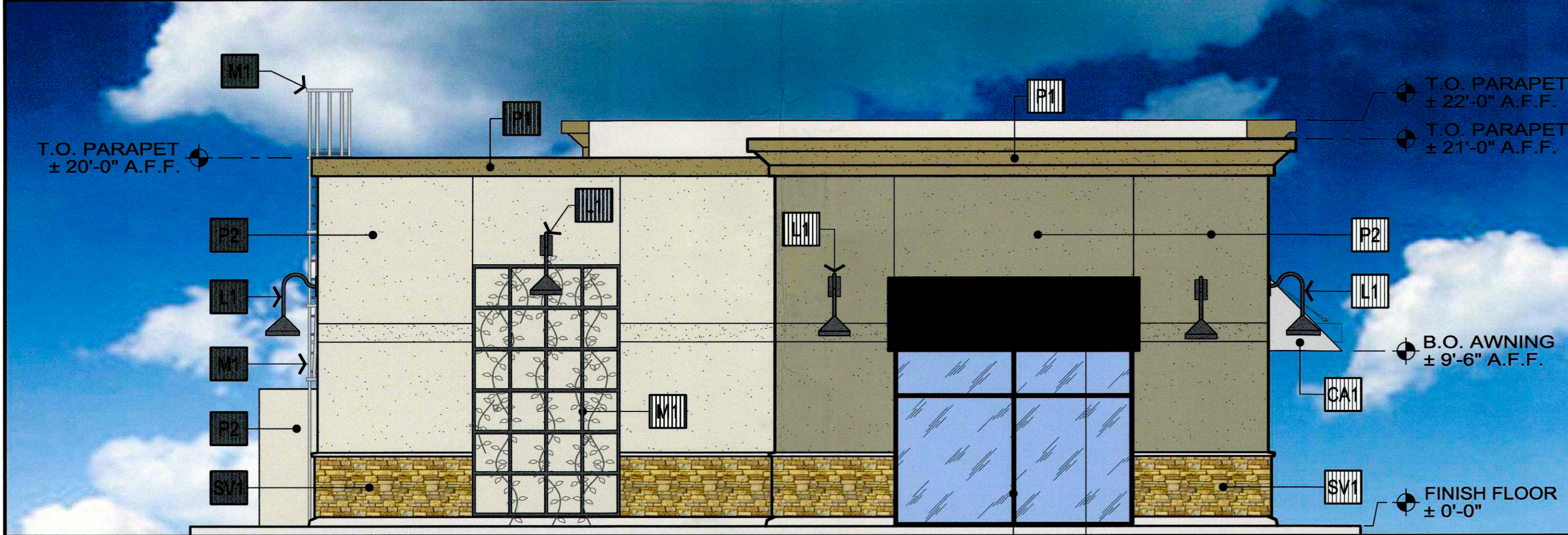
- Signed by Lead Agency
- Signed by Applicant



East (Front) Elevation 1



West (Rear) Elevation 2



South (Left Side) Elevation 4



North (Right Side) Elevation 3  
Proposed Colored Exterior Elevations

REVISIONS	
PLAN REVIEW	REV DATE:
REV DATE:	
REV DATE:	
REV DATE:	
REV DATE:	
REV DATE:	
REV DATE:	
REV DATE:	
REV DATE:	
REV DATE:	

PROPOSED PAD 2  
 FEATHER RIVER CROSSING  
 355 ORO DAM BLVD.  
 OROVILLE, CALIFORNIA, 95965

EXTERIOR  
 COLORED  
 ELEVATIONS  
 - PAD 2 -

DATE: 01/16/2019  
 JOB NO. 18.069

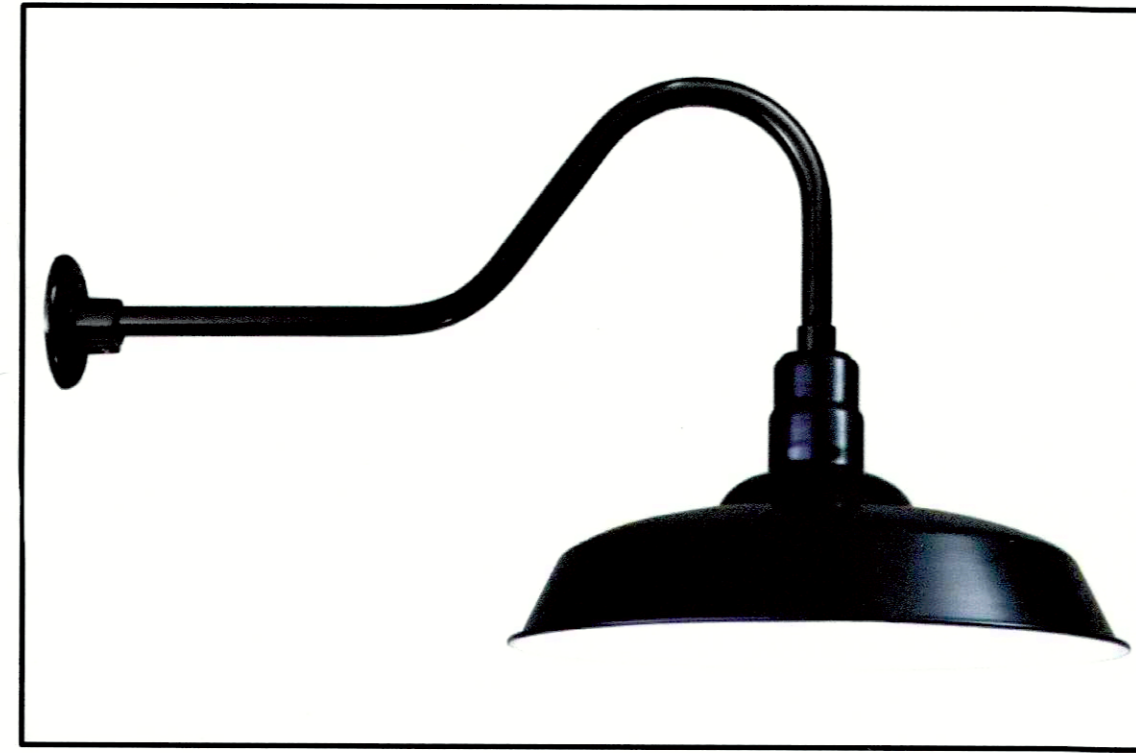
A5

SCALE: 3/16" = 1'-0"

Wednesday, January 16, 2019 3:26:10 PM  
 D:\Projects\2018\18\_069 Feather River Cross Pad 2 Oroville\_CAE\TITLEMENTS\03\_18\_069\_COLOR ELEVATIONS 2019\_01\_16.dwg

**LIGHTING**

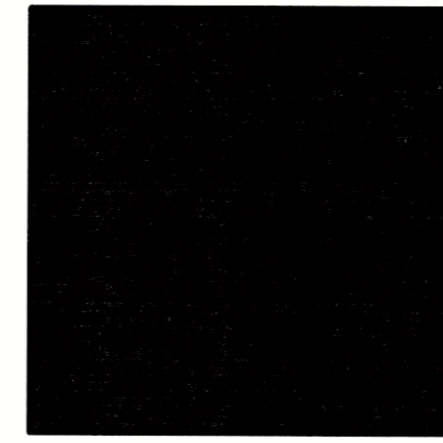
L1 SPUN ALUMINUM SHADE WITH GOOSENECK  
EXTENSION ARM  
MFR: ANP LIGHTING  
MODEL: W520-41-E6-41



L1

**MATERIALS**

CA1 CANVAS AWNING  
MFR: SUNBRELLA  
COLOR: BLACK PLUS 8408-0000



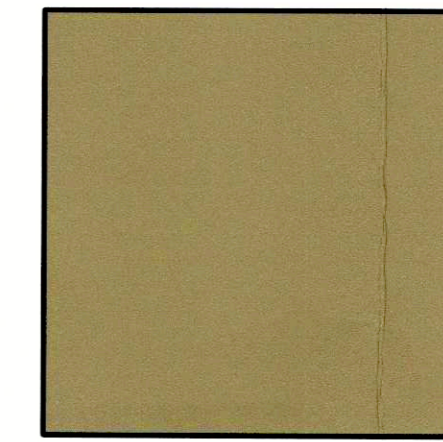
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**COLORS**

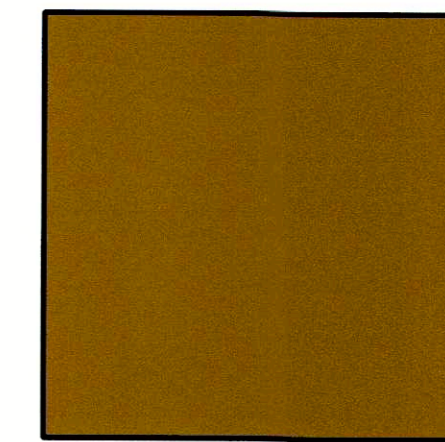
P1 DUNN EDWARDS DE 6208 - TUSCAN MOSAIC  
P2 DUNN EDWARDS DEA 164 - AUTUMN BARK  
P3 DUNN EDWARDS DE 6227 - MUSLIN  
P4 DUNN EDWARDS DE 6229 - CALICO ROCK

M1 BENJAMIN MOORE 2133-10 - ONYX

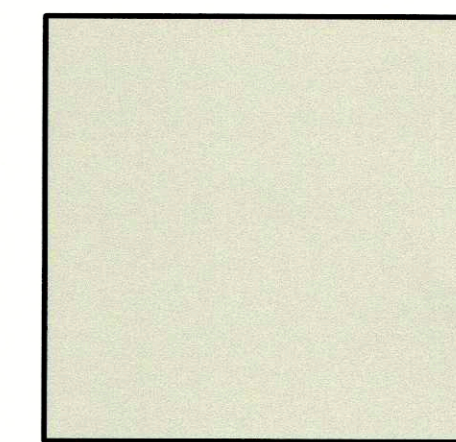
NOTES: ALL EXTERIOR PAINT ACRYLIC LATEX, FLAT SHEEN  
BLACK PAINT TO BE SATIN SHEEN



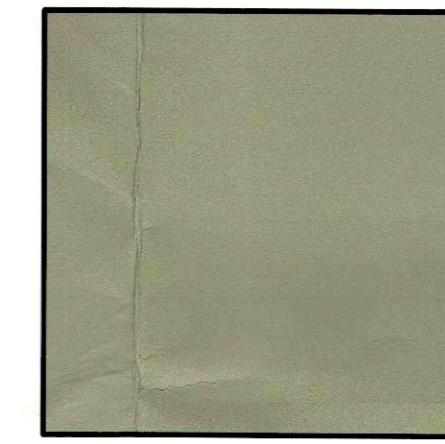
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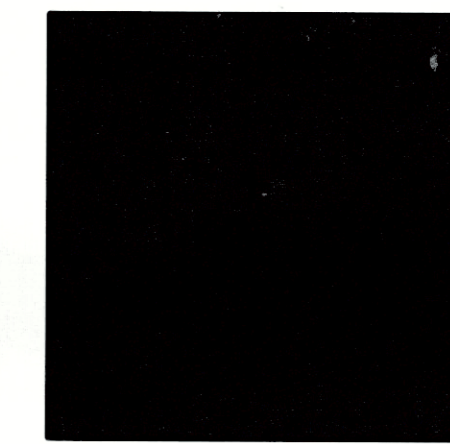
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P3



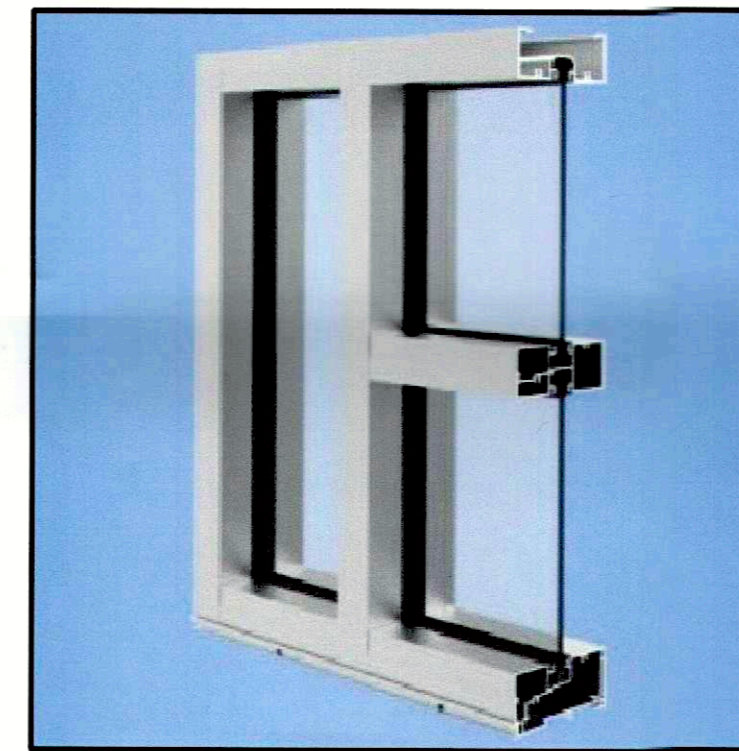
P4



M1

**STOREFRONT SYSTEM**

SF1 CLEAR ANODIZED ALUMINUM STOREFRONT  
MFR: VISTA WALL



SF1

**BIKE RACK**

B1 BIKE RACK  
MFR: HIGHLAND  
SPEC: 145-1438 STANDARD STYLE BIKE RACK  
COLOR: BLACK



B1

**MATERIALS**

SV1 STONE VENEER  
MFR: CULTURED STONE  
COLOR: COUNTY LEDGESTONE - CAMEL



SV1

**REVISIONS**

PLAN	REVIEW	REV DATE

PROPOSED PAD 2  
FEATHER RIVER CROSSING  
355 ORO DAM BLVD.  
OROVILLE, CALIFORNIA, 95965

MATERIAL AND  
FINISHES

DATE: 01/16/2019

JOB NO. 18.069

M1

SYMBOL	BOTANICAL NAME	COMMON NAME	SIZE	WATER USE
1	LIGUSTRUM JAPONICUM "TEXANUM"	WAXLEAF TEXAS PRIVIT	5 GALLON	LOW
2	ALOE STRIATA	CORAL ALOE	5 GALLON	LOW
3	BUXUS MICROPHYLLA "JAPONICA"	JAPANESE BOXWOOD	5 GALLON	LOW
4	RHAPHIOLEPIS INDICA "SPRINGTIME"	INDIAN HAWTHORN	5 GALLON	LOW
5	PHORMIUM TENAX "RUBRUM"	PURPLE FLAX	5 GALLON	LOW
6	DIETES IRIODES	FORTNIGHT LILY	5 GALLON	LOW
7	ROSMARINUS OFFICINALIS "HUNTINGTON CARPET"	CREeping ROSEMARY	5 GALLON	LOW
8	TEUCRIUM FRUTICANS "AZUREUM"	BUSH GERMANDER	15 GALLON	LOW
9	OLEA EUROPEA "WILSONII"	FRUITLESS OLIVE	15 GALLON	LOW
T1	PISTACIA CHINENSIS	CHINESE PISTACHE	15 GALLON	LOW
T2	GELSEMIUM SEMPERVIRENS	CAROLINA JESSAMINE	15 GALLON	LOW
V1	FIGUS FUMILA	CREeping FIG	5 GALLON	LOW
V2				



VARIES

EXISTING LANDSCAPING    EXISTING

### A/13 PLANT LEGEND

SCALE N/A

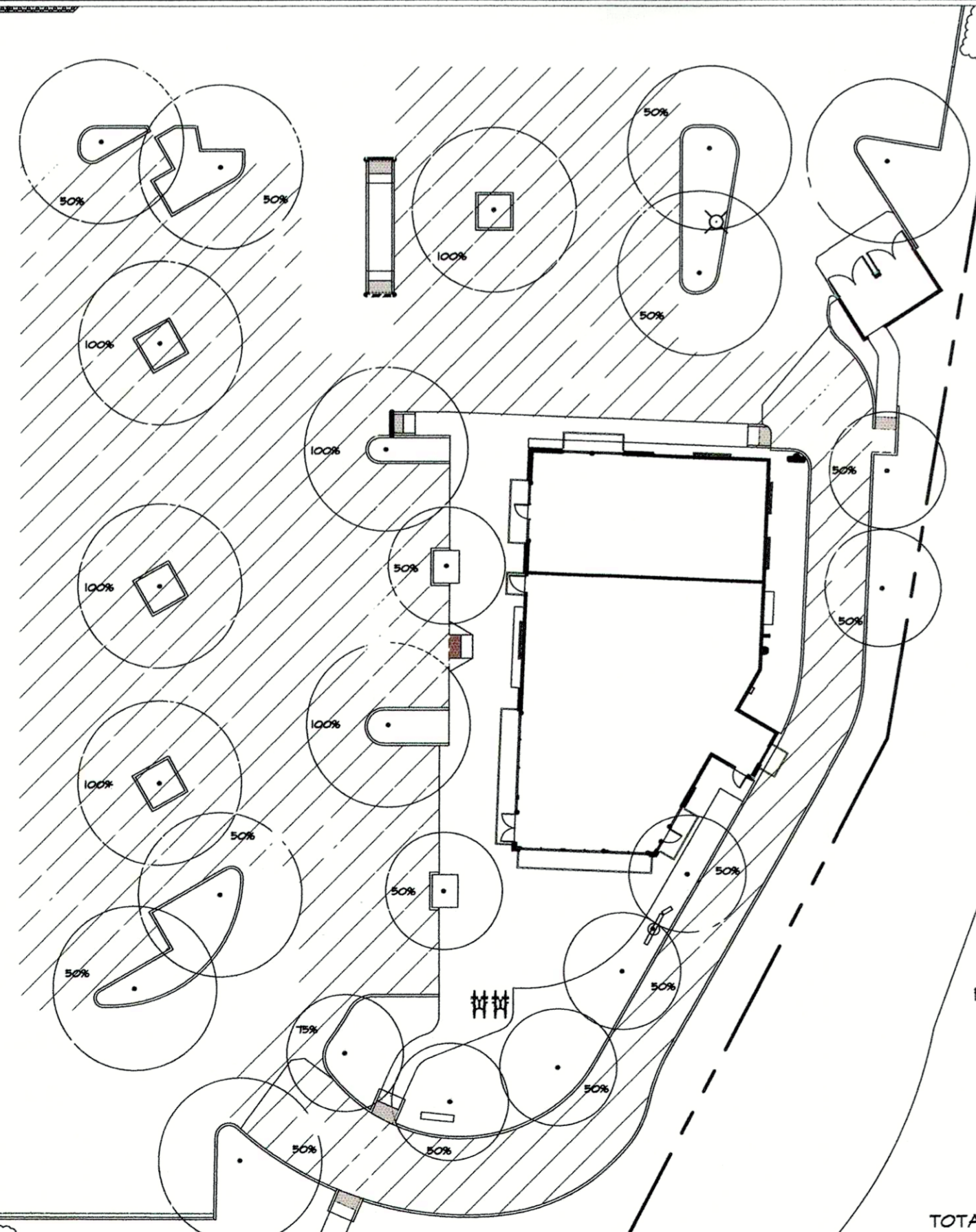
PHOTO    SYMBOL    NAME

	1	LIGUSTRUM JAPONICUM "TEXANUM" WAXLEAF TEXAS PRIVIT
	2	ALOE STRIATA CORAL ALOE
	3	BUXUS MICROPHYLLA "JAPONICA" JAPANESE BOXWOOD
	4	RHAPHIOLEPIS INDICA "SPRINGTIME" INDIAN HAWTHORN
	5	PHORMIUM TENAX "RUBRUM" PURPLE FLAX
	6	DIETES IRIODES FORTNIGHT LILY

	7	ROSMARINUS O. "HUNTINGTON'S CARPET" CREeping ROSEMARY
	8	TEUCRIUM FRUTICANS "AZUREUM" BUSH GERMANDER
	T1	OLEA EUROPEA "WILSONII" FRUITLESS OLIVE
	T2	PISTACIA CHINENSIS CHINESE PISTACHE
	V1	GELSEMIUM SEMPERVIRENS CAROLINA JESSAMINE
	V2	FIGUS FUMILA CREeping FIG

### A/8 PLANT PICTURES

SCALE N/A



MAXIMUM APPLIED WATER ALLOWANCE  
 $MAWA = (E_{to} - E_{ppt}) / (0.622 \times (1 - LA) + 0.5 \times SLA)$   
 where:  
 MAWA = MAXIMUM APPLIED WATER ALLOWANCE  
 $E_{to}$  = REFERENCE EVAPOTRANSPIRATION 51.10  
 $E_{ppt}$  = EFFECTIVE PRECIPITATION 25% OF ANNUAL RAINFALL 1.15  
 $0.622$  = CONVERSION FACTOR TO GALLONS PER SQUARE FOOT 0.62  
 $0.1$  = ET ADJUSTMENT FACTOR 0.1  
 $LA$  = LANDSCAPE AREA INCLUDES SPECIAL LANDSCAPE AREA 1,484  
 $0.5$  = ADDITIONAL ADJUSTMENT FACTOR FOR SLA 0.5  
 $SLA$  = SPECIAL LANDSCAPE AREA 0

MAWA = 11,271 GALLONS PER YEAR

ESTIMATED TOTAL WATER USE  
 $ETWU = (E_{to} \times 0.622 \times PF) \times HA + (E \times SLA)$   
 where:  
 ETWU = ESTIMATED TOTAL WATER USE 51,10  
 $E_{to}$  = REFERENCE EVAPOTRANSPIRATION 51.10  
 $PF$  = PLANT FACTOR 2,228  
 $HA$  = HYDROZONE AREA 0  
 $SLA$  = SPECIAL LANDSCAPE AREA 0  
 $0.622$  = CONVERSION FACTOR TO GALLONS PER SQUARE FOOT 0.62  
 $E$  = IRRIGATION EFFICIENCY 0.1

ETWU = 25,492 GALLONS PER YEAR

PLANT FACTOR

HYDROZONE	WATER USE TYPE	PLANT FACTOR	AREA	PF X AREA
1	LOW	30	1,484	2,228
2	MEDIUM	5	0	0
3	HIGH	75	0	0
TOTALS			1,484	2,228
SLA			0	0

NOTE: THIS CALCULATION IS FOR ONSITE LANDSCAPE ONLY

### E/4 WATER USE

SCALE N/A

= PARKING LOT AND DRIVE AISLE AREA TO BE SHADED

PARKING LOT SHADING FOR 55 PARKING SPACES WITH DRIVE AISLES

SPECIES	% SHADE	QTY.	SHADE AREA	TOTALS
FRUITLESS OLIVES	50%	8	346 SF	1,968 SF
FRUITLESS OLIVES	75%	1	368 SF	368 SF
CHINESE PISTACHE	50%	7	481 SF	3,367 SF
CHINESE PISTACHE	100%	6	462 SF	5,772 SF

TOTAL SHADE AREA 11,475 SF  
 PARKING AREAS 22,405 SF  
 PARKING LOT SHADE 11,475 SF  
 TOTAL ON SITE PARKING LOT AREA 22,405 SF = 51% PARKING LOT SHADE

### A/1 PARKING LOT SHADING

SCALE NOT TO SCALE



### H/1 CONCEPTUAL LANDSCAPE PLAN

SCALE 1"=16'0"

REVISIONS	DATE

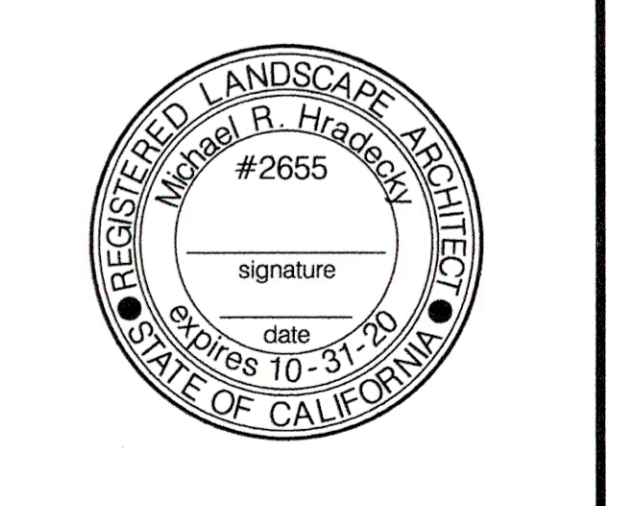
All drawings and written material appearing herein constitute the original and unpublished work of the Landscape Architect and the same may not be duplicated, used, or disclosed without the written consent of the Landscape Architect.



PO BOX 6164  
 Chico, California 95927  
 Landscape Architect #2655  
 Contractors License #589920  
 (530) 893-2620 office  
 (530) 624-6738 cell

PROJECT NAME  
**FEATHER RIVER CROSSINGS**  
**PAD 2**  
 355 ORO DAM BLVD.  
 OROVILLE CALIFORNIA 95965

SHEET TITLE  
**CONCEPTUAL LANDSCAPE PLAN**



DRAWN BY MRH    SCALE NOTED  
 CHECKED BY MRH    DATE 12/18/18

SHEET NO.  
 L of 1



# City of Oroville

Planning Division - Community Development Department

1735 Montgomery Street  
 Oroville, CA 95965-4897  
 (530) 538-2420 FAX (530) 538-2426  
[www.cityoforoville.org](http://www.cityoforoville.org)

TRAKIT#: PL1901-007

## USE PERMIT APPLICATION

(Please print clearly and fill in/provide all that apply)

REQUIRED FOR A COMPLETE APPLICATION	PERMIT TYPE
<input type="checkbox"/> Completed and signed Application Forms <input type="checkbox"/> Application Fee Paid	<input checked="" type="checkbox"/> New Use Permit: \$2,889.98 (Deposit) + \$173.40 (6% Tech Fee) = \$3,063.38 <input type="checkbox"/> Amendment to Existing Use Permit: \$1,024.09 + \$61.45 (6% Tech Fee) = \$1,085.54

### PROJECT PLANS

All plans and drawings shall be drawn to scale to the extent feasible and shall indicate the full dimensions, contours and other topographic features and all information necessary to make a full evaluation of the project. Please include the following:

- 1. **Site and floor plans**, including the location, square footage and use of all structures.
- 2. **Architectural drawings** showing proposed building elevations.
- 3. Landscape plans showing the types, sizes and location of vegetation to be planted and the irrigation system to be installed.
- 4. Plans for the configuration and layout of all off-street parking spaces, including entrances, exits and internal circulation routes.
- 5. Plans for all lighting to be installed on the site, including the location, type, height and brightness of each lighting fixture.
- 6. **Drawings of all signs** that are proposed in association with the project. CONCEPT ONLY
- 7. Plans showing the location, square footage and capacity of any existing or proposed surface stormwater detention facilities.
- 8. Plans showing the location and square footage of any existing or proposed outdoor storage areas.
- 9. Descriptions of any off-site infrastructure improvements to be provided in conjunction with the project.
- 10. Hours of operation for all proposed land uses.
- 11. Number of employees and fleet vehicles for all proposed land uses.
- 12. **A letter authorizing the use permit application from the owner of the property.**

### CLASSIFICATION

- |   |   |  |
|---|---|--|
| <input type="checkbox"/> Alcohol & Beverage Sales         | <input type="checkbox"/> Off Premise/Video Display Sign           | <input type="checkbox"/> Uses in a Mini-Storage Overlay (MS-O) |
| <input type="checkbox"/> Agricultural Uses                | <input type="checkbox"/> Outdoor Storage                          | <input type="checkbox"/> Uses in Residential Districts         |
| <input type="checkbox"/> Animal Keeping (Commercial)      | <input type="checkbox"/> Parking Requirement Exceptions           | <input type="checkbox"/> Uses in Special Purpose Districts     |
| <input type="checkbox"/> Barbed/Razor Wire Fence          | <input type="checkbox"/> Temporary Use                            | <input type="checkbox"/> Uses not Specified but Allowed        |
| <input type="checkbox"/> Density Bonus & Other Incentives | <input type="checkbox"/> Uses in a Conditional Overlay (C-O)      | <input type="checkbox"/> Wireless Communication Facilities     |
| <input type="checkbox"/> Exceptions to Height Limits      | <input type="checkbox"/> Uses in Commercial & Mixed-Use Districts | <input checked="" type="checkbox"/> Other (Please Specify):    |
| <input type="checkbox"/> Nonconforming Uses & Structures  | <input type="checkbox"/> Uses in Industrial Districts             | <u>DRIVE THRU</u>  |

### PROJECT DESCRIPTION

Present or Previous Use: Parking area within the existing Feather River Crossings center  
 Proposed Use: Retail/Restaurant pad Bldg with a Drive Thru lane and outdoor  
 Detailed Description: (For Additional Space Use Back of Paper or Additional Sheet)  
patio areas

### APPLICANT'S SIGNATURE

I hereby certify that the information provided in this application is, to my knowledge, true and correct.

Applicant's Signature: \_\_\_\_\_

Date: 1-31-19

### OFFICE USE ONLY

APPROVED BY: \_\_\_\_\_

DATE: \_\_\_\_\_

Credit Card #: pd 1/31/19  Debit Card #: \_\_\_\_\_  Money Order  Cash  Check # \_\_\_\_\_

**PROJECT DESCRIPTION (Continued)**

Detailed Description: (Continued)

Lined area for project description details, containing faint handwritten notes.



# City of Oroville

Planning Division - Community Development Department

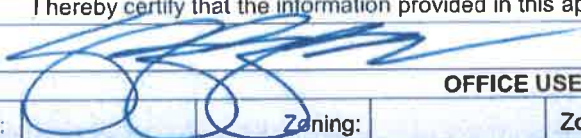
Donald Rust  
DIRECTOR

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[www.cityoforoville.org](http://www.cityoforoville.org)

TRAKIT#:

## PLANNING DIVISION GENERAL APPLICATION

(Please print clearly and fill in all that apply)

<b>APPLICANT'S INFORMATION</b>		Project's:	Architect <input type="checkbox"/>
Name:	Scott Gibson	Name:	Scott Gibson
Address:	2540 ZANELLA WAY, STE. 60	Company:	SCOTT GIBSON ARCHITECT, INC.
Phone:	(530) 343-7557	Address:	2540 Zanella Way, Ste. 60, Chico
Email:	scottg@sgarchitect.net	Phone:	(530) 343-7557
Is the applicant the Owner?	<input checked="" type="checkbox"/> N <input type="checkbox"/> Y	<small>If applicant is Not the owner, please provide owner /agent authorization on the reverse side.</small>	
Email:	scottg@sgarchitect.net		
<b>DEVELOPMENT PROJECTS &amp; OTHER APPLICATIONS</b> (Please check all that apply)			
<input type="checkbox"/>	Annexation	<input type="checkbox"/>	Landmark /Modification/Demolition
<input type="checkbox"/>	Appeal	<input type="checkbox"/>	Mining and Reclamation Plan
<input checked="" type="checkbox"/>	Development Review	<input type="checkbox"/>	Pre-Application
<input type="checkbox"/>	Final Map	<input type="checkbox"/>	Residential Density Bonus
<input type="checkbox"/>	General Plan Amendment/Rezone	<input type="checkbox"/>	Temporary Use
<input type="checkbox"/>	Landmark Designation	<input type="checkbox"/>	Tentative Map Extension
<input type="checkbox"/>	Other: (Please Specify)	<input type="checkbox"/>	Tentative Parcel Map
<input type="checkbox"/>		<input type="checkbox"/>	Tentative Subdivision Map
<input checked="" type="checkbox"/>		<input checked="" type="checkbox"/>	Use Permit
<input type="checkbox"/>		<input type="checkbox"/>	Variance
<input type="checkbox"/>		<input type="checkbox"/>	Wireless Communication Facilities
<input type="checkbox"/>		<input type="checkbox"/>	Zoning Clearance
<b>ADMINISTRATIVE PERMITS</b> (Please check all that apply)			
<input type="checkbox"/>	Adult Oriented Business	<input type="checkbox"/>	Outdoor Storage
<input type="checkbox"/>	Home Occupation	<input type="checkbox"/>	Outdoor Display & Sales
<input type="checkbox"/>	Large Family Day Care	<input type="checkbox"/>	Second Dwelling Unit
<input type="checkbox"/>	Mobile Food Vendor	<input type="checkbox"/>	Sign/Temporary Sign Permit
<input type="checkbox"/>	Other: (Please Specify)	<input type="checkbox"/>	Special Event
<input type="checkbox"/>		<input type="checkbox"/>	Street Closure
<input type="checkbox"/>		<input type="checkbox"/>	Tree Removal
*Please provide a letter addressed to the Planning Division with a detailed description for the proposed project. Please include any site plans, maps, aerials, photos, and other relevant information that will help us in processing your application. ** Any time a set of plans is required, three (3) sets of drawings shall be submitted, unless otherwise directed.			
<b>PROJECT INFORMATION</b>			
Project Name: Pad 2, Feather River Crossings		Proposed Structure(s) (Sq Ft.): 4,000 sq.ft.	
Address: 355 Oro Dam Blvd - Suite t.b.d.		Existing Structure(s) (Sq Ft.): none -	
Nearest Cross Street: Feather River Blvd.		Water Provider:	
Assessor Parcel Number: 035-030-080		School District:	
Lot Size (Acres): part of overall project		Number of Dwelling Units: Zero	
<b>APPLICANT'S SIGNATURE</b>			
I hereby certify that the information provided in this application is, to my knowledge, true and correct.			
Signature: 			Date: 01/08/2019
<b>OFFICE USE ONLY</b>			
General Plan:	Zoning:	Zoning Conformity:	APN:
File#	Overlay Zoning:	Minimum Setbacks:	FY RY SY



## AGENT AUTHORIZATION

To the City of Oroville, Department of Community Development

NAME OF AGENT:	Scott Gibson	PHONE NUMBER:	(530) 343-7557
COMPANY NAME:	Scott Gibson Architect, Inc	EMAIL:	scottg@sgrachitect.net
ADDRESS:	2540 Zanella Way, Ste. 60	CITY/ST/ZIP:	Chico, CA 95928

AGENT SIGNATURE: 

Is hereby authorized to process this application on my/our property, identified as Butte County Assessor Parcel Number (s):

This authorization allows representation for all applications, hearings, appeals, etc. and to sign all documents necessary for said processing, but not including document (s) relating to record title interest.

**Owner(s) of Record (sign and print name)**

1)	Sanjiv Chopra		1.16.19
	Print Name of Owner	Signature of Owner	Date
2)			
	Print Name of Owner	Signature of Owner	Date
3)			
	Print Name of Owner	Signature of Owner	Date
4)			
	Print Name of Owner	Signature of Owner	Date
	101 E. Vinyard Ave., Livermore, CA 94550	sanjiv@evolvefitness.com	(209) 581-8445
	Owner's Mailing Address	Owner's Email	Owner's Phone #

The Community Development Department operates on a full cost recovery for processing of permits. Staff will charge their time and any expenses associated with processing the application against the initial deposit. Fees that have been captured for the reimbursement of City expenses are non-refundable.

Technology cost recovery fees are non-refundable

**PRINT AND COPY FEE SCHEDULE**

Project Application	Account Code	Project Fee	Tech Fee	Total Project Fees	Total Collected
Administrative Permit	4250-1600	\$585.78	\$35.15	\$620.93	
Adult-Oriented Business Fee	4250-1600	\$528.43	\$31.71	\$560.14	
Amendment/Modification Fee (Use Permits, Variances, TSM etc.)	4250-1600	\$1,024.09	\$61.45	\$1,085.54	
Annexation	4250-1600	\$3,541.30	\$213.48	\$3,753.78	
Appeal to City Council (Discretionary Items)	4250-1600	\$1,121.38	\$67.28	\$1,188.66	
Appeal to City Council (Ministerial Items)	4250-1600	\$225.00	\$13.50	\$238.50	
"Burn Down" Letter	4250-1600	\$67.59	\$4.06	\$71.65	
Condition Compliance	4250-1600	\$512.05	\$30.72	\$542.77	
Cottage Food Operations	4250-1600	\$236.00	\$14.16	\$250.16	
Development Review Committee	4694-1600	\$230.42	\$13.83	\$244.25	
FIR	620-2500	\$5,120.45	\$307.23	\$5,427.68	
Final Map	4696-1600	\$1,543.30	\$92.60	\$1,635.90	
Fire Design Review	4280-2000	\$444.46	\$26.67	\$471.13	
General Plan Amendment	4290-1600	\$3,946.84	\$236.81	\$4,183.65	
General Plan Map	4895-1600	\$10.24	-	\$10.24	
General Plan Book	4895-1600	\$66.57	-	\$66.57	
Home Occupation: Low Impact	4250-1600	\$120.84	\$7.25	\$128.09	
Home Occupation: Moderate Impact	4250-1600	\$241.69	\$14.50	\$256.19	
Housing Element Book	4895-1600	\$17.41	-	\$17.41	
Landmark Demolition	4250-1600	\$1,000.00	\$60.00	\$1,060.00	
Landmark Designation	4250-1600	\$1,000.00	\$60.00	\$1,060.00	
Landmark Modification	4250-1600	\$225.00	\$13.50	\$238.50	
Medical Marijuana Cultivation	4250-1600	\$250.00	\$15.00	\$265.00	
Pre-Application (Initial Project Review)	4694-1600	\$230.42	\$13.83	\$244.25	
Pre-Zone	4290-1600	\$3,031.00	\$181.86	\$3,212.86	
Re-Zone	4290-1600	\$3,104.02	\$186.24	\$3,290.26	
Sign Review	4250-1600	\$172.44	\$10.35	\$182.79	
Special Use Permit	4250-1600	\$102.41	\$6.14	\$108.55	
Specified Plan Amendment	4250-1600	\$2,364.00	\$141.84	\$2,505.84	
Specific Plan	4250-1600	\$3,337.41	\$200.24	\$3,537.65	
Tentative Parcel Map	4696-1600	\$3,500.34	\$210.02	\$3,710.36	
Tentative Subdivision Map	4696-1600	\$4,041.06	\$242.46	\$4,283.52	
PER Resubmitting Lot Tentative Maps	4696-1600	\$20.48	\$1.23	\$21.71	
Use Permit	4250-1600	\$2,889.98	\$173.40	\$3,063.38	
Variance	4250-1600	\$2,317.52	\$139.05	\$2,456.57	
Zoning Ordinance Book	4895-1600	\$20.48	-	\$20.48	
Zoning Map	4895-1600	\$10.24	-	\$10.24	
Zoning/General Plan Compliance Letters	4250-1600	\$158.73	\$9.52	\$168.25	

**PRINT AND COPY FEE SCHEDULE**

	Planning 001-4895-1600 ▲ Copies only	Public Works 001-4696-3000 ▲ Plans/Specs/Docs	Building 001-4696-2990 ▲ Plans/Specs/Docs	Code Enforcement 001-4696-9101 ▲ Plans/Specs/Docs	Sale of Copies Only 520-4895-7412 ▲
Photocopy of documents	No. of Copies	Price of Copies			Total
8 1/2" x 11"		\$0.26 per page			
11" x 17"		\$1.10 each			
18" x 26"		\$1.15 each			
24" x 36"		\$1.25 each			
24" x 42"		\$1.30 each			
<b>GIS Prints</b>					
18" x 26"		\$35.85 each			
24" x 36"		\$35.85 each			

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# City of Oroville

Planning Division - Community Development Department

Donald Rust  
DIRECTOR

1735 Montgomery Street  
Oroville, CA 95965-4897  
(530) 538-2420 FAX (530) 538-2426  
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TRAKIT#:

## PLANNING DIVISION GENERAL APPLICATION

(Please print clearly and fill in all that apply)

<b>APPLICANT'S INFORMATION</b>		Project's:	Architect <input type="text"/>
Name:	Scott Gibson	Name:	Scott Gibson
Address:	2540 ZANELLA WAY, STE. 60	Company:	SCOTT GIBSON ARCHITECT, INC.
Phone:	(530) 343-7557	Address:	2540 Zanella Way, Ste. 60, Chico
Email:	scottg@sgarchitect.net	Phone:	(530) 343-7557
Is the applicant the Owner?	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	If applicant is Not the owner, please provide owner/agent authorization on the reverse side.	
		Email:	scottg@sgarchitect.net

<b>DEVELOPMENT PROJECTS &amp; OTHER APPLICATIONS</b> (Please check all that apply)			
<input type="checkbox"/>	Annexation	<input type="checkbox"/>	Landmark /Modification/Demolition
<input type="checkbox"/>	Appeal	<input type="checkbox"/>	Mining and Reclamation Plan
<input checked="" type="checkbox"/>	Development Review	<input type="checkbox"/>	Pre-Application
<input type="checkbox"/>	Final Map	<input type="checkbox"/>	Residential Density Bonus
<input type="checkbox"/>	General Plan Amendment/Rezone	<input type="checkbox"/>	Temporary Use
<input type="checkbox"/>	Landmark Designation	<input type="checkbox"/>	Tentative Map Extension
<input type="checkbox"/>	Other: (Please Specify)	<input type="checkbox"/>	Tentative Parcel Map
<input type="checkbox"/>		<input type="checkbox"/>	Tentative Subdivision Map
<input type="checkbox"/>		<input checked="" type="checkbox"/>	Use Permit
<input type="checkbox"/>		<input type="checkbox"/>	Variance
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<input type="checkbox"/>		<input type="checkbox"/>	Zoning Clearance

<b>ADMINISTRATIVE PERMITS</b> (Please check all that apply)			
<input type="checkbox"/>	Adult Oriented Business	<input type="checkbox"/>	Outdoor Storage
<input type="checkbox"/>	Home Occupation	<input type="checkbox"/>	Outdoor Display & Sales
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<input type="checkbox"/>	Mobile Food Vendor	<input type="checkbox"/>	Sign/Temporary Sign Permit
<input type="checkbox"/>	Other: (Please Specify)	<input type="checkbox"/>	Special Event
<input type="checkbox"/>		<input type="checkbox"/>	Street Closure
<input type="checkbox"/>		<input type="checkbox"/>	Tree Removal

\*Please provide a letter addressed to the Planning Division with a detailed description for the proposed project. Please include any site plans, maps, aerials, photos, and other relevant information that will help us in processing your application.  
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<b>PROJECT INFORMATION</b>	
Project Name: Pad 2, Feather River Crossings	Proposed Structure(s) (Sq Ft.): 4,000 sq.ft.
Address: 355 Oro Dam Blvd - Suite t.b.d.	Existing Structure(s) (Sq Ft.): none -
Nearest Cross Street: Feather River Blvd.	Water Provider:
Assessor Parcel Number: 035-030-080	School District:
Lot Size (Acres): part of overall project	Number of Dwelling Units: Zero

<b>APPLICANT'S SIGNATURE</b>	
I hereby certify that the information provided in this application is, to my knowledge, true and correct.	
Signature: 	Date: 01/08/2019

<b>OFFICE USE ONLY</b>							
General Plan:	Zoning:	Zoning Conformity:	APN:				
File#	Overlay Zoning:	Minimum Setbacks:	FY	RY	SY		

## AGENT AUTHORIZATION

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COMPANY NAME:	Scott Gibson Architect, Inc	EMAIL:	scottg@sgrachitect.net
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This authorization allows representation for all applications, hearings, appeals, etc. and to sign all documents necessary for said processing, but not including document (s) relating to record title interest.

**Owner(s) of Record (sign and print name)**

1) <u>Sanjiv Chopra</u>		1.16.19
Print Name of Owner	Signature of Owner	Date
2) _____	Signature of Owner	Date
3) _____	Signature of Owner	Date
4) _____	Signature of Owner	Date
101 E. Vinyard Ave., Livermore, CA 94550	<u>sanjiv@evolvefitness.com</u>	<u>(209) 581-8445</u>
Owner's Mailing Address	Owner's Email	Owner's Phone #






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CITY OF TROY II - PLANNING DIVISION  
CITY SERVICES

Project Application	Account Code	Project Fee	Tech Fee	Total Project Fees	Total Collected
Administrative Permit	4250-1600	\$585.78	\$35.15	\$620.93	
Adult-Oriented Business Fee	4250-1600	\$528.43	\$31.71	\$560.14	
Amendment/Modification Fee (Use Permits, Variances, TSM, etc.)	4250-1600	\$1,024.09	\$61.45	\$1,085.54	
Appeal to City Council	4250-1600	\$3,541.30	\$212.48	\$3,753.78	
Appeal to City Council (Discretionary Items)	4250-1600	\$1,121.38	\$67.28	\$1,188.66	
Appeal to City Council (Ministerial Items)	4250-1600	\$225.00	\$13.50	\$238.50	
"Burn Down" Letter	4250-1600	\$67.59	\$4.06	\$71.65	
Condition Compliance	4250-1600	\$512.05	\$30.72	\$542.77	
Cottage Food Operations	4250-1600	\$236.00	\$14.16	\$250.16	
Development Review Committee	4694-1600	\$230.42	\$13.83	\$244.25	
EIR	620-2500	\$5,120.45	\$307.23	\$5,427.68	
Final Map	4696-1600	\$1,543.30	\$92.60	\$1,635.90	
Fire Design Review	4280-2000	\$444.46	\$26.67	\$471.13	
General Plan Amendment	4290-1600	\$3,946.84	\$236.81	\$4,183.65	
General Plan Map	4895-1600	\$10.24	-	\$10.24	
General Plan Book	4895-1600	\$66.57	-	\$66.57	
Home Occupation: Low Impact	4250-1600	\$120.84	\$7.25	\$128.09	
Home Occupation: Moderate Impact	4250-1600	\$241.69	\$14.50	\$256.19	
Housing Element Book	4895-1600	\$17.41	-	\$17.41	
Landmark Demolition	4250-1600	\$1,000.00	\$60.00	\$1,060.00	
Landmark Designation	4250-1600	\$1,000.00	\$60.00	\$1,060.00	
Landmark Modification	4250-1600	\$225.00	\$13.50	\$238.50	
Medical Marijuana Cultivation	4250-1600	\$250.00	\$15.00	\$265.00	
Pre-Application (Initial Project Review)	4694-1600	\$230.42	\$13.83	\$244.25	
Pre-Zone	4290-1600	\$3,031.00	\$181.86	\$3,212.86	
Re-Zone	4290-1600	\$3,104.02	\$186.24	\$3,290.26	
Sign Review	4250-1600	\$172.44	\$10.35	\$182.79	
Special Use Permit	4250-1600	\$102.41	\$6.14	\$108.55	
Specified Plan Amendment	4250-1600	\$2,364.00	\$141.84	\$2,505.84	
Specific Plan	4250-1600	\$3,337.41	\$200.24	\$3,537.65	
Tentative Parcel Map	4696-1600	\$3,500.34	\$210.02	\$3,710.36	
Tentative Subdivision Map	4696-1600	\$4,041.06	\$242.46	\$4,283.52	
PER Resubmitting Lot Tentative Maps	4696-1600	\$20.48	\$1.23	\$21.71	
Use Permit	4250-1600	\$2,889.98	\$173.40	\$3,063.38	
Variance	4250-1600	\$2,317.52	\$139.05	\$2,456.57	
Zoning Ordinance Book	4895-1600	\$20.48	-	\$20.48	
Zoning Map	4895-1600	\$10.24	-	\$10.24	
Zoning/General Plan Compliance Letters	4250-1600	\$158.73	\$9.52	\$168.25	

**PRINT AND COPY FEE SCHEDULE**

	Planning 001-4895-1600  Copies only	Public Works 001-4696-3000  Plans/Specs/Docs	Building 001-4696-2990  Plans/Specs/Docs	Code Enforcement 001-4696-9101  Plans/Specs/Docs	Sale of Copies Only 520-4895-7412 
Photocopy of documents	No. of Copies	Price of Copies			Total
8 1/2" x 11"		\$0.26 per page			
11" x 17"		\$1.10 each			
18" x 26"		\$1.15 each			
24" x 36"		\$1.25 each			
24" x 42"		\$1.30 each			
<b>GIS Printouts</b>					
18" x 26"		\$35.85 each			
24" x 36"		\$35.85 each			

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# City of Oroville

Planning Division - Community Development Department

Donald Rust  
DIRECTOR

1735 Montgomery Street  
Oroville, CA 95965-4897  
(530) 538-2420 FAX (530) 538-2426  
[www.cityoforoville.org](http://www.cityoforoville.org)

TRAKIT#:

## PLANNING DIVISION GENERAL APPLICATION

(Please print clearly and fill in all that apply)

<b>APPLICANT'S INFORMATION</b>		Project's:	Architect <input type="checkbox"/>
Name:	Scott Gibson	Name:	Scott Gibson
Address:	2540 ZANELLA WAY, STE. 60	Company:	SCOTT GIBSON ARCHITECT, INC.
Phone:	(530) 343-7557	Address:	2540 Zanella Way, Ste. 60, Chico
Email:	scottg@sgarchitect.net	Phone:	(530) 343-7557
Is the applicant the Owner?	<input checked="" type="checkbox"/> N <input type="checkbox"/> Y	<small>If applicant is Not the owner, please provide owner/agent authorization on the reverse side.</small>	Email: scottg@sgarchitect.net

### DEVELOPMENT PROJECTS & OTHER APPLICATIONS (Please check all that apply)

<input type="checkbox"/>	Annexation	<input type="checkbox"/>	Landmark /Modification/Demolition	<input type="checkbox"/>	Tentative Parcel Map
<input type="checkbox"/>	Appeal	<input type="checkbox"/>	Mining and Reclamation Plan	<input type="checkbox"/>	Tentative Subdivision Map
<input checked="" type="checkbox"/>	Development Review	<input type="checkbox"/>	Pre-Application	<input checked="" type="checkbox"/>	Use Permit
<input type="checkbox"/>	Final Map	<input type="checkbox"/>	Residential Density Bonus	<input type="checkbox"/>	Variance
<input type="checkbox"/>	General Plan Amendment/Rezone	<input type="checkbox"/>	Temporary Use	<input type="checkbox"/>	Wireless Communication Facilities
<input type="checkbox"/>	Landmark Designation	<input type="checkbox"/>	Tentative Map Extension	<input type="checkbox"/>	Zoning Clearance
<input type="checkbox"/>	Other: (Please Specify)				

### ADMINISTRATIVE PERMITS (Please check all that apply)

<input type="checkbox"/>	Adult Oriented Business	<input type="checkbox"/>	Outdoor Storage	<input type="checkbox"/>	Special Event
<input type="checkbox"/>	Home Occupation	<input type="checkbox"/>	Outdoor Display & Sales	<input type="checkbox"/>	Street Closure
<input type="checkbox"/>	Large Family Day Care	<input type="checkbox"/>	Second Dwelling Unit	<input type="checkbox"/>	Tree Removal
<input type="checkbox"/>	Mobile Food Vendor	<input type="checkbox"/>	Sign/Temporary Sign Permit	<input type="checkbox"/>	
<input type="checkbox"/>	Other: (Please Specify)				

\*Please provide a letter addressed to the Planning Division with a detailed description for the proposed project. Please include any site plans, maps, aerials, photos, and other relevant information that will help us in processing your application.  
\*\* Any time a set of plans is required, three (3) sets of drawings shall be submitted, unless otherwise directed.

### PROJECT INFORMATION

Project Name: Pad 2, Feather River Crossings	Proposed Structure(s) (Sq Ft.): 4,000 sq.ft.
Address: 355 Oro Dam Blvd - Suite t.b.d.	Existing Structure(s) (Sq Ft.): none -
Nearest Cross Street: Feather River Blvd.	Water Provider:
Assessor Parcel Number: 035-030-080	School District:
Lot Size (Acres): part of overall project	Number of Dwelling Units: Zero

### APPLICANT'S SIGNATURE

I hereby certify that the information provided in this application is, to my knowledge, true and correct.

Signature: 	Date: 01/08/2019
--	------------------

### OFFICE USE ONLY

General Plan:	Zoning:	Zoning Conformity:	APN:	142	
File#	Overlay Zoning:	Minimum Setbacks:	FY	RY	SY

## AGENT AUTHORIZATION

To the City of Oroville, Department of Community Development

NAME OF AGENT:	Scott Gibson	PHONE NUMBER:	(530) 343-7557
COMPANY NAME:	Scott Gibson Architect, Inc	EMAIL:	scottg@sgrachitect.net
ADDRESS:	2540 Zanella Way, Ste. 60	CITY/ST/ZIP:	Chico, CA 95928

AGENT SIGNATURE: 

Is hereby authorized to process this application on my/our property, identified as Butte County Assessor Parcel Number (s):

This authorization allows representation for all applications, hearings, appeals, etc. and to sign all documents necessary for said processing, but not including document (s) relating to record title interest.

**Owner(s) of Record (sign and print name)**

1)	Sanjiv Chopra		
	Print Name of Owner	Signature of Owner	Date
2)			
	Print Name of Owner	Signature of Owner	Date
3)			
	Print Name of Owner	Signature of Owner	Date
4)			
	Print Name of Owner	Signature of Owner	Date
	101 E. Vinyard Ave., Livermore, CA 94550	sanjiv@evolvefitness.com	(209) 581-8445
	Owner's Mailing Address	Owner's Email	Owner's Phone #






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Technology cost recovery fees are non-refundable

**CITY OF OROVILLE PLANNING DIVISION  
FEE SCHEDULE**

Project Application	Account Code	Project Fee	Tech Fee	Total Project Fees	Total Collected
Administrative Permit	4250-1600	\$585.78	\$35.15	\$620.93	
Adult-Oriented Business Fee	4250-1600	\$528.43	\$31.71	\$560.14	
Amendment/Modification Fee (Use Permits, Variances, TSM etc.)	4250-1600	\$1,024.09	\$61.45	\$1,085.54	
Annexation	4250-1600	\$3,541.30	\$212.48	\$3,753.78	
Appeal to City Council (Discretionary Items)	4250-1600	\$1,121.38	\$67.28	\$1,188.66	
Appeal to City Council (Ministerial Items)	4250-1600	\$225.00	\$13.50	\$238.50	
"Burn Down" Letter	4250-1600	\$67.59	\$4.06	\$71.65	
Condition Compliance	4250-1600	\$512.05	\$30.72	\$542.77	
Cottage Food Operations	4250-1600	\$236.00	\$14.16	\$250.16	
Development Review Committee	4694-1600	\$230.42	\$13.83	\$244.25	
EIR	620-2500	\$5,120.45	\$307.23	\$5,427.68	
Final Map	4696-1600	\$1,543.30	\$92.60	\$1,635.90	
Fit Design Review	4280-2000	\$444.46	\$26.67	\$471.13	
General Plan Amendment	4290-1600	\$3,946.84	\$236.81	\$4,183.65	
General Plan Map	4895-1600	\$10.24	-	\$10.24	
General Plan Book	4895-1600	\$66.57	-	\$66.57	
Home Occupation: Low Impact	4250-1600	\$120.84	\$7.25	\$128.09	
Home Occupation: Moderate Impact	4250-1600	\$241.69	\$14.50	\$256.19	
Housing Element Book	4895-1600	\$17.41	-	\$17.41	
Landmark Demolition	4250-1600	\$1,000.00	\$60.00	\$1,060.00	
Landmark Designation	4250-1600	\$1,000.00	\$60.00	\$1,060.00	
Landmark Modification	4250-1600	\$225.00	\$13.50	\$238.50	
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TRAKIT#:

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(Please print clearly and fill in all that apply)

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Name:	Scott Gibson	Name:	Scott Gibson
Address:	2540 ZANELLA WAY, STE. 60	Company:	SCOTT GIBSON ARCHITECT, INC.
Phone:	(530) 343-7557	Address:	2540 Zanella Way, Ste. 60, Chico
Email:	scottg@sgarchitect.net	Phone:	(530) 343-7557
Is the applicant the Owner?	<input checked="" type="checkbox"/> No <input type="checkbox"/> Yes	If applicant is Not the owner, please provide owner /agent authorization on the reverse side.	
		Email:	scottg@sgarchitect.net

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<input type="checkbox"/>	Appeal	<input type="checkbox"/>	Mining and Reclamation Plan	<input type="checkbox"/>	Tentative Subdivision Map
<input checked="" type="checkbox"/>	Development Review	<input type="checkbox"/>	Pre-Application	<input checked="" type="checkbox"/>	Use Permit
<input type="checkbox"/>	Final Map	<input type="checkbox"/>	Residential Density Bonus	<input type="checkbox"/>	Variance
<input type="checkbox"/>	General Plan Amendment/Rezone	<input type="checkbox"/>	Temporary Use	<input type="checkbox"/>	Wireless Communication Facilities
<input type="checkbox"/>	Landmark Designation	<input type="checkbox"/>	Tentative Map Extension	<input type="checkbox"/>	Zoning Clearance
<input type="checkbox"/>	Other: (Please Specify)				

### ADMINISTRATIVE PERMITS (Please check all that apply)

<input type="checkbox"/>	Adult Oriented Business	<input type="checkbox"/>	Outdoor Storage	<input type="checkbox"/>	Special Event
<input type="checkbox"/>	Home Occupation	<input type="checkbox"/>	Outdoor Display & Sales	<input type="checkbox"/>	Street Closure
<input type="checkbox"/>	Large Family Day Care	<input type="checkbox"/>	Second Dwelling Unit	<input type="checkbox"/>	Tree Removal
<input type="checkbox"/>	Mobile Food Vendor	<input type="checkbox"/>	Sign/Temporary Sign Permit	<input type="checkbox"/>	
<input type="checkbox"/>	Other: (Please Specify)				

\*Please provide a letter addressed to the Planning Division with a detailed description for the proposed project. Please include any site plans, maps, aerials, photos, and other relevant information that will help us in processing your application.  
\*\* Any time a set of plans is required, three (3) sets of drawings shall be submitted, unless otherwise directed.

### PROJECT INFORMATION

Project Name: Pad 2, Feather River Crossings	Proposed Structure(s) (Sq Ft.): 4,000 sq.ft.
Address: 355 Oro Dam Blvd - Suite t.b.d.	Existing Structure(s) (Sq Ft.): none -
Nearest Cross Street: Feather River Blvd.	Water Provider:
Assessor Parcel Number: 035-030-080	School District:
Lot Size (Acres): part of overall project	Number of Dwelling Units: Zero

### APPLICANT'S SIGNATURE

I hereby certify that the information provided in this application is, to my knowledge, true and correct.

Signature:	Date: 01/08/2019
------------	------------------

### OFFICE USE ONLY

General Plan:	Zoning:	Zoning Conformity:	APN:	145
File#	Overlay Zoning:	Minimum Setbacks:	FY	RY
				SY

## AGENT AUTHORIZATION

To the City of Oroville, Department of Community Development

NAME OF AGENT:	Scott Gibson	PHONE NUMBER:	(530) 343-7557
COMPANY NAME:	Scott Gibson Architect, Inc	EMAIL:	scottg@sgrachitect.net
ADDRESS:	2540 Zanella Way, Ste. 60	CITY/ST/ZIP:	Chico, CA 95928

AGENT SIGNATURE:

Is hereby authorized to process this application on my/our property, identified as Butte County Assessor Parcel Number (s):

This authorization allows representation for all applications, hearings, appeals, etc. and to sign all documents necessary for said processing, but not including document (s) relating to record title interest.

**Owner(s) of Record (sign and print name)**

1)	Sanjiv Chopra		
	Print Name of Owner	Signature of Owner	Date
2)			
	Print Name of Owner	Signature of Owner	Date
3)			
	Print Name of Owner	Signature of Owner	Date
4)			
	Print Name of Owner	Signature of Owner	Date
	101 E. Vinyard Ave., Livermore, CA 94550		
	Owner's Mailing Address	Owner's Email	Owner's Phone #

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Technology cost recovery fees are non-refundable

RECEIVED JAN 31 2019

**TRAFFIC IMPACT ANALYSIS**

**FOR**

**FEATHER RIVER CROSSING**

Oroville, CA

Prepared For:

**FEATHER RIVER 350 LLC**  
101 E. Vineyard Avenue, Suite 201  
Livermore, CA 94550

Prepared By:

**KD Anderson & Associates, Inc.**  
3853 Taylor Road, Suite G  
Loomis, California 95650  
(916) 660-1555

pg. i  
" 12

November 30, 2018

3235-01

Feather River Crossing.rpt

*KD Anderson & Associates, Inc.*

Transportation Engineering

FEATHER RIVER CROSSING  
TRAFFIC IMPACT ANALYSIS

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November 30, 2018

## FEATHER RIVER CROSSING TRAFFIC IMPACT ANALYSIS

### EXECUTIVE SUMMARY

- **Project Description.** The project includes the development of two additional pads within the former Walmart Center in the southeast quadrant of the SR 70 / Oro Dam Blvd (SR 162) intersection. The site is bounded by SR 70 to the west, Feather River Blvd to the east and Oro Dam Blvd to the north. The Walmart building has been repurposed to include 62,600 square feet of retail uses and a fitness center totaling about 28,000 square feet. The project will add two pads to the site. Pad '1' is a 6,000 square foot building located along Feather River Blvd and is projected to include three 2,000 square foot stores. Two are slated to be retail while the third is projected to include a fast food store without a drive-through window. Pad '2' is identified to be a fast food restaurant with drive-through window and is located in the northwest corner of the parcel. The project will generate 1,791 new daily trips, 92 new a.m. peak hour trips and 121 new p.m. peak hour trips.
- **Existing Setting.** Intersections currently operate within accepted level of service thresholds, at LOS D or better. The roadway segment fronting the site along Oro Dam Road also operates at an acceptable LOS, at LOS D. Based on a queuing and blocking report there is some blockage in the corridor in the p.m. peak hour with the westbound queue at the southbound SR 70 Ramps intersection exceeding the available storage. No recommendations are identified.
- **Existing plus Project Conditions.** The addition of the project traffic will contribute to the traffic volumes along Oro Dam Blvd and Feather River Blvd. All signalized intersections will continue to operate within accepted level of service thresholds, at LOS C or better. The levels of service at the project driveways will continue to operate at LOS D or better in the peak hours. The roadway segment fronting the site along Oro Dam Road will continue to operate at LOS D. The queuing and blocking report conducted for the study indicates that blockage in the corridor will continue in the p.m. peak hour in the westbound direction. The project will exacerbate the condition; however, no mitigations are identified.
- **Cumulative (2040) Conditions.** Future traffic volumes were projected using data contained in the most recent Butte County Association of Government Travel Demand Model. Turning movements were developed using the techniques described in NCHRP Report 255. Roadways are generally projected to remain with their current lane configurations. While there are no identified and funded improvements it is likely that the signal timing parameters will change, given the change in traffic volumes.

tenants and sq footages  
- plus will both tenants  
be food use?

All signalized intersections will continue to operate within accepted level of service thresholds, at LOS D or better. The levels of service at the project driveway along Oro Dam Blvd will decline to LOS E in the peak hours. The intersection does not meet the peak hour signal warrant and is located between two closely spaced signalized intersections. The roadway segment fronting the site along Oro Dam Blvd will continue to operate at LOS D. A queuing and blocking report indicates that blockage in the corridor will occur in the a.m. and p.m. peak hours.

A corridor study for SR 162 was prepared in 2016 by Traffic Works, LLC for BCAG and the City of Oroville. The study noted that capacity improvements should be completed along the corridor. In the vicinity of the project two alternatives were provided along Oro Dam Blvd. Alternative 1 included following improvements at the Oro Dam Blvd / Feather River Blvd intersection:

- add second westbound left turn lane;
- add eastbound right turn lane;
- increase left turn lane length on northbound and southbound Feather River Blvd approaches.

Alternative 2 included widening Oro Dam Blvd to six lanes between Feather River Blvd and Lincoln Street with the following recommendations in the project vicinity:

- add second westbound left turn lane at Oro Dam Blvd / Feather River Blvd;
- add eastbound right turn lane at Oro Dam Blvd / Feather River Blvd;
- increase left turn lane length on northbound and southbound Feather River Blvd approaches;
- add third westbound through lane east of Feather River Blvd, either as a right turn drop at Feather River Blvd or continue through the intersection and provide a right turn drop at the SR 70 northbound on-ramp.

Both scenarios were simulated. Under both alternatives all intersections will operate at LOS C or better. The queuing and blocking reports indicate that four locations may exceed available storage. Two of the locations are at the Southbound SR 70 Ramps intersection while a third location is the eastbound approach to the Northbound SR 70 Ramps intersection underneath the SR 70 overcrossing. The fourth location is the eastbound right turn lane at Feather River Blvd.

- **Cumulative (2040) plus Project Conditions.** Project traffic was added to the Cumulative conditions. All signalized intersections will continue to operate within accepted level of service thresholds, at LOS D or better. The levels of service at the project driveway along Oro Dam Blvd will decline to LOS F in both peak hours. The driveway does not meet the peak hour signal warrant and is located between two closely spaced signalized intersections. The roadway segment fronting the site along Oro Dam Road will continue to operate at LOS D. Queuing and blocking reports indicate that blockage in the corridor will occur in the a.m. and p.m. peak hours. The improvements identified in the SR 162 Corridor study were applied to this “Plus Project” scenario.

Under both alternatives the signalized intersections will operate at LOS C or better. The queuing and blocking reports indicate that four locations may exceed available storage. Two of the locations will continue to be at the Southbound SR 70 Ramps intersection. A third location is the northbound SR 70 off-ramp where vehicles will be able to queue where the ramp widens to two lanes. The fourth location is the eastbound right turn lane at Feather River Blvd.

The project should pay their fair share to fund the SR 162 corridor improvements. Specifically, the improvements include the addition of a second westbound left turn lane and the installation of an eastbound right turn lane at the Oro Dam Blvd / Feather River Blvd intersection. Using the Caltrans methodology the fair share is 9.5%.

KSD

## FEATHER RIVER CROSSING TRAFFIC IMPACT ANALYSIS

### STUDY PURPOSE AND OBJECTIVES

This study evaluates the traffic impact for the proposed additional development within the former Walmart Center in the southeast quadrant of the SR 70 / Oro Dam Blvd (SR 162) interchange. Figure 1 presents the project location within the vicinity map. The site is bounded by SR 70 to the west, Feather River Blvd to the east and Oro Dam Blvd to the north and consists of a former Walmart center repurposed to include three retail spaces totaling about 62,600 square feet and a fitness center totaling about 28,000 square feet. The project will add two pads to the site. Pad '1' is a 6,000 square foot building located along Feather River Blvd and is projected to include three 2,000 square foot stores. Two are slated to be retail while the third is projected to include a fast food store without a drive-through window. Pad '2' is identified to be a fast food restaurant with drive-through window, referred to as a Quick Serve Restaurant (QSR). Figure 2 presents the project site plan relative to the proposed uses in the former Walmart building as well as proximity to local roadways. Study parameters are consistent with City of Oroville and California Department of Transportation (Caltrans) guidelines.

This study addresses the following scenarios:

1. Existing Traffic Conditions
2. Existing plus Project
3. Cumulative Traffic Conditions (year 2040)
4. Cumulative Traffic Conditions plus Project (2040)

The objective of this study is to identify those roads and street intersections that may be impacted by development of this project and to suggest strategies for mitigating the impacts of this project.

### PROJECT DESCRIPTION

The Feather River Crossing project will add two out-buildings to the existing site. The project is located in the southeast quadrant of the SR 70 / Oro Dam Blvd (SR 162) interchange in the City of Oroville. The project will include two retail pads, one 6,000 square foot pad for retail uses and a 4,050 square foot Quick Service Restaurant with drive-through window. The QSR is projected to be a Chipotle restaurant which is considered a "fast-casual" restaurant use. However, Chipotle is adding a drive-through component to restaurants. The 6,000 square foot retail pad is projected to include two-2,000 square foot retail uses and a 2,000 square foot fast food restaurant without a drive-through component. Access to the project will be the existing right-in, right-out access along Oro Dam Blvd and full access along Feather River Blvd.





KD Anderson & Associates, Inc.  
 Transportation Engineers  
 3235-01 RA 11/30/2018

VICINITY MAP

figure 1



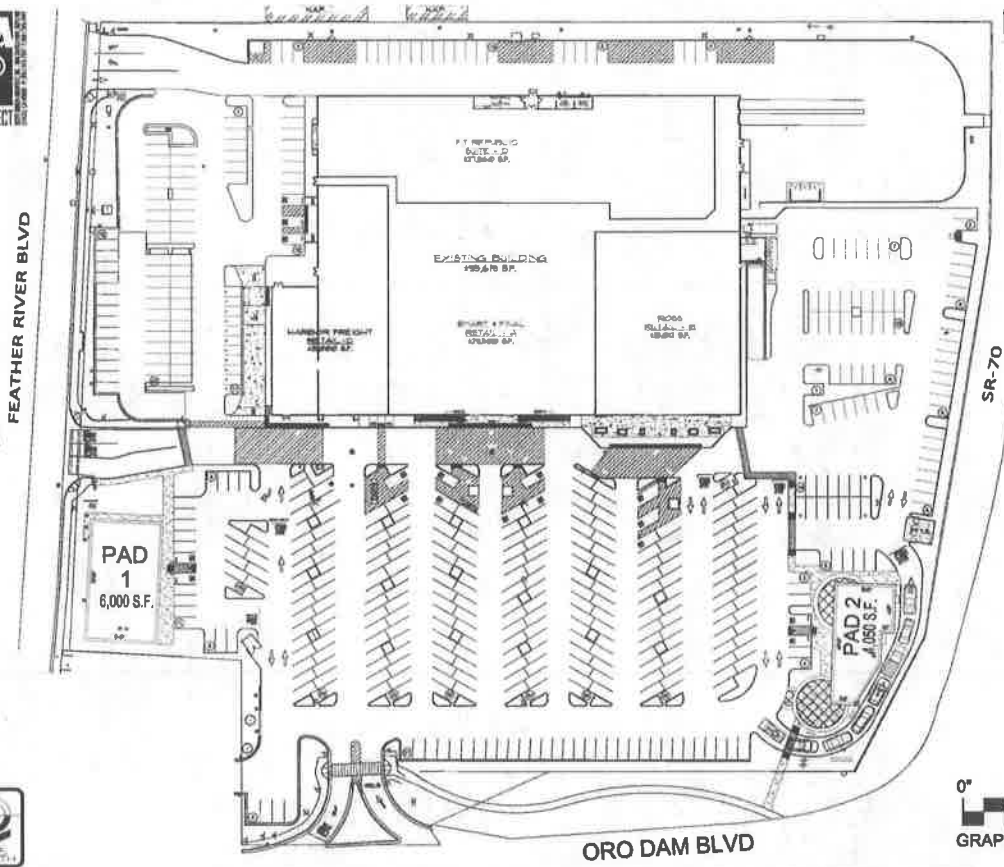
**FEATHER RIVER CROSSING, LLC**

**Project Summary**

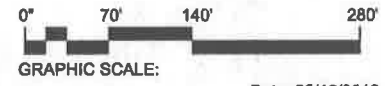
Land:	10.05ac	437,788 SF
Building Area:	100,602 SF	
Land / Bldg.:	3.35 / 1 Ratio	
Building %:	22.98%	
Parking Prov'd:	492 Stalls	
Parking Ratio:	4.89/1,000 SF	

**Available**

Retail A -	29,580 SF
Retail B -	18,012 SF
Retail C -	15,000 SF
Suite D -	27,960 SF
Pad 1 -	6,000 SF
Pad 2 -	4,050 SF



**LEASING SITE PLAN**



Date: 02/16/2018

NOTE: THIS INFORMATION IS CONCEPTUAL IN NATURE, & IS SUBJECT TO ALIGNMENTS PENDING FURTHER VERIFICATION & OTHER, TENANT & GOVERNMENTAL AGENCY CHANGES & APPROVALS. NO WARRANTIES OR GUARANTEES OF ANY KIND ARE GIVEN OR IMPLIED BY THE ARCHITECT SITE PLAN DEVELOPED WITHOUT AN ACCURATE BOUNDARY SURVEY & SUBJECT TO CHANGE. ORDER TO PROVIDE ACCURATE SURVEY.

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**SITE PLAN**

figure 2

## EXISTING SETTING

### Study Area

This study addresses traffic conditions on Oro Dam Blvd (SR 162) and other local roads will be used to access the site. The limits of the study area were identified through discussions with City of Oroville staff. The text that follows describes the facilities included in this analysis.

### Study Area Intersections

The quality of traffic flow is often governed by the operation of major intersections. For this study, four intersections along the routes serving this site were identified for evaluation. The study locations include:

The **SR 70 Southbound Ramps / Oro Dam Blvd intersection** is a major access intersection for motorists traveling between Chico and Sacramento. This signalized intersection serves the southbound legs of a tight diamond interchange. The southbound off-ramp consists of a left turn lane, a shared through-left turn lane and a right turn lane. The eastbound approach along Oro Dam Blvd crosses over the Feather River as a two-lane bridge and then widens to three lanes about 200 feet from the intersection. The approach includes two through lanes and a right turn lane. The westbound approach includes a left turn lane and a through lane, both extending back to the northbound SR 70 ramp intersection. Sidewalk is present along both sides of Oro Dam Blvd and with crosswalks only in the east-west direction.

The **SR 70 Northbound Ramps / Oro Dam Blvd intersection** is a major access intersection for motorists traveling between Sacramento and Chico. This signalized intersection serves the northbound legs of a tight diamond interchange. The northbound off-ramp consists of a shared through-left and a right turn lane. The eastbound approach along Oro Dam Blvd consists of a left turn lane and two through lanes. The westbound approach includes a through lane which is the continuation of the left turn lane at the southbound ramp intersection, a through lane and a free right turn lane. Sidewalk is present along both sides of Oro Dam Blvd. Crosswalks are present along the north, south and west sides of the intersection.

The **Oro Dam Blvd / Feather River Blvd intersection** is a major access intersection for east-west traffic through Oroville. This is a signalized intersection with the eastbound approach consisting of a left turn lane, a through lane and a shared through-right lane. The westbound approach includes a left turn lane, two through lanes and a right turn lane. The northbound approach includes left, through and right turn lanes while the southbound approach includes a left turn lane and a shared through-right lane. A free right turn is present for the southbound approach; however, a through lane queue can block entry to the movement. Sidewalk is present in the northeast, southwest and southeast quadrants; however, crosswalks are present on all approaches.

### Study Area Roadway

Oro Dam Blvd (SR 162) is classified as a Principal Arterial by Caltrans and as a four-lane arterial by the City of Oroville. Oro Dam Blvd is generally a five-lane roadway between SR 70 and

Washington Avenue/Olive Highway with two travel lanes in each direction and a two-way left turn lane. Between SR 70 to east of Feather River Blvd the roadway is a four-lane divided highway with left turn lanes.

### Level of Service Analysis

**Methodology.** *Level of Service Analysis* has been employed to provide a basis for describing existing traffic conditions and for evaluating the significance of project traffic impacts. Level of Service measures the *quality* of traffic flow and is represented by letter designations from "A" to "F", with a grade of "A" referring to the best conditions, and "F" representing the worst conditions. Table 1 presents typical Level of Service characteristics.

Local agencies and Caltrans adopt minimum Level of Service standards for their facilities. Caltrans and the City of Oroville identifies LOS 'E' as the acceptable Level of Service along this segment of Oro Dam Blvd. The analysis techniques presented in the *2010 Highway Capacity Manual* were used to provide a basis for describing existing traffic conditions and evaluating the significance of project traffic impacts.

**Intersections.** Various software programs have been developed to assist in calculating intersection Level of Service, and the level of sophistication of each program responds to factors that affect the overall flow of traffic. For this study Caltrans requested that Synchro-SimTraffic simulation software be used for intersection analysis in order to account for the effects of closely spaced traffic signals along Oro Dam Blvd. The software is a stochastic model, i.e. randomness is present when running the simulations. The results will vary within each scenario and between scenarios. This may result in some intersections having lower delays and queues in the Plus Project scenario than in the No Project scenario. The simulation results contained herein reflect the average of the mean 10 one-hour simulation runs selected from a 20-run sample.

Although the operations at individual intersections are reported it is more meaningful to look at SimTraffic results as a whole system, rather than as individual intersections. For this study, significance is defined as the overall condition of the network; for example, if only one intersection operates below the LOS threshold in one scenario and a different intersection operates below the threshold in a "plus Project" scenario this is not considered significant as the network overall is operating with a single intersection below the LOS threshold. This indicates that traffic is dynamic under a coordinated system and the analysis method and significance threshold are responding to this systemic approach.

### **Roadway Segments.**

**Daily Traffic Volume Thresholds.** The criteria for evaluating roadway LOS is outlined in the City of Oroville's *2012 TCIP & Traffic Impact Fee Program* and *2015 Oroville Sustainability Updates Draft Supplemental EIR*. Roadway capacity is determined by facility type, as shown in Table 2 and is based on peak hour volume.

**TABLE 1  
LEVEL OF SERVICE DEFINITIONS**

Level of Service	Signalized Intersection	Unsignalized Intersection	Roadway (Daily)
"A"	Uncongested operations, all queues clear in a single-signal cycle. Delay $\leq 10.0$ sec	Little or no delay. Delay $\leq 10$ sec/veh	Completely free flow.
"B"	Uncongested operations, all queues clear in a single cycle. Delay $> 10.0$ sec and $\leq 20.0$ sec	Short traffic delays. Delay $> 10$ sec/veh and $\leq 15$ sec/veh	Free flow, presence of other vehicles noticeable.
"C"	Light congestion, occasional backups on critical approaches. Delay $> 20.0$ sec and $\leq 35.0$ sec	Average traffic delays. Delay $> 15$ sec/veh and $\leq 25$ sec/veh	Ability to maneuver and select operating speed affected.
"D"	Significant congestion of critical approaches but intersection functional. Cars required to wait through more than one cycle during short peaks. No long queues formed. Delay $> 35.0$ sec and $\leq 55.0$ sec	Long traffic delays. Delay $> 25$ sec/veh and $\leq 35$ sec/veh	Unstable flow, speeds and ability to maneuver restricted.
"E"	Severe congestion with some long standing queues on critical approaches. Blockage of intersection may occur if traffic signal does not provide for protected turning movements. Traffic queue may block nearby intersection(s) upstream of critical approach(es). Delay $> 55.0$ sec and $\leq 80.0$ sec	Very long traffic delays, failure, extreme congestion. Delay $> 35$ sec/veh and $\leq 50$ sec/veh	At or near capacity, flow quite unstable.
"F"	Total breakdown, stop-and-go operation. Delay $> 80.0$ sec	Intersection blocked by external causes. Delay $> 50$ sec/veh	Forced flow, breakdown.

Sources: 2010 Highway Capacity Manual, Transportation Research Board.

**TABLE 2  
PEAK HOUR LOS CAPACITY THRESHOLD  
ARTERIAL ROADWAYS**

Functional Class	Lanes	LOS A	LOS B	LOS C	LOS D	LOS E
Major Arterial	2	N/A	N/A	970	1,760	$\leq 1,870$
	4†	N/A	N/A	1,750	2,740	$\leq 2,890$
	4‡	N/A	N/A	1,920	3,540	$\leq 3,740$
	6‡	N/A	N/A	2,710	5,320	$\leq 5,600$

† undivided roadway  
‡ divided roadway

**Existing Levels of Service**

**Intersection Levels of Service.** Figure 3 presents the existing lane configurations and current peak hour traffic volumes at intersections in the study area. Traffic volume counts at the signalized intersections were conducted in early October 2018 while school was in session. The signalized intersections utilized the existing timing plans provided by Caltrans District 3. Table 3 summarizes current levels of service at the three signalized study area intersections and the project driveways during the a.m. and p.m. peak hours. All intersections currently operate within the City’s LOS E threshold.

**TABLE 3  
EXISTING PEAK HOUR LEVELS OF SERVICE AT INTERSECTIONS**

Location	Control	AM Peak Hour Intersection		PM Peak Hour Intersection		Meets Peak Hour Traffic Signal Warrant?
		LOS	Average Delay	LOS	Average Delay	
1. Oro Dam Blvd / SR 70 SB Ramps	Signal	B	13.3	B	19.1	N/A
2. Oro Dam Blvd / SR 70 NB Ramps	Signal	A	8.9	B	19.9	N/A
3. Oro Dam Blvd / Feather River Blvd	Signal	B	16.0	C	23.6	N/A
4. Oro Dam Blvd / Project Driveway NB Right	NB Stop	A	8.2	B	14.7	No
5. Feather River Blvd / Project Driveway NB Left	EB Stop	A	2.6	A	5.0	No
EB		A	5.9	B	13.6	

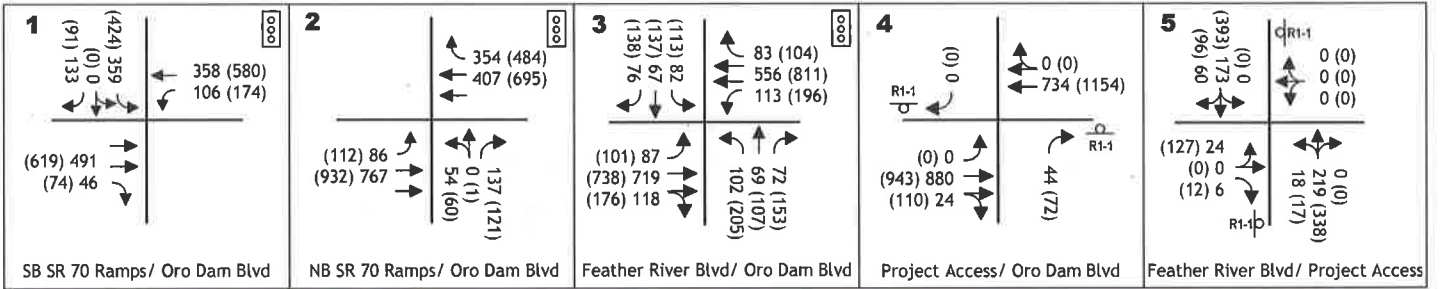
**Roadway Levels of Service.** Table 4 summarizes Levels of Service based on the existing hourly traffic volumes along Oro Dam Blvd. Applicable Level of Service thresholds and roadway classifications are presented. Oro Dam Blvd currently operates at LOS D which is within the City roadway threshold.

**TABLE 4  
EXISTING ROADWAY SEGMENT LEVELS OF SERVICE**

Roadway	Location	Facility Classification	Standard		Existing Conditions	
			LOS	Hourly Volume Threshold	Hourly Volume	LOS
Oro Dam Rd	West of Feather River Blvd	4-Lane Arterial ‡	E	≤3,740	2,232	D

Source: City of Oroville Transportation Improvement Program  
‡ divided roadway

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EXISTING TRAFFIC VOLUMES AND LANE CONFIGURATIONS

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figure 3

## Queuing

Table 5 presents information regarding current peak period queuing in lanes at signalized study intersections. In each case, the available storage has been presented along with current peak hour traffic volumes and the 95<sup>th</sup> percentile queue length for left turn lanes. On approaches with multiple turn lanes the longest queue is identified.

Most intersections have turn lane storage capacity that can accommodate peak period queues. Those 95<sup>th</sup> percentile queues with length exceeding the available storage have been highlighted. The 95<sup>th</sup> percentile queue exceeds available storage in one location, along the westbound through lane at the SR 70 southbound ramps intersection.

**TABLE 5  
EXISTING PEAK HOUR QUEUES AT SIGNALIZED INTERSECTIONS**

Location	Length	AM Peak Hour		PM Peak Hour	
		VPH	Queue (feet)	VPH	Queue (feet)
<b>1. Oro Dam Blvd / SR 70 SB Ramps</b>					
SB left turn	†	359	107	424	142
WB left turn	240	106	97	174	166
WB through	240	358	192	580	338
<b>2. Oro Dam Blvd / SR 70 NB Ramps</b>					
NB right turn	225	137	65	121	76
EB left turn	270	86	91	113	191
EB through	270	767	146	932	245
WB through	700	407	186	695	686
<b>3. Oro Dam Blvd / Feather River Blvd</b>					
NB left turn	280	102	97	205	183
SB left turn	250	82	75	113	109
EB left turn	360‡	87	103	101	152
EB through	700	719	249	738	394
WB left turn	385	113	98	196	172
<b>Highlighted</b> values indicate queue length in excess of available storage					
† - includes 1-600 ft lane and 1-200ft lane					
‡ - includes adjoining left turn lane that continues into lane					

## Non-Automobile Transportation

**Transit System.** Public transportation in Butte County is known as the ‘B-Line’ and is operated by Butte Regional Transit. The transit system serves communities throughout the Butte County area. In the vicinity of the project the B-Line operates three routes, the 20, 24 and 25.

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Route 20 – This route operates bi-directionally between Oroville and Chico. The route operates Monday through Friday southbound with the first bus leaving the Chico Transit Center at 5:50 a.m. and the last bus leaving at 6:10 p.m. Buses operate at approximately one-hour headways. The first bus along the northbound route departs the Oroville Transit Center at 5:50 a.m. with the last one departing at 7:10 p.m., at about one-hour intervals. Both directions operate on Saturday and Sunday with only five runs in each direction. The southbound runs begin at 7:50 a.m. and the last run begins at 4:10 p.m., at approximately two-hour headways. The northbound route departs the Oroville Transit Center at 8:43 a.m. with the last bus departing at 5:30 p.m., at about 2-hour headways. The trip takes about 50 minutes.

Route 24 – This route operates between the Oroville Transit Center and the town of Thermolito, west of SR 70. The route operates in a clockwise direction, proceeding west from the transit center along Mitchell Avenue, south on Feather River Blvd and west on Oro Dam Blvd into Thermolito. In Thermolito it heads north and then proceeds east along Grand Avenue into Oroville. The route operates Monday through Friday with the first bus departing the transit center at 6:34 a.m. The last bus departs at 6:54 p.m. and operates at about one-hour headways. The loop takes about 36 minutes to complete.

Route 25 – This route operates between the Oroville Transit Center and the Feather River Cinemas located on Feather River Blvd south of the project site. The route operates Monday through Friday with the first bus departing the transit center at 6:12 a.m. The last bus departs at 6:32 p.m. and operates at about one-hour headways. The loop takes about 18 minutes to complete.

In addition to fixed route bus lines the B-Line also operates two paratransit services. One service is for individuals who cannot utilize the fixed route system. The second service is dial-a-ride service provided for riders aged 70 or older.

**Bicycle and Pedestrian System.** Existing bicycle facilities through Oroville are generally limited to on-street accessibility and bicycle routes. However, the 2010 Oroville Bike Plan outlines new first and second tier priority bicycle facilities. First tier bikeways include a network along Oro Dam Blvd between SR 70 and Orange Avenue. In the project vicinity a second tier project includes adding a network along Feather River Blvd between Montgomery Street and Cal Oak Road.

The City has a connected pedestrian network with many streets having sidewalks on both sides. In the project vicinity, a sidewalk or pathway exists along the south side of Oro Dam Blvd providing direct access into the project site. Sidewalk does not exist on the north side of the street between SR 70 and Feather River Blvd. East of Feather River Blvd and on Feather River Blvd south of Oro Dam Blvd sidewalk is present along both sides of the street. Sidewalk is discontinuous along Feather River Blvd north of Oro Dam Blvd and is present only at locations where frontage improvements have been completed as part of development along the street.

## EXISTING PLUS PROJECT IMPACTS

### Trip Generation

The development of this project will attract additional traffic to the project site. The amount of additional traffic on a particular section of the street network is dependent upon two factors:

- Trip Generation, the number of new trips generated by the project, and
- Trip Distribution and Assignment, the specific routes that the new traffic takes.

Trip generation is determined by identifying the type and size of land use being developed. Recognized sources of trip generation data may then be used to calculate the total number of trip ends.

The trip generation of the project was computed using trip generation rates published in *Trip Generation* (Institute of Transportation Engineers, 10th Edition, 2017) based on the projected uses.

The project will add two pads to the site. Pad '1' is a 6,000 square foot building located along Feather River Blvd and is projected to include three 2,000 square foot stores. Two are slated to be retail while the third is projected to include a fast food store without a drive-through window. Pad '2' is identified to be a QSR. Access to the site will be via the existing driveways, a right-in, right-out driveway along Oro Dam Blvd and a full access driveway along Feather River Blvd.

Table 6 displays the daily, a.m. and p.m. peak hour trip generation for the proposed project. The drive-through pad is currently identified to be a Chipotle fast-casual restaurant. These restaurants normally open mid-morning, about 10:30 a.m. This is outside the a.m. peak hour. However, an a.m. analysis was completed should the restaurant expand its hours or change ownership completely to a more traditional fast food restaurant that is open during the a.m. and p.m. peak hours. The project is expected to generate 3,273 mid-week daily trips, 187 a.m. peak hour trips and 239 p.m. peak hour trips.

Trips generated by commercial projects fit into two categories. Some trips will be made by patrons who would not otherwise be on the local street system and who go out of their way to reach the site. These are "new" trips. Other trips will be made by patrons who are already driving by the site and simply interrupt a trip already being made to other destinations. These are 'pass-by' trips. Pass-by rates contained in the *ITE Handbook*, 3<sup>rd</sup> Edition. In addition to pass-by trips, some trips will also be made between the uses on the entire site, and an internal trip reduction was also considered. These captured trips are made between destinations on the project site and are assumed to not leave. An internal rate reduction of 5% was used for the site, consistent with Caltrans standards. After accounting for pass-by traffic and internal trips, the project is expected to generate 1,791 new daily trips, 92 new a.m. peak hour trips and 121 new p.m. peak hour trips. Table 6 displays the daily, a.m. and p.m. peak hour trip generation for the proposed project.

Is this all food?  
there are 2 tenants.

**TABLE 6  
PROJECT TRIP GENERATION**

Land Use	Unit Quantity	Size	Daily	Trips Per Unit					
				AM Peak Hour			PM Peak Hour		
				Total	In	Out	Total	In	Out
Retail (LU 820)	ksf	4.0	168.4	0.94	62%	38%	12.55	48%	52%
Fast Food w/o Drive Thru (LU 933)	ksf	2.0	346.23	10.33	60%	40%	28.34	50%	50%
Fast Food with Drive-Thru (LU 934)	ksf	4.05	470.95	40.19	51%	49%	32.67	52%	48%
Retail (LU 820)			674	4	2	1	50	24	26
Fast Food w/o Drive Thru (LU 933)			692	21	12	8	57	28	28
Fast Food with Drive-Through (LU 934)			1,907	163	83	80	132	69	64
<b>Sub-Total Trips</b>			<b>3,273</b>	<b>187</b>	<b>98</b>	<b>89</b>	<b>239</b>	<b>112</b>	<b>118</b>
<b>Internal Trips (5%)</b>									
Retail (LU 820)			(34)	(0)	(0)	(0)	(3)	(1)	(1)
Fast Food w/o Drive Thru (LU 933)			(35)	(1)	(1)	(0)	(3)	(1)	(1)
Fast Food with Drive-Through (LU 934)			(95)	(8)	(4)	(4)	(7)	(3)	(3)
<b>Total Internal Trips</b>			<b>(164)</b>	<b>(9)</b>	<b>(5)</b>	<b>(4)</b>	<b>(12)</b>	<b>(6)</b>	<b>(6)</b>
<b>Pass-By Trips</b>									
Retail (17% Daily, 34% PM)			(109)	(0)	(0)	(0)	(16)	(8)	(8)
Fast Food w/o Drive Thru (49% Daily, 49% AM, 50% PM)			(322)	(10)	(6)	(4)	(27)	(13)	(13)
High Turnover Restaurant (49% Daily, 49% AM, 50% PM)			(888)	(76)	(39)	(37)	(63)	(33)	(30)
<b>Total Pass-By Trips</b>			<b>(1,319)</b>	<b>(85)</b>	<b>(44)</b>	<b>(41)</b>	<b>(106)</b>	<b>(54)</b>	<b>(52)</b>
<b>Net New Trips</b>			<b>1,791</b>	<b>92</b>	<b>48</b>	<b>42</b>	<b>121</b>	<b>61</b>	<b>60</b>

KSF – thousand square feet  
† no data for a.m. peak hour

Numbers may not match due to rounding  
\* - no land use for smog shop; used auto care center

**Trip Distribution / Assignment**

The distribution of project traffic was determined based on review of existing traffic counts, the travel patterns in the area and local destinations from the project area. Project trips are expected to be oriented generally along Oro Dam Blvd. In the Cumulative conditions the distributions will continue to primarily be along Oro Dam Blvd. Table 7 provides the trip distribution for the project during both existing and future conditions.

Traffic generated by the project under Existing conditions is shown in Figure 4. This traffic was then added to existing peak hour volumes based on the distribution percentages. Figure 5 displays the Existing plus Project generated traffic anticipated for each study intersection in both a.m. and p.m. peak hours.

**TABLE 7  
PROJECT TRIP DISTRIBUTION**

Route	Existing		Cumulative	
	AM	PM	AM	PM
North on SR 70	19%	17%	24%	17%
South on SR 70	7%	6%	17%	24%
West on Oro Dam Rd	21%	20%	17%	15%
East on Oro Dam Rd	33%	32%	21%	22%
North on Feather River Blvd	9%	10%	12%	11%
South on Feather River Blvd	11%	15%	9%	11%
Total	100%	100%	100%	100%

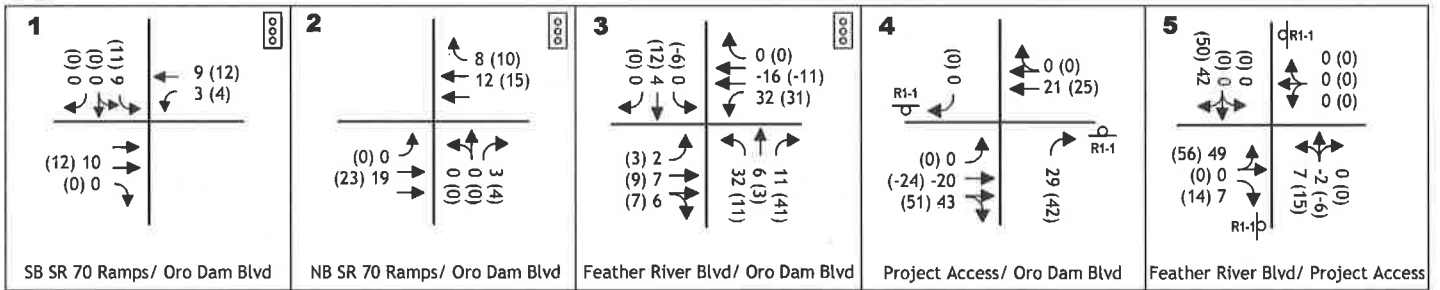
**Existing Plus Project Conditions**

The impacts of developing the project have been identified by superimposing project traffic onto Existing background conditions. Resulting intersection Levels of Service were then calculated and used as the basis for evaluating potential project impacts.

**Intersection Levels of Service.** Table 8 displays the a.m. and p.m. peak hour Levels of Service at each study intersection without the project. All signalized intersections will continue to operate at LOS E or better, which is within both City and Caltrans LOS thresholds. Both project driveways will operate at LOS D or better.

**Roadway Levels of Service.** Table 9 summarizes the roadway segment Levels of Service based on the EPAP peak hour traffic volumes along Oro Dam Road west of Feather River Blvd. The level of service along Oro Dam Blvd is expected to remain at LOS D conditions with the project completed.

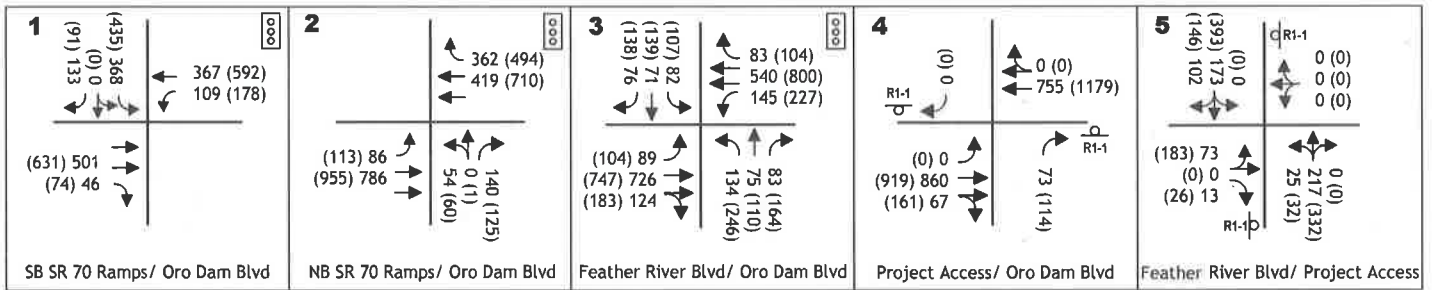
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PROJECT ONLY TRAFFIC VOLUMES AND LANE CONFIGURATIONS  
(EXISTING CONDITIONS)

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figure 4



EXISTING PLUS PROJECT TRAFFIC VOLUMES AND LANE CONFIGURATIONS

figure 5

**TABLE 8  
PEAK HOUR INTERSECTION LEVELS OF SERVICE  
EXISTING PLUS PROJECT CONDITIONS**

Location	Control	AM Peak Hour				PM Peak Hour				Traffic Signal Warranted?
		Existing		Existing +Project		Existing		Existing +Project		
		LOS	Average Delay	LOS	Average Delay	LOS	Average Delay	LOS	Average Delay	
1. SR 70 NB Ramp/ Oro Dam Blvd	Signal	B	13.3	B	13.8	B	19.1	B	18.8	N/A
2. SR 70 SB Ramp/ Oro Dam Blvd	Signal	A	8.9	A	9.2	B	19.9	C	20.7	N/A
3. Oro Dam Blvd / Feather River Blvd	Signal	B	16.0	B	17.9	C	23.6	C	28.3	N/A
4. Oro Dam Blvd / Project Driveway NB Right	NB Stop	A	8.2	A	8.0	B	14.7	C	16.4	No
5. Feather River Blvd / Project Access NB Left EB	EB Stop	A A	2.6 5.9	A A	3.2 7.2	A B	5.0 13.6	A D	7.7 31.6	No

\* meets p.m. peak hour volume warrant  
N/A - not applicable

KDA

**TABLE 9  
EPAP PLUS PROJECT ROADWAY SEGMENT LEVELS OF SERVICE**

Roadway	Location	Facility Classification	Standard		EPAP plus Project Conditions	
			LOS	Hourly Volume Threshold	Hourly Volume	LOS
Oro Dam Rd	West of Feather River Blvd	4-Lane Arterial ‡	E	≤3,740	2,284	D

Source: City of Oroville Transportation Improvement Program

‡ divided roadway

**Queuing**

Table 10 presents information regarding peak period queuing in lanes at signalized study intersections under Existing plus Project conditions. Most intersections have turn lane storage capacity that can accommodate peak period queues. Those 95<sup>th</sup> percentile queues with length exceeding the available storage are highlighted. The 95<sup>th</sup> percentile queue exceeds available storage in two locations, along the westbound through lane at the SR 70 Southbound Ramps intersection and along the westbound approach to the SR 70 Northbound Ramps intersection.

**TABLE 10  
EXISTING PEAK HOUR QUEUES AT SIGNALIZED INTERSECTIONS**

Location	Length	Existing + Project AM Peak Hour		Existing + Project PM Peak Hour	
		VPH	Queue (feet)	VPH	Queue (feet)
1. Oro Dam Blvd / SR 70 SB Ramps					
SB left turn	†	368	95	435	144
WB left turn	240	109	99	178	152
WB through	240	367	209	592	341
2. Oro Dam Blvd / SR 70 NB Ramps					
NB right turn	225	140	67	125	71
EB left turn	270	86	92	113	205
EB through	270	786	156	955	251
WB through	700	419	265	710	727
3. Oro Dam Blvd / Feather River Blvd					
NB left turn	280	134	113	246	246
SB left turn	250	82	83	107	119
EB left turn	360‡	89	110	104	167
EB through	700	726	271	747	437
WB left turn	385	145	123	227	245
<b>Highlighted</b> values indicate queue length in excess of available storage					
† - includes 1-600 ft lane and 1-200ft lane      ‡ - includes adjoining left turn lane that continues into lane					

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## CUMULATIVE IMPACTS

### Background Traffic Volume Forecasts

Cumulative volumes were based on the Butte County Association of Governments (BCAG) 2040 Travel Demand Model (TDM). Peak hour volumes along Oro Dam Blvd and adjacent streets were provided from the model.

### Year 2040 Forecasts / Conditions

#### Roadway Conditions

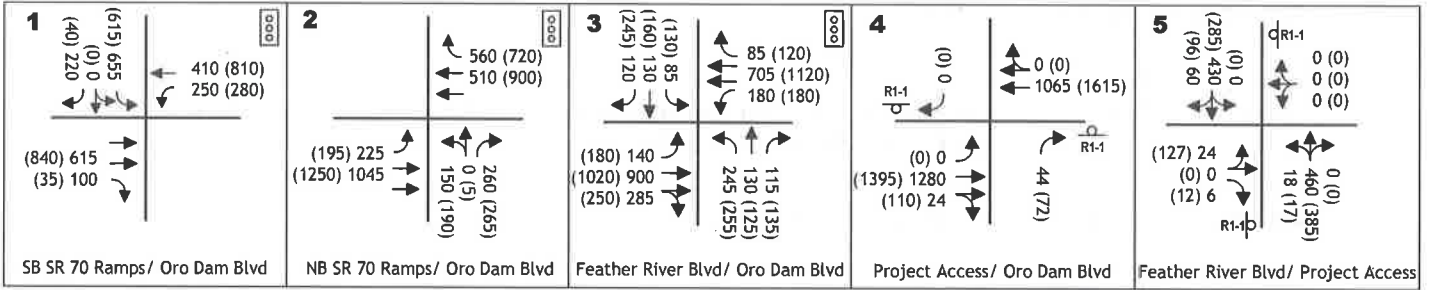
Roadways in 2040 are generally projected to remain with their current lane configurations. While there are no identified and funded improvements it is likely that the signal timing parameters will change, given the change in traffic volumes. Under cumulative conditions the timing patterns were optimized to reflect the changes in the volumes.

#### 2040 Traffic Forecasts

Year 2040 traffic forecasts were based on the most recent BCAG traffic model. The proposed land uses are consistent with the land uses contained in the County's Travel Demand Model (TDM). Turning movements were developed using the techniques described in NCHRP Report 255 (Furness factoring). These forecasts represent projected Cumulative 2040 turning movement volumes at each of the study intersections.

### Cumulative Traffic Conditions

**Intersection Levels of Service.** Figure 6 displays the projected 2040 peak hour traffic volumes for the local intersections. Table 11 displays the a.m. and p.m. peak hour Levels of Service at each study intersection in the Cumulative "No Project" condition. The three signalized intersections along Oro Dam Blvd are projected to operate at LOS D or better. The Feather River Blvd / Project Driveway access intersection will operate at LOS C or better in both peak hours while the Oro Dam Blvd / Project Driveway access intersection will operate at LOS E in both peak hours.



CUMULATIVE TRAFFIC VOLUMES AND LANE CONFIGURATIONS

figure 6

**TABLE 11  
PEAK HOUR INTERSECTION LEVELS OF SERVICE  
CUMULATIVE CONDITIONS**

Location	Control	AM Peak Hour				PM Peak Hour				Traffic Signal Warranted?
		Cumulative		Cumulative + Project		Cumulative		Cumulative + Project		
		LOS	Average Delay	LOS	Average Delay	LOS	Average Delay	LOS	Average Delay	
1. SR 70 NB Ramp/ Oro Dam Blvd	Signal	C	23.4	C	22.4	C	32.0	D	42.8	N/A
2. SR 70 SB Ramp/ Oro Dam Blvd	Signal	B	14.6	B	13.2	B	13.0	B	16.5	N/A
3. Oro Dam Blvd / Feather River Blvd	Signal	C	28.1	C	32.5	C	31.8	D	42.2	N/A
4. Oro Dam Blvd / Project Driveway NB Right	NB Stop	E	41.1	F	98.5	E	38.0	F	269.5	No
5. Feather River Blvd / Project Access NB Left	EB Stop	A	4.9	A	6.2	A	4.5	A	4.2	No
EB		B	11.4	C	20.6	C	15.0	C	20.4	

N/A - not applicable

**Roadway Levels of Service.** Table 12 summarizes future Levels of Service based on the projected traffic levels contained in the City TIP. The roadway volumes are projected to increase by about 28% along Oro Dam Blvd. The roadway level of service along Oro Dam Blvd will remain at LOS D in the future.

**TABLE 12  
CUMULATIVE ROADWAY SEGMENT LEVELS OF SERVICE**

Roadway	Location	Facility Classification	Standard		Cumulative Conditions	
			LOS	Hourly Volume Threshold	Hourly Volume	LOS
Oro Dam Rd	West of Feather River Blvd	4-Lane Arterial ‡	E	≤3,740	3,135	D

Source: City of Oroville Transportation Improvement Program

‡ divided roadway

**Queuing**

Table 13 presents information regarding peak period queuing in lanes at signalized study intersections under Cumulative conditions. Most intersections have turn lane storage capacity that can accommodate peak period queues. Those 95<sup>th</sup> percentile queues with length exceeding the available storage are highlighted. The 95<sup>th</sup> percentile queue exceeds available storage in three locations, along two through lanes and in one left turn lane. It is likely that the queue in the left turn lane will not block the intersection as the queue extends less than five feet than the approximate length of the turn lane. The two remaining locations include the westbound through lane at the SR 70 southbound ramps and the eastbound through lane at the SR 70 northbound ramps. These locations are likely to extend into the adjacent intersections.

KSD

**TABLE 13  
CUMULATIVE PEAK HOUR QUEUES AT SIGNALIZED INTERSECTIONS**

Location	Length	Cumulative AM Peak Hour		Cumulative PM Peak Hour	
		VPH	Queue (feet)	VPH	Queue (feet)
<b>1. Oro Dam Blvd / SR 70 SB Ramps</b>					
SB left turn	†	655	275	615	261
WB left turn	240	250	147	280	178
WB through	240	410	141	840	256
<b>2. Oro Dam Blvd / SR 70 NB Ramps</b>					
NB right turn	225	260	167	265	206
EB left turn	270	225	273	195	196
EB through	270	1045	295	1250	197
WB through	700	510	134	900	195
<b>3. Oro Dam Blvd / Feather River Blvd</b>					
NB left turn	280	245	262	255	268
SB left turn	250	85	116	130	207
EB left turn	360‡	140	175	180	233
EB through turn	700	900	446	1020	524
WB left turn	385	180	237	180	248
<b>Highlighted</b> values indicate queue length in excess of available storage † - includes 1-600 ft lane and 1-200ft lane ‡ - includes adjoining left turn lane that continues into lane					

**Cumulative Plus Project Conditions**

The impacts of developing the proposed uses on the project site have been identified by superimposing project traffic onto the Cumulative traffic conditions. Resulting Levels of Service were then calculated and used as the basis for evaluating potential project impacts.

**Intersection Levels of Service.** Figure 7 presents the project traffic based on the cumulative traffic conditions under projected development. Figure 8 displays the Cumulative plus Project peak hour traffic volumes for the study intersections. Table 13 provides a comparison of “Plus Project” conditions with the “No Project” conditions. All signalized intersections along Oro Dam Blvd will continue to operate with acceptable level of service thresholds, at LOS D or better. The Oro Dam Blvd / Project Driveway intersection will decline to LOS F in both a.m. and p.m. peak hours while the Feather River Blvd / Project Driveway intersection will operate at LOS C or better in both peak periods.

**Roadway Levels of Service.** Table 14 summarizes future Levels of Service based on the projected volumes in the BCAG TDM. Oro Dam Blvd along the project frontage will continue to operate at LOS D.

**TABLE 14  
CUMULATIVE ROADWAY SEGMENT LEVELS OF SERVICE**

Roadway	Location	Facility Classification	Standard		Cumulative Conditions	
			LOS	Hourly Volume Threshold	Hourly Volume	LOS
Oro Dam Rd	West of Feather River Blvd	4-Lane Arterial ‡	E	≤3,740	3,135	D

Source: City of Oroville Transportation Improvement Program

‡ divided roadway

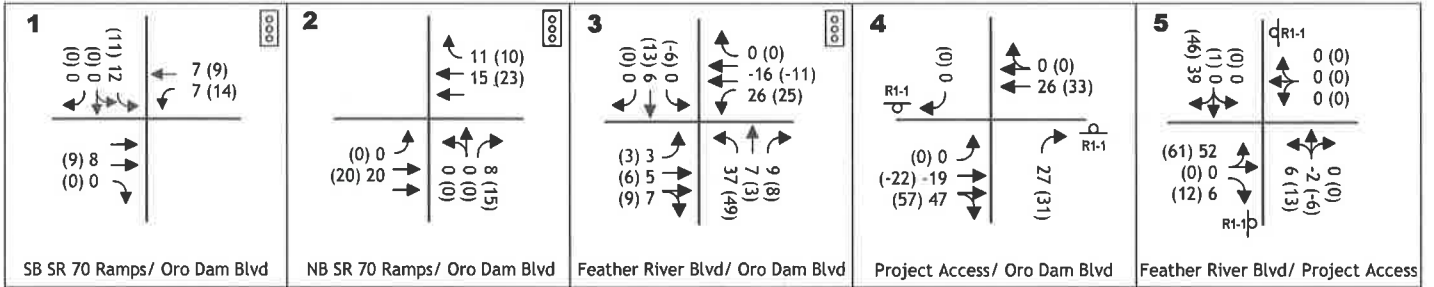
**Queuing**

Table 15 presents information regarding peak period queuing in lanes at signalized study intersections under Cumulative plus Project conditions. Most intersections have turn lane storage capacity that can accommodate peak period queues. The six highlighted locations are projected to have queues that exceed the available storage. Vehicles in the right turn along the northbound SR 70 off-ramp should be able to queue in the transition area where the ramp widens from one to two lanes. Southbound left turn traffic along Feather River Blvd should also be able to utilize the two-way-left-turn-lane without blocking through traffic. However, in the remaining locations, the queues may extend into intersections and through lanes.

*KSD*

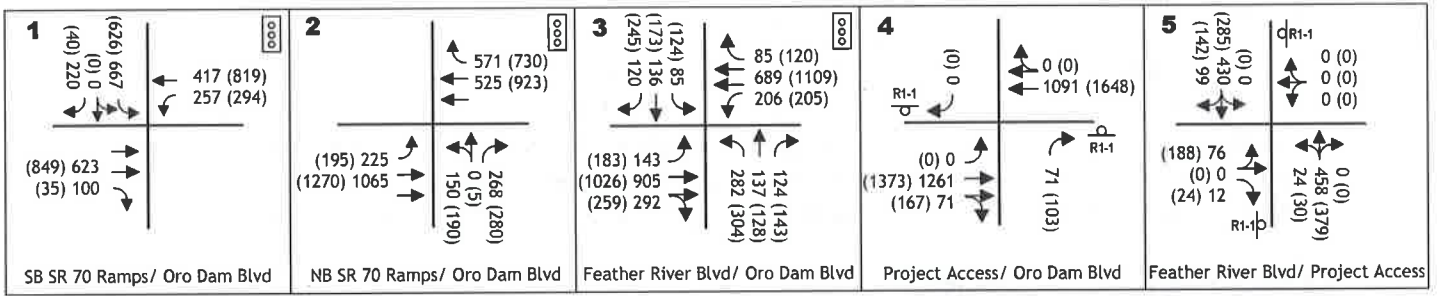
**TABLE 15  
CUMULATIVE PEAK HOUR QUEUES AT SIGNALIZED INTERSECTIONS**

Location	Length	Cumulative + Project AM Peak Hour		Cumulative + Project PM Peak Hour	
		VPH	Queue (feet)	VPH	Queue (feet)
<b>1. Oro Dam Blvd / SR 70 SB Ramps</b>					
SB left turn	†	626	276	626	275
WB left turn	240	257	247	294	220
WB through	240	417	140	819	258
<b>2. Oro Dam Blvd / SR 70 NB Ramps</b>					
NB right turn	225	268	162	280	242
EB left turn	270	225	264	195	240
EB through	270	1065	239	1270	273
WB through	700	525	136	923	260
<b>3. Oro Dam Blvd / Feather River Blvd</b>					
NB left turn	280	282	270	304	270
SB left turn	250	85	107	124	259
EB left turn	360‡	143	209	183	270
EB through	700	905	523	1026	802
WB left turn	385	206	273	205	343
<b>Highlighted</b> values indicate queue length in excess of available storage					
† - includes 1-600 ft lane and 1-200ft lane					
‡ - includes adjoining left turn lane that continues into lane					



PROJECT ONLY TRAFFIC VOLUMES AND LANE CONFIGURATIONS  
(CUMULATIVE CONDITIONS)





CUMULATIVE PLUS PROJECT TRAFFIC VOLUMES AND LANE CONFIGURATIONS

figure 8

## **FINDINGS / RECOMMENDATIONS / MITIGATIONS**

The preceding analysis has identified project impacts that may occur without mitigation. The text that follows identifies a strategy for mitigating the impacts of the proposed project. Recommendations are identified for facilities that require mitigation but are not a result of the proposed project. If the project causes a significant impact, mitigations are identified for the facility.

### **Existing Conditions**

All intersections currently operate within accepted level of service thresholds, at LOS D or better. The roadway segment fronting the site along Oro Dam Road also operates at an acceptable LOS, at LOS D. The queuing and blocking report indicates that there is some blockage in the corridor in the p.m. peak hour with the westbound queue at the southbound SR 70 Ramps intersection exceeding the available storage. No recommendations are identified.

### **Existing plus Project Conditions**

All signalized intersections will continue to operate within accepted level of service thresholds, at LOS C or better. The levels of service at the project driveways will continue to operate at LOS D or better in the peak hours. The roadway segment fronting the site along Oro Dam Road will continue to operate at LOS D. A queuing and blocking report indicates that blockage in the corridor will continue in the p.m. peak hour in the westbound direction. The project will exacerbate the condition; however, no mitigations are identified.

### **Cumulative Conditions**

All signalized intersections will continue to operate within accepted level of service thresholds, at LOS D or better. The levels of service at the project driveway along Oro Dam Blvd will decline to LOS E in the peak hours. The intersection does not meet the peak hour signal warrant and is located between two closely spaced signalized intersections. The roadway segment fronting the site along Oro Dam Blvd will continue to operate at LOS D. A queuing and blocking report indicates that blockage in the corridor will occur in the a.m. and p.m. peak hours.

A corridor study for SR 162 was prepared in 2016 by Traffic Works, LLC for BCAG and the City of Oroville. The study noted that capacity improvements should be completed along the corridor. In the vicinity of the project two alternatives were provided along Oro Dam Blvd. Alternative 1 included following improvements at the Oro Dam Blvd / Feather River Blvd intersection:

- add second westbound left turn lane;
- add eastbound right turn lane;
- increase left turn lane length on northbound and southbound Feather River Blvd approaches.

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Alternative 2 included widening Oro Dam Blvd to six lanes between Feather River Blvd and Lincoln Street with the following recommendations in the project vicinity:

- add second westbound left turn lane at Oro Dam Blvd / Feather River Blvd;
- add eastbound right turn lane at Oro Dam Blvd / Feather River Blvd;
- increase left turn lane length on northbound and southbound Feather River Blvd approaches;
- add third westbound through lane east of Feather River Blvd, either as a right turn drop at Feather River Blvd or continue through the intersection and provide a right turn drop at the SR 70 northbound on-ramp.

Both scenarios were simulated, and Tables 16 and 17 illustrate the levels of service at the signalized intersections for each alternative and the projected queueing. Under both alternatives all intersections will operate at LOS C or better. The queuing and blocking reports indicate that four locations may exceed available storage. Two of the locations are at the southbound SR 70 ramps intersection while a third location is the eastbound approach to the northbound SR 70 ramps intersection underneath the SR 70 overcrossing. The fourth location is the eastbound right turn lane at Feather River Blvd.

**TABLE 16  
PEAK HOUR INTERSECTION LEVELS OF SERVICE  
CUMULATIVE CONDITIONS WITH SR 162 RECOMMENDATIONS**

Location	Control	Alternative 1				Alternative 2			
		AM		PM		AM		PM	
		LOS	Average Delay	LOS	Average Delay	LOS	Average Delay	LOS	Average Delay
1. SR 70 NB Ramp/ Oro Dam Blvd	Signal	C	22.2	C	28.5	C	21.0	C	29.2
2. SR 70 SB Ramp/ Oro Dam Blvd	Signal	B	13.5	B	19.5	B	12.1	B	18.8
3. Oro Dam Blvd / Feather River Blvd	Signal	C	20.7	C	27.8	C	20.7	C	26.3

**TABLE 17  
PEAK HOUR QUEUES AT SIGNALIZED INTERSECTIONS  
CUMULATIVE CONDITIONS WITH SR 162 RECOMMENDATIONS**

Location	Length	Alternative 1		Alternative 2		
		AM Queue	PM Queue	AM Queue	PM Queue	
1. Oro Dam Blvd / SR 70 SB Ramps						
SB left turn	†	259	260	257	259	
WB left turn	240	264	337	241	344	
WB through	240	158	351	156	350	
2. Oro Dam Blvd / SR 70 NB Ramps						
NB right turn	225	158	214	157	220	
EB left turn	270	268	231	242	235	
EB through	270	249	275	219	281	
WB through	700	178	500	140	366	
3. Oro Dam Blvd / Feather River Blvd						
NB left turn	300	213	239	213	238	
SB left turn	250*	111	143	129	149	
EB left turn	360‡	149	231	163	251	
EB through	700	204	364	211	432	
EB right turn	200	172	257	187	268	
WB left turn	385	100	104	98	106	
<b>Highlighted</b> values indicate queue length in excess of available storage						
† - includes 1-600 ft lane and 1-200ft lane      ‡ - includes adjoining left turn lane that continues into lane      * - continues into two way left turn lane						

### Cumulative plus Project Conditions

All signalized intersections will continue to operate within accepted level of service thresholds, at LOS D or better. The levels of service at the project driveway along Oro Dam Blvd will decline to LOS F in both peak hours. The driveway does not meet the peak hour signal warrant and is located between two closely spaced signalized intersections. The roadway segment fronting the site along Oro Dam Road will continue to operate at LOS D. A queuing and blocking report indicates that blockage in the corridor will occur in the a.m. and p.m. peak hours. The improvements identified in the SR 162 Corridor study were applied to the Plus Project scenario. Tables 18 and 19 illustrate the levels of service at the signalized intersections for both alternatives along with projected queuing. Under both alternatives all intersections will operate at LOS C or better. The queuing and blocking report indicates that four locations may exceed available storage. Two of the locations will continue to be at the Southbound SR 70 Ramps intersection. A third location is the northbound SR 70 off-ramp where vehicles will be able to queue where the ramp widens to two lanes. The fourth location is the eastbound right turn lane at Feather River Blvd.

The project should pay their fair share to fund the SR 162 improvements. Specifically, the improvements include the addition of a second westbound left turn lane and the installation of an eastbound right turn lane at the Oro Dam Blvd / Feather River Blvd intersection. Using the Caltrans methodology the fair share is 9.5%.

**TABLE 18  
PEAK HOUR INTERSECTION LEVELS OF SERVICE  
CUMULATIVE PLUS PROJECT CONDITIONS WITH SR 162 RECOMMENDATIONS**

Location	Control	Alternative 1				Alternative 2			
		AM		PM		AM		PM	
		LOS	Average Delay	LOS	Average Delay	LOS	Average Delay	LOS	Average Delay
1. SR 70 NB Ramp/ Oro Dam Blvd	Signal	C	21.9	C	33.2	C	21.8	C	33.5
2. SR 70 SB Ramp/ Oro Dam Blvd	Signal	B	12.7	B	17.7	B	12.8	B	15.0
3. Oro Dam Blvd / Feather River Blvd	Signal	C	22.0	C	28.9	C	21.3	C	27.4

**TABLE 19  
PEAK HOUR QUEUES AT SIGNALIZED INTERSECTIONS  
CUMULATIVE PLUS PROJECT CONDITIONS WITH SR 162 RECOMMENDATIONS**

Location	Length	Alternative 1		Alternative 2	
		AM Queue	PM Queue	AM Queue	PM Queue
1. Oro Dam Blvd / SR 70 SB Ramps					
SB left turn	†	283	267	270	260
WB left turn	240	253	272	250	253
WB through	240	157	315	240	294
2. Oro Dam Blvd / SR 70 NB Ramps					
NB right turn	225	170	222	165	227
EB left turn	270	246	206	263	207
EB through	270	219	227	255	223
WB through	700	133	462	123	285
3. Oro Dam Blvd / Feather River Blvd					
NB left turn	300	247	300	252	294
SB left turn	250*	107	143	110	137
EB left turn	360‡	166	242	163	262
EB through	700	262	446	245	469
EB right turn	200	174	266	173	267
WB left turn	385	109	106	111	113
<b>Highlighted</b> values indicate queue length in excess of available storage					
† - includes 1-600 ft lane and 1-200ft lane      ‡ - includes adjoining left turn lane that continues into lane      * - continues into two way left turn lane					

## REFERENCES

1. *Butte County Association of Government SR 162 Corridor Plan*, Traffic Works, LLC, June, 2016
2. *Transportation Concept Report State Route 162*, Caltrans District 3, February, 2017
3. *Highway Capacity Manual*, Transportation Research Board, 2010
4. *California Manual on Uniform Traffic Control Devices*, 2014
5. *Oroville Sustainability Updates* and corresponding *Final Supplemental EIR* (adopted March 2015)
6. *City of Oroville, Oroville Bike Plan 2010, August 2010*

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**APPENDIX 1  
FAIR SHARE PERCENTAGES & COSTS  
(P.M. PEAK HOUR)**

$$\frac{(\text{Future} + \text{Project Volumes}) - \text{Future}}{(\text{Future} + \text{Project}) - \text{Exist}}$$

**ORO DAM BLVD / FEATHER RIVER BLVD**

$$\frac{4,019 - 3,920}{4,019 - 2,979}$$

$$= 9.5\%$$

KS

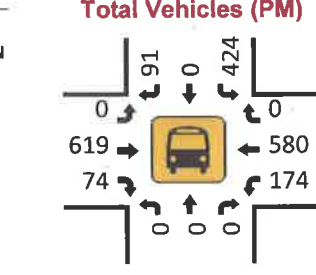
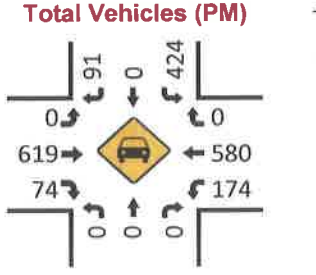
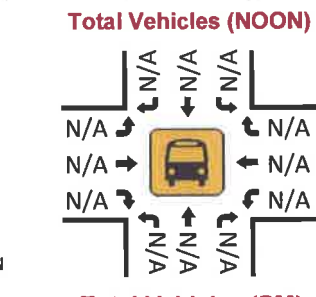
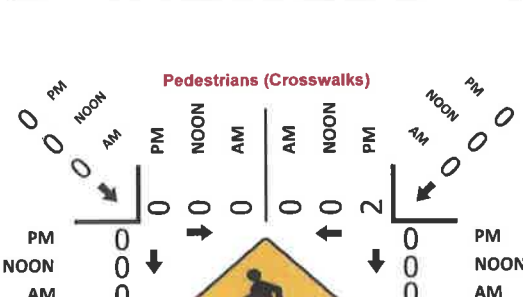
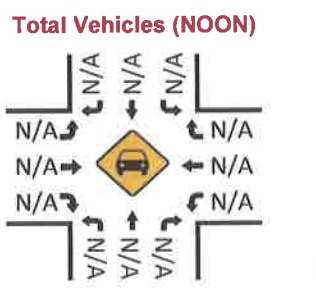
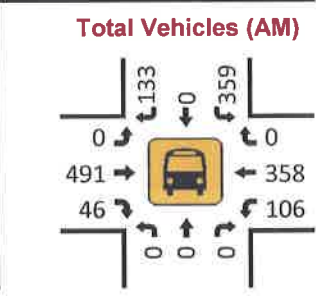
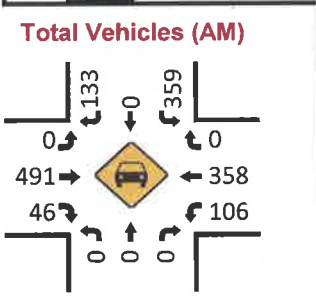
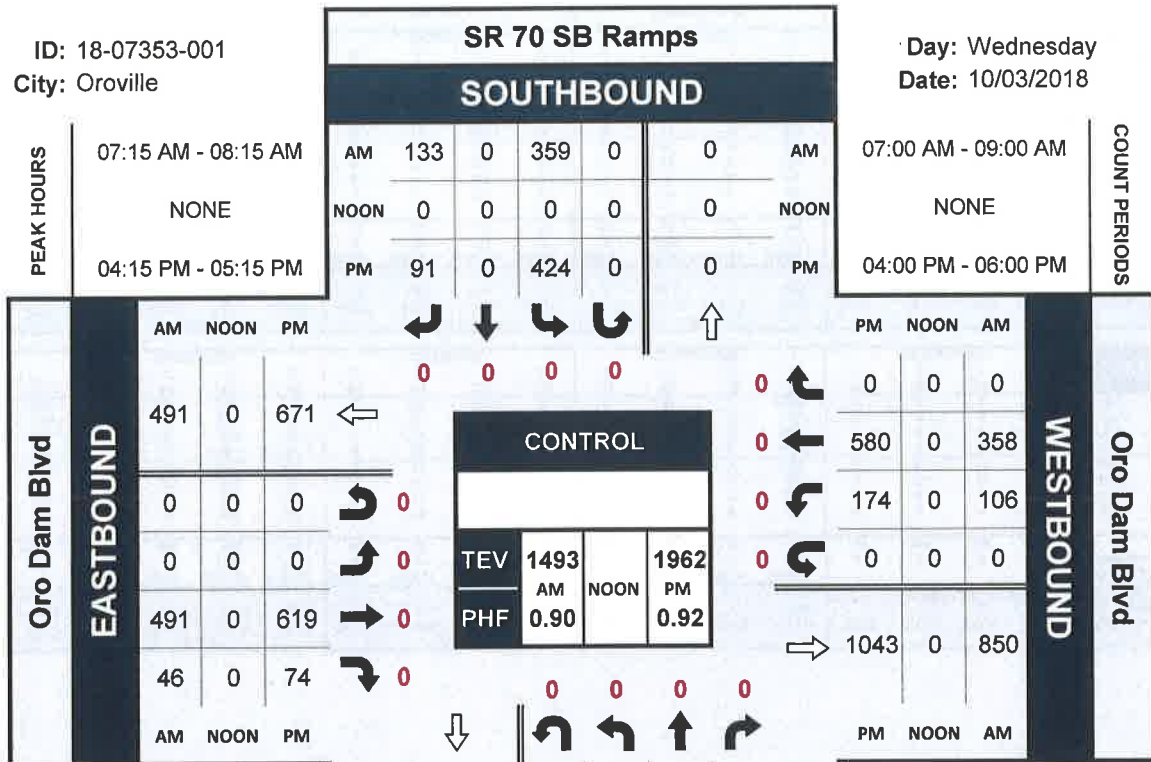


# SR 70 SB Ramps & Oro Dam Blvd

## Peak Hour Turning Movement Count

ID: 18-07353-001  
City: Oroville

Day: Wednesday  
Date: 10/03/2018



# National Data & Surveying Services

## Intersection Turning Movement Count

Location: SR 70 SB Ramps & Oro Dam Blvd  
 City: Oroville  
 Control:

Project ID: 18-07353-001  
 Date: 10/3/2018

### Total

NS/EW Streets:	SR 70 SB Ramps				SR 70 SB Ramps				Oro Dam Blvd				Oro Dam Blvd				TOTAL
	NORTHBOUND				SOUTHBOUND				EASTBOUND				WESTBOUND				
AM	NL	NT	NR	NU	SL	ST	SR	SU	EL	ET	ER	EU	WL	WT	WR	WU	
7:00 AM	0	0	0	0	54	0	33	0	0	66	13	0	39	85	0	0	290
7:15 AM	0	0	0	0	83	0	40	0	0	99	8	0	31	88	0	0	349
7:30 AM	0	0	0	0	99	0	48	0	0	113	11	0	26	109	0	0	406
7:45 AM	0	0	0	0	109	0	31	0	0	158	17	0	25	77	0	0	417
8:00 AM	0	0	0	0	68	0	14	0	0	121	10	0	24	84	0	0	321
8:15 AM	0	0	0	0	69	0	16	0	0	122	11	0	24	61	0	0	303
8:30 AM	0	0	0	0	84	0	8	0	0	111	9	0	27	75	0	0	314
8:45 AM	0	0	0	0	69	1	13	0	0	102	7	0	30	53	0	0	275
<b>TOTAL VOLUMES :</b>	NL	NT	NR	NU	SL	ST	SR	SU	EL	ET	ER	EU	WL	WT	WR	WU	<b>TOTAL</b>
<b>APPROACH %s :</b>	0	0	0	0	635	1	203	0	0	892	86	0	226	632	0	0	2675
					75.69%	0.12%	24.20%	0.00%	0.00%	91.21%	8.79%	0.00%	26.34%	73.66%	0.00%	0.00%	
<b>PEAK HR :</b>	07:15 AM - 08:15 AM																<b>TOTAL</b>
<b>PEAK HR VOL :</b>	0	0	0	0	359	0	133	0	0	491	46	0	106	358	0	0	1493
<b>PEAK HR FACTOR :</b>	0.000	0.000	0.000	0.000	0.823	0.000	0.693	0.000	0.000	0.777	0.676	0.000	0.855	0.821	0.000	0.000	0.895
							0.837				0.767				0.859		
PM	NORTHBOUND				SOUTHBOUND				EASTBOUND				WESTBOUND				TOTAL
	NL	NT	NR	NU	SL	ST	SR	SU	EL	ET	ER	EU	WL	WT	WR	WU	
4:00 PM	0	0	0	0	103	0	18	0	0	132	20	0	41	137	0	0	451
4:15 PM	0	0	0	0	98	0	32	0	0	189	23	0	49	119	0	0	510
4:30 PM	0	0	0	0	110	0	21	0	0	190	17	0	37	157	0	0	532
4:45 PM	0	0	0	0	106	0	21	0	0	128	23	0	36	145	0	0	459
5:00 PM	0	0	0	0	110	0	17	0	0	112	11	0	52	159	0	0	461
5:15 PM	0	0	0	0	78	1	30	0	0	104	16	0	32	155	0	0	416
5:30 PM	0	0	0	0	107	0	16	0	0	114	13	0	50	155	0	0	455
5:45 PM	0	0	0	0	85	0	13	0	0	123	21	0	35	119	0	0	396
<b>TOTAL VOLUMES :</b>	NL	NT	NR	NU	SL	ST	SR	SU	EL	ET	ER	EU	WL	WT	WR	WU	<b>TOTAL</b>
<b>APPROACH %s :</b>	0	0	0	0	797	1	168	0	0	1092	144	0	332	1146	0	0	3680
					82.51%	0.10%	17.39%	0.00%	0.00%	88.35%	11.65%	0.00%	22.46%	77.54%	0.00%	0.00%	
<b>PEAK HR :</b>	04:15 PM - 05:15 PM																<b>TOTAL</b>
<b>PEAK HR VOL :</b>	0	0	0	0	424	0	91	0	0	619	74	0	174	580	0	0	1962
<b>PEAK HR FACTOR :</b>	0.000	0.000	0.000	0.000	0.964	0.000	0.711	0.000	0.000	0.814	0.804	0.000	0.837	0.912	0.000	0.000	0.922
							0.983				0.817				0.893		

# National Data & Surveying Services

## Intersection Turning Movement Count

Location: SR 70 SB Ramps & Oro Dam Blvd  
 City: Oroville  
 Control:

Project ID: 18-07353-001  
 Date: 10/3/2018

### Bikes

NS/EW Streets:	SR 70 SB Ramps				SR 70 SB Ramps				Oro Dam Blvd				Oro Dam Blvd				TOTAL
	NORTHBOUND				SOUTHBOUND				EASTBOUND				WESTBOUND				
AM	NL	NT	NR	NU	SL	ST	SR	SU	EL	ET	ER	EU	WL	WT	WR	WU	TOTAL
7:00 AM	0	0	0	0	0	0	0	0	0	1	0	0	0	0	0	0	1
7:15 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
7:30 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
7:45 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
8:00 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
8:15 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
8:30 AM	0	0	0	0	0	0	0	0	0	2	0	0	0	0	0	0	2
8:45 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
<b>TOTAL VOLUMES :</b>	NL	NT	NR	NU	SL	ST	SR	SU	EL	ET	ER	EU	WL	WT	WR	WU	<b>TOTAL</b>
<b>APPROACH %'s :</b>	0	0	0	0	0	0	0	0	0.00%	100.00%	0.00%	0.00%	0	0	0	0	3
<b>PEAK HR :</b>	07:15 AM - 08:15 AM																<b>TOTAL</b>
<b>PEAK HR VOL :</b>	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
<b>PEAK HR FACTOR :</b>	0.000	0.000	0.000	0.000	0.000	0.000	0.000	0.000	0.000	0.000	0.000	0.000	0.000	0.000	0.000	0.000	0
<b>PM</b>	NORTHBOUND				SOUTHBOUND				EASTBOUND				WESTBOUND				<b>TOTAL</b>
4:00 PM	0	0	0	0	0	0	0	0	0	0	0	0	0	1	0	0	1
4:15 PM	0	0	0	0	0	0	0	0	0	1	0	0	0	3	0	0	4
4:30 PM	0	0	0	0	1	0	0	0	0	2	0	0	0	4	0	0	7
4:45 PM	0	0	0	0	0	0	0	0	0	1	0	0	0	0	0	0	1
5:00 PM	0	0	0	0	0	0	0	0	0	1	0	0	0	1	0	0	2
5:15 PM	0	0	0	0	0	0	0	0	0	0	0	0	0	1	0	0	1
5:30 PM	0	0	0	0	0	0	0	0	0	1	0	0	0	1	0	0	2
5:45 PM	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
<b>TOTAL VOLUMES :</b>	NL	NT	NR	NU	SL	ST	SR	SU	EL	ET	ER	EU	WL	WT	WR	WU	<b>TOTAL</b>
<b>APPROACH %'s :</b>	0	0	0	0	100.00%	0.00%	0.00%	0.00%	0.00%	100.00%	0.00%	0.00%	0.00%	100.00%	0.00%	0.00%	16
<b>PEAK HR :</b>	04:15 PM - 05:15 PM																<b>TOTAL</b>
<b>PEAK HR VOL :</b>	0	0	0	0	1	0	0	0	0	5	0	0	0	8	0	0	14
<b>PEAK HR FACTOR :</b>	0.00	0.000	0.000	0.000	0.250	0.000	0.000	0.000	0.000	0.625	0.000	0.000	0.000	0.500	0.000	0.000	0.500

# National Data & Surveying Services

## Intersection Turning Movement Count

**Location:** SR 70 SB Ramps & Oro Dam Blvd  
**City:** Oroville

**Project ID:** 18-07353-001  
**Date:** 10/3/2018

### Pedestrians (Crosswalks)

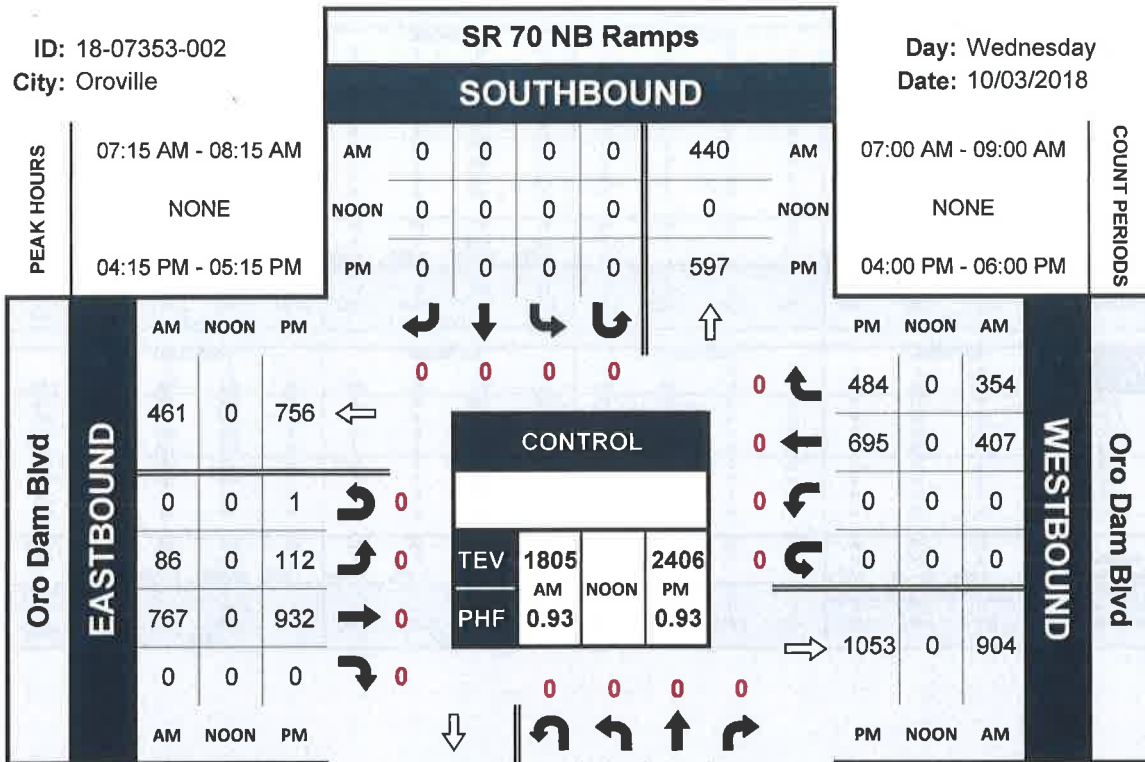
NS/EW Streets:	SR 70 SB Ramps		SR 70 SB Ramps		Oro Dam Blvd		Oro Dam Blvd				
<b>AM</b>	NORTH LEG		SOUTH LEG		EAST LEG		WEST LEG		TOTAL		
	EB	WB	EB	WB	NB	SB	NB	SB			
	7:00 AM	0	0	1	0	0	0	0		1	
	7:15 AM	0	0	0	0	0	0	0		0	
	7:30 AM	0	0	1	0	0	0	0		1	
	7:45 AM	0	0	2	0	0	0	0		2	
	8:00 AM	0	0	0	0	0	0	0		0	
	8:15 AM	0	0	1	1	0	0	0		2	
	8:30 AM	0	0	1	0	0	0	0		1	
	8:45 AM	0	0	1	0	0	2	0		3	
<b>TOTAL VOLUMES :</b>	EB	WB	EB	WB	NB	SB	NB	SB	TOTAL		
<b>APPROACH %'s :</b>	0	0	7	1	0	2	0	0	10		
<b>PEAK HR :</b>	07:15 AM - 08:15 AM								TOTAL		
<b>PEAK HR VOL :</b>	0	0	3	0	0	0	0	0	3		
<b>PEAK HR FACTOR :</b>			0.375	0					0.375		
				0.375							
<b>PM</b>	NORTH LEG		SOUTH LEG		EAST LEG		WEST LEG		TOTAL		
	EB	WB	EB	WB	NB	SB	NB	SB			
	4:00 PM	0	0	0	1	0	0	0		0	1
	4:15 PM	0	0	1	0	0	0	0		0	1
	4:30 PM	0	1	0	2	0	0	0		0	3
	4:45 PM	0	0	3	5	0	0	0		0	8
	5:00 PM	0	1	0	0	0	0	0		0	1
	5:15 PM	0	0	1	0	0	0	0		0	1
	5:30 PM	0	0	0	0	0	0	0		0	0
	5:45 PM	0	0	2	0	0	0	0		0	2
<b>TOTAL VOLUMES :</b>	EB	WB	EB	WB	NB	SB	NB	SB	TOTAL		
<b>APPROACH %'s :</b>	0	2	7	8	0	0	0	0	17		
<b>PEAK HR :</b>	04:15 PM - 05:15 PM								TOTAL		
<b>PEAK HR VOL :</b>	0	2	4	7	0	0	0	0	13		
<b>PEAK HR FACTOR :</b>			0.333	0.350					0.406		
		0.500		0.344							

# SR 70 NB Ramps & Oro Dam Blvd

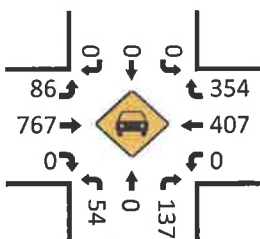
## Peak Hour Turning Movement Count

ID: 18-07353-002  
City: Oroville

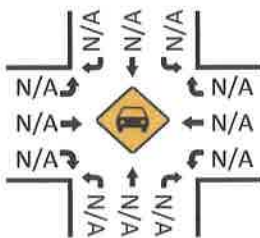
Day: Wednesday  
Date: 10/03/2018



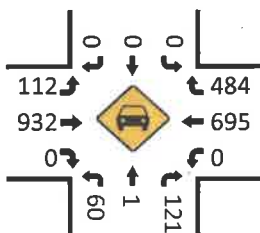
Total Vehicles (AM)



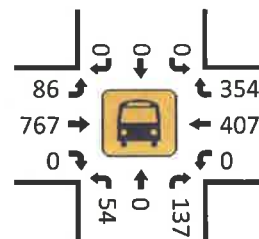
Total Vehicles (NOON)



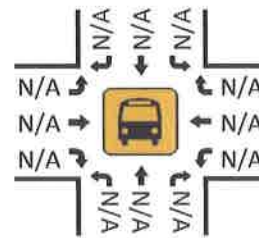
Total Vehicles (PM)



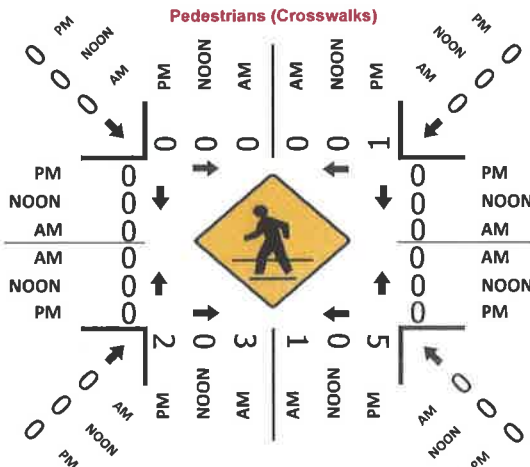
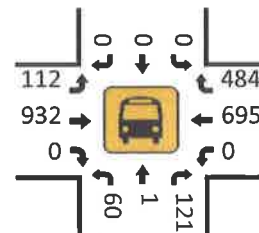
Total Vehicles (AM)



Total Vehicles (NOON)



Total Vehicles (PM)



## National Data & Surveying Services

# Intersection Turning Movement Count

Location: SR 70 NB Ramps & Oro Dam Blvd  
 City: Oroville  
 Control:

Project ID: 18-07353-002  
 Date: 10/3/2018

### Total

NS/EW Streets:	SR 70 NB Ramps				SR 70 NB Ramps				Oro Dam Blvd				Oro Dam Blvd				TOTAL				
	NORTHBOUND				SOUTHBOUND				EASTBOUND				WESTBOUND								
AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	TOTAL
	NL	NT	NR	NU	SL	ST	SR	SU	EL	ET	ER	EU	WL	WT	WR	WU					
7:00 AM	9	0	24	0	0	0	0	0	10	106	0	0	0	113	67	0					329
7:15 AM	10	0	31	0	0	0	0	0	28	156	0	0	0	112	90	0					427
7:30 AM	14	0	29	0	0	0	0	0	13	199	0	0	0	119	91	0					465
7:45 AM	20	0	40	0	0	0	0	0	26	233	0	0	0	85	82	0					486
8:00 AM	10	0	37	0	0	0	0	0	19	179	0	0	0	91	91	0					427
8:15 AM	6	0	32	0	0	0	0	0	19	172	0	0	0	79	84	0					392
8:30 AM	7	0	41	0	0	0	0	0	12	179	0	0	0	97	70	0					406
8:45 AM	8	0	37	0	0	0	0	0	11	166	0	0	0	74	89	0					385
<b>TOTAL VOLUMES:</b>	NL	NT	NR	NU	SL	ST	SR	SU	EL	ET	ER	EU	WL	WT	WR	WU	<b>TOTAL</b>				
<b>APPROACH %'s:</b>	84	0	271	0	0	0	0	0	138	1390	0	0	0	770	664	0	<b>3317</b>				
	23.66%	0.00%	76.34%	0.00%					9.03%	90.97%	0.00%	0.00%	0.00%	53.70%	46.30%	0.00%					
<b>PEAK HR:</b>	07:15 AM - 08:15 AM																<b>TOTAL</b>				
<b>PEAK HR VOL:</b>	54	0	137	0	0	0	0	0	86	767	0	0	0	407	354	0	<b>1805</b>				
<b>PEAK HR FACTOR:</b>	0.675	0.000	0.856	0.000	0.000	0.000	0.000	0.000	0.768	0.823	0.000	0.000	0.000	0.855	0.973	0.000	<b>0.928</b>				
	0.796								0.823				0.906								
PM	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0					
	NL	NT	NR	NU	SL	ST	SR	SU	EL	ET	ER	EU	WL	WT	WR	WU					
4:00 PM	13	0	34	0	0	0	0	0	18	210	0	0	0	158	105	0					538
4:15 PM	10	0	34	0	0	0	0	0	45	248	0	0	0	158	152	0					647
4:30 PM	21	0	26	0	0	0	0	0	35	255	0	0	0	183	107	0					627
4:45 PM	16	0	29	0	0	0	0	0	24	218	0	1	0	159	100	0					547
5:00 PM	13	1	32	0	0	0	0	0	8	211	0	0	0	195	125	0					585
5:15 PM	16	0	33	0	0	0	0	0	7	180	0	1	0	176	126	0					539
5:30 PM	19	0	48	0	0	0	0	0	12	207	0	0	0	177	77	0					540
5:45 PM	11	0	24	0	0	0	0	0	11	199	0	0	0	145	83	0					473
<b>TOTAL VOLUMES:</b>	NL	NT	NR	NU	SL	ST	SR	SU	EL	ET	ER	EU	WL	WT	WR	WU	<b>TOTAL</b>				
<b>APPROACH %'s:</b>	119	1	260	0	0	0	0	0	160	1728	0	2	0	1351	875	0	<b>4496</b>				
	31.32%	0.26%	68.42%	0.00%					8.47%	91.43%	0.00%	0.11%	0.00%	60.69%	39.31%	0.00%					
<b>PEAK HR:</b>	04:15 PM - 05:15 PM																<b>TOTAL</b>				
<b>PEAK HR VOL:</b>	60	1	121	0	0	0	0	0	112	932	0	1	0	695	484	0	<b>2406</b>				
<b>PEAK HR FACTOR:</b>	0.714	0.250	0.890	0.000	0.000	0.000	0.000	0.000	0.622	0.914	0.000	0.250	0.000	0.891	0.796	0.000	<b>0.930</b>				
	0.968								0.892				0.921								

## National Data & Surveying Services Intersection Turning Movement Count

Location: SR 70 NB Ramps & Oro Dam Blvd  
City: Oroville  
Control:

Project ID: 18-07353-002  
Date: 10/3/2018

### Bikes

NS/EW Streets:	SR 70 NB Ramps				SR 70 NB Ramps				Oro Dam Blvd				Oro Dam Blvd				TOTAL
	NORTHBOUND				SOUTHBOUND				EASTBOUND				WESTBOUND				
AM	NL	NT	NR	NU	SL	ST	SR	SU	EL	ET	ER	EU	WL	WT	WR	WU	
7:00 AM	0	0	0	0	0	0	0	0	0	1	0	0	0	0	0	0	1
7:15 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
7:30 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
7:45 AM	0	0	0	0	0	0	0	0	0	1	0	0	0	0	0	0	1
8:00 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
8:15 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
8:30 AM	0	0	0	0	0	0	0	0	0	1	0	0	0	0	0	0	1
8:45 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
<b>TOTAL VOLUMES :</b>	NL	NT	NR	NU	SL	ST	SR	SU	EL	ET	ER	EU	WL	WT	WR	WU	<b>TOTAL</b>
<b>APPROACH %'s :</b>	0	0	0	0	0	0	0	0	0.00%	100.00%	0.00%	0.00%	0	0	0	0	3
<b>PEAK HR :</b>	07:15 AM - 08:15 AM																<b>TOTAL</b>
<b>PEAK HR VOL :</b>	0	0	0	0	0	0	0	0	0	1	0	0	0	0	0	0	1
<b>PEAK HR FACTOR :</b>	0.000	0.000	0.000	0.000	0.000	0.000	0.000	0.000	0.000	0.250	0.000	0.000	0.000	0.000	0.000	0.000	0.250
<b>PM</b>	NORTHBOUND				SOUTHBOUND				EASTBOUND				WESTBOUND				TOTAL
	NL	NT	NR	NU	SL	ST	SR	SU	EL	ET	ER	EU	WL	WT	WR	WU	
4:00 PM	0	0	0	0	0	0	0	0	0	0	0	0	0	1	0	0	1
4:15 PM	0	0	0	0	0	0	0	0	0	1	0	0	0	1	0	0	2
4:30 PM	0	0	0	0	0	0	0	0	0	3	0	0	0	5	0	0	8
4:45 PM	0	0	0	0	0	0	0	0	0	0	0	0	0	1	0	0	1
5:00 PM	0	0	0	0	0	0	0	0	0	2	0	0	0	1	0	0	3
5:15 PM	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
5:30 PM	0	0	1	0	0	0	0	0	0	0	0	0	0	2	0	0	3
5:45 PM	0	0	0	0	0	0	0	0	0	1	0	0	0	0	0	0	1
<b>TOTAL VOLUMES :</b>	NL	NT	NR	NU	SL	ST	SR	SU	EL	ET	ER	EU	WL	WT	WR	WU	<b>TOTAL</b>
<b>APPROACH %'s :</b>	0.00%	0.00%	100.00%	0.00%	0	0	0	0	0.00%	100.00%	0.00%	0.00%	0.00%	100.00%	0.00%	0.00%	19
<b>PEAK HR :</b>	04:15 PM - 05:15 PM																<b>TOTAL</b>
<b>PEAK HR VOL :</b>	0	0	0	0	0	0	0	0	0	6	0	0	0	8	0	0	14
<b>PEAK HR FACTOR :</b>	0.00	0.000	0.000	0.000	0.000	0.000	0.000	0.000	0.000	0.500	0.000	0.000	0.000	0.400	0.000	0.000	0.438

# National Data & Surveying Services

## Intersection Turning Movement Count

**Location:** SR 70 NB Ramps & Oro Dam Blvd  
**City:** Oroville

**Project ID:** 18-07353-002  
**Date:** 10/3/2018

### Pedestrians (Crosswalks)

NS/EW Streets:	SR 70 NB Ramps		SR 70 NB Ramps		Oro Dam Blvd		Oro Dam Blvd		TOTAL
	NORTH LEG		SOUTH LEG		EAST LEG		WEST LEG		
AM	EB	WB	EB	WB	NB	SB	NB	SB	
7:00 AM	0	0	1	0	0	0	0	0	1
7:15 AM	0	0	0	1	0	0	0	0	1
7:30 AM	0	0	2	0	0	0	0	0	2
7:45 AM	0	0	1	0	0	0	0	0	1
8:00 AM	0	0	0	0	0	0	0	0	0
8:15 AM	0	0	0	1	0	0	0	0	1
8:30 AM	0	0	2	0	0	0	0	0	2
8:45 AM	0	0	1	0	0	0	0	0	1
<b>TOTAL VOLUMES :</b>	EB	WB	EB	WB	NB	SB	NB	SB	<b>TOTAL</b>
<b>APPROACH %'s :</b>	0	0	7	2	0	0	0	0	9
			77.78%	22.22%					
<b>PEAK HR :</b>	07:15 AM - 08:15 AM								<b>TOTAL</b>
<b>PEAK HR VOL :</b>	0	0	3	1	0	0	0	0	4
<b>PEAK HR FACTOR :</b>			0.375	0.250					0.500
			0.500						
PM	EB	WB	EB	WB	NB	SB	NB	SB	TOTAL
4:00 PM	0	0	0	1	0	0	0	0	1
4:15 PM	0	0	2	0	0	0	0	0	2
4:30 PM	0	0	0	2	0	0	0	0	2
4:45 PM	0	0	0	3	0	0	0	0	3
5:00 PM	0	1	0	0	0	0	0	0	1
5:15 PM	0	0	1	0	0	0	0	0	1
5:30 PM	0	0	0	0	0	0	0	0	0
5:45 PM	0	0	0	0	0	0	0	0	0
<b>TOTAL VOLUMES :</b>	EB	WB	EB	WB	NB	SB	NB	SB	<b>TOTAL</b>
<b>APPROACH %'s :</b>	0	1	3	6	0	0	0	0	10
	0.00%	100.00%	33.33%	66.67%					
<b>PEAK HR :</b>	04:15 PM - 05:15 PM								<b>TOTAL</b>
<b>PEAK HR VOL :</b>	0	1	2	5	0	0	0	0	8
<b>PEAK HR FACTOR :</b>		0.250	0.250	0.417					0.667
		0.250	0.583						

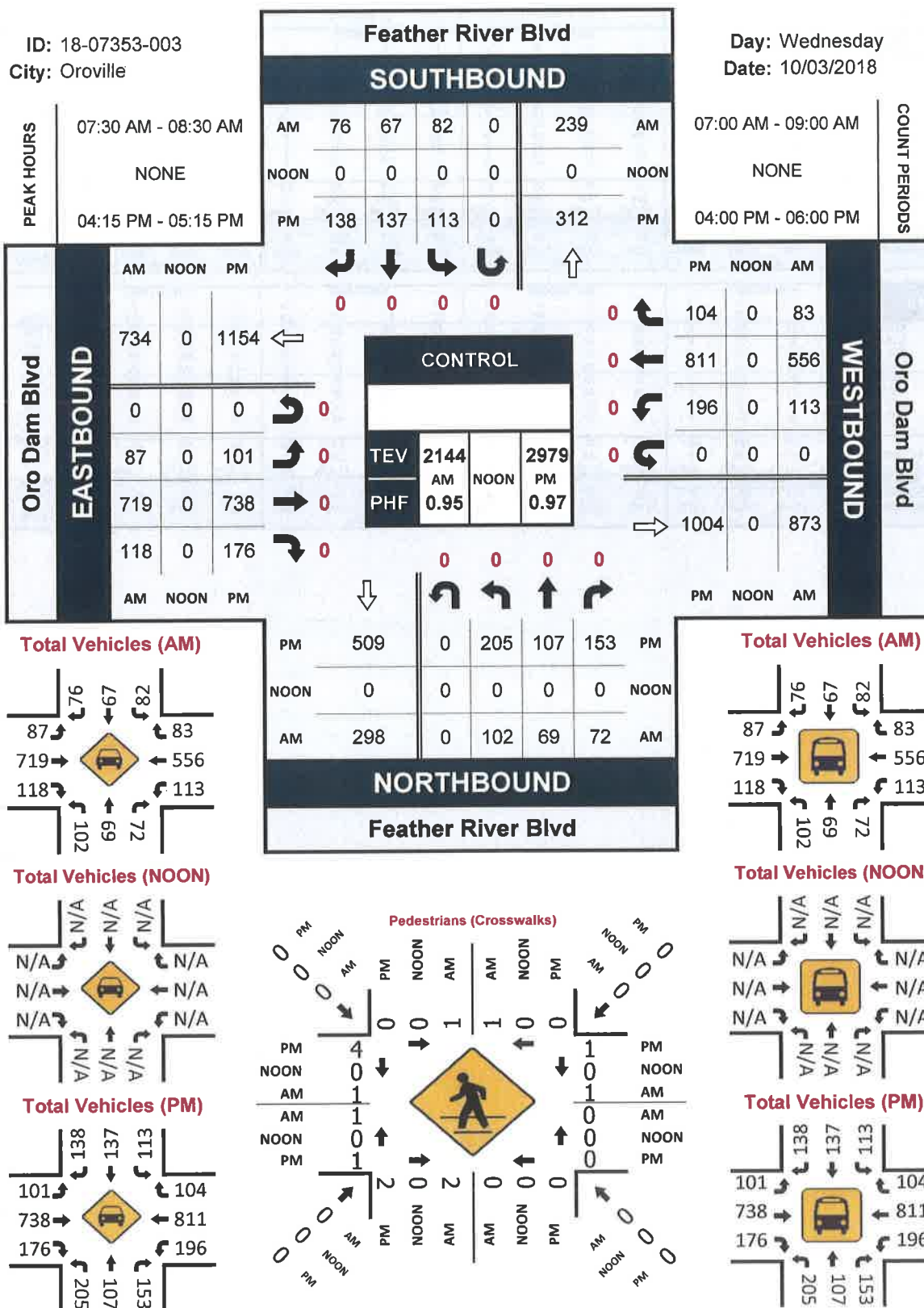


# Feather River Blvd & Oro Dam Blvd

## Peak Hour Turning Movement Count

ID: 18-07353-003  
 City: Oroville

Day: Wednesday  
 Date: 10/03/2018



# National Data & Surveying Services

## Intersection Turning Movement Count

Location: Feather River Blvd & Oro Dam Blvd  
 City: Oroville  
 Control:

Project ID: 18-07353-003  
 Date: 10/3/2018

### Total

NS/EW Streets:	Feather River Blvd				Feather River Blvd				Oro Dam Blvd				Oro Dam Blvd				
AM	NORTHBOUND				SOUTHBOUND				EASTBOUND				WESTBOUND				TOTAL
	HL	HT	NR	NU	SL	ST	SR	SU	EL	ET	ER	EU	WL	WT	WR	WU	
7:00 AM	16	4	6	0	12	8	15	0	13	106	23	0	15	143	9	0	370
7:15 AM	20	11	14	0	19	12	25	0	12	133	19	0	13	149	14	0	441
7:30 AM	28	17	17	0	15	16	21	0	22	166	32	0	30	168	11	0	543
7:45 AM	29	18	26	0	27	23	17	0	27	214	19	0	20	114	32	0	566
8:00 AM	19	19	19	0	22	13	24	0	26	176	30	0	31	141	17	0	537
8:15 AM	26	15	10	0	18	15	14	0	12	163	37	0	32	133	23	0	498
8:30 AM	20	14	22	0	16	28	23	0	17	150	33	0	36	119	32	0	510
8:45 AM	34	27	18	0	29	33	20	0	14	147	33	0	43	103	24	0	525
<b>TOTAL VOLUMES</b>	NL	NT	NR	NU	SL	ST	SR	SU	EL	ET	ER	EU	WL	WT	WR	WU	TOTAL
	192	125	132	0	158	148	159	0	143	1255	276	0	220	1070	162	0	3990
<b>APPROACH %'s</b>	42.76%	27.84%	29.40%	0.00%	33.98%	31.83%	34.19%	0.00%	8.81%	77.28%	13.92%	0.00%	15.15%	73.69%	11.16%	0.00%	
<b>PEAK HR</b>	07:30 AM - 08:30 AM																TOTAL
	102	69	72	0	82	67	76	0	87	719	118	0	113	556	83	0	2144
<b>PEAK HR FACTOR</b>	0.879	0.908	0.692	0.000	0.759	0.728	0.792	0.000	0.806	0.840	0.797	0.000	0.883	0.827	0.648	0.000	0.947
	0.832				0.840				0.888				0.900				
PM	NORTHBOUND				SOUTHBOUND				EASTBOUND				WESTBOUND				TOTAL
	HL	HT	NR	NU	SL	ST	SR	SU	EL	ET	ER	EU	WL	WT	WR	WU	
4:00 PM	50	21	30	0	31	31	26	0	13	190	39	0	38	199	28	0	696
4:15 PM	43	27	31	0	25	25	34	0	32	196	42	0	53	231	21	0	760
4:30 PM	52	24	39	0	26	45	28	0	22	186	48	0	50	202	28	0	750
4:45 PM	53	32	46	0	26	28	34	0	28	171	50	0	46	166	25	0	795
5:00 PM	57	24	37	0	36	39	42	0	19	185	36	0	47	212	30	0	764
5:15 PM	53	31	47	0	23	33	33	0	27	143	29	0	48	220	29	0	716
5:30 PM	45	27	48	0	20	33	34	0	30	165	47	0	41	182	22	0	694
5:45 PM	53	21	32	0	23	22	27	0	24	159	41	0	32	143	11	0	588
<b>TOTAL VOLUMES</b>	NL	NT	NR	NU	SL	ST	SR	SU	EL	ET	ER	EU	WL	WT	WR	WU	TOTAL
	406	207	310	0	210	256	258	0	195	1395	332	0	355	1555	194	0	5673
<b>APPROACH %'s</b>	43.99%	22.43%	33.59%	0.00%	29.01%	35.36%	35.64%	0.00%	10.15%	72.58%	17.27%	0.00%	16.87%	73.91%	9.22%	0.00%	
<b>PEAK HR</b>	04:15 PM - 05:15 PM																TOTAL
	205	107	153	0	113	137	138	0	101	738	176	0	196	811	104	0	2979
<b>PEAK HR FACTOR</b>	0.899	0.836	0.832	0.000	0.785	0.761	0.821	0.000	0.789	0.941	0.880	0.000	0.925	0.878	0.867	0.000	0.975
	0.887				0.829				0.940				0.911				

# National Data & Surveying Services

## Intersection Turning Movement Count

Location: Feather River Blvd & Oro Dam Blvd  
 City: Oroville  
 Control:

Project ID: 18-07353-003  
 Date: 10/3/2018

### Bikes

NS/EW Streets:	Feather River Blvd				Feather River Blvd				Oro Dam Blvd				Oro Dam Blvd				
AM	NORTHBOUND				SOUTHBOUND				EASTBOUND				WESTBOUND				
	NL	NT	NR	NU	SL	ST	SR	SU	EL	ET	ER	EU	WL	WT	WR	WU	TOTAL
7:00 AM	0	0	0	0	0	0	0	0	0	1	0	0	0	0	0	0	2
7:15 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
7:30 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
7:45 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
8:00 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
8:15 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
8:30 AM	0	0	0	0	0	0	0	0	0	1	0	0	0	0	0	0	1
8:45 AM	0	0	0	0	0	0	0	0	1	0	0	0	0	0	0	0	1
<b>TOTAL VOLUMES :</b>	NL	NT	NR	NU	SL	ST	SR	SU	EL	ET	ER	EU	WL	WT	WR	WU	<b>TOTAL</b>
<b>APPROACH %'s :</b>	0	0	1	0	0	0	0	0	1	2	0	0	0	0	0	0	4
	0.00%	0.00%	100.00%	0.00%					33.33%	66.67%	0.00%	0.00%					
<b>PEAK HR :</b>	<b>07:30 AM - 08:30 AM</b>																<b>TOTAL</b>
<b>PEAK HR VOL :</b>	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
<b>PEAK HR FACTOR :</b>	0.000	0.000	0.000	0.000	0.000	0.000	0.000	0.000	0.000	0.000	0.000	0.000	0.000	0.000	0.000	0.000	0.000
PM	NORTHBOUND				SOUTHBOUND				EASTBOUND				WESTBOUND				
	NL	NT	NR	NU	SL	ST	SR	SU	EL	ET	ER	EU	WL	WT	WR	WU	TOTAL
4:00 PM	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
4:15 PM	0	1	0	0	0	1	1	0	0	0	0	0	0	1	0	0	4
4:30 PM	0	0	0	0	0	0	1	0	0	1	0	0	0	1	0	0	3
4:45 PM	0	0	0	0	0	0	0	0	0	0	0	0	0	2	0	0	2
5:00 PM	0	3	0	0	0	0	0	0	0	0	0	0	0	1	0	0	4
5:15 PM	0	0	0	0	0	2	0	0	0	0	0	0	0	0	0	0	2
5:30 PM	0	0	1	0	0	1	0	0	0	0	0	0	0	0	0	0	2
5:45 PM	0	0	0	0	0	0	0	0	0	1	0	0	0	0	0	0	1
<b>TOTAL VOLUMES :</b>	NL	NT	NR	NU	SL	ST	SR	SU	EL	ET	ER	EU	WL	WT	WR	WU	<b>TOTAL</b>
<b>APPROACH %'s :</b>	0	4	1	0	0	4	2	0	0	2	0	0	0	5	0	0	18
	0.00%	80.00%	20.00%	0.00%	0.00%	66.67%	33.33%	0.00%	0.00%	100.00%	0.00%	0.00%	0.00%	100.00%	0.00%	0.00%	
<b>PEAK HR :</b>	<b>04:15 PM - 05:15 PM</b>																<b>TOTAL</b>
<b>PEAK HR VOL :</b>	0	4	0	0	0	1	2	0	0	1	0	0	0	5	0	0	13
<b>PEAK HR FACTOR :</b>	0.00	0.333	0.000	0.000	0.000	0.250	0.500	0.000	0.000	0.250	0.000	0.000	0.000	0.625	0.000	0.000	0.813
		0.333				0.375				0.250				0.625			

National Data & Surveying Services

# Intersection Turning Movement Count

Location: Feather River Blvd & Oro Dam Blvd  
City: Oroville

Project ID: 18-07353-003  
Date: 10/3/2018

## Pedestrians (Crosswalks)

NS/EW Streets:	Feather River Blvd		Feather River Blvd		Oro Dam Blvd		Oro Dam Blvd		TOTAL
	NORTH LEG		SOUTH LEG		EAST LEG		WEST LEG		
AM	EB	WB	EB	WB	NB	SB	NB	SB	
7:00 AM	0	0	1	0	1	0	0	0	2
7:15 AM	0	0	0	0	0	0	0	0	0
7:30 AM	0	0	0	0	0	0	0	0	0
7:45 AM	1	0	2	0	0	0	1	0	4
8:00 AM	0	0	0	0	0	1	0	0	1
8:15 AM	0	1	0	0	0	0	0	1	2
8:30 AM	0	0	0	0	1	0	0	0	1
8:45 AM	0	0	0	0	0	0	0	0	0
<b>TOTAL VOLUMES :</b>	EB 1	WB 1	EB 3	WB 0	NB 2	SB 1	NB 1	SB 1	TOTAL 10
<b>APPROACH %'s :</b>	50.00%	50.00%	100.00%	0.00%	66.67%	33.33%	50.00%	50.00%	
<b>PEAK HR :</b>	<b>07:30 AM - 08:30 AM</b>								TOTAL
<b>PEAK HR VOL :</b>	1	1	2	0	0	1	1	1	7
<b>PEAK HR FACTOR :</b>	0.250	0.250	0.250	0.250	0.250	0.250	0.250	0.250	0.438

NS/EW Streets:	NORTH LEG		SOUTH LEG		EAST LEG		WEST LEG		TOTAL
	EB	WB	EB	WB	NB	SB	NB	SB	
PM	EB	WB	EB	WB	NB	SB	NB	SB	
4:00 PM	0	0	0	0	1	0	0	1	2
4:15 PM	0	0	1	0	0	0	0	1	2
4:30 PM	0	0	0	0	0	0	0	2	2
4:45 PM	0	0	0	0	0	1	0	1	2
5:00 PM	0	0	1	0	0	0	1	0	2
5:15 PM	0	0	0	0	0	0	0	0	0
5:30 PM	0	0	1	0	0	0	0	0	1
5:45 PM	0	0	0	0	0	0	0	0	0
<b>TOTAL VOLUMES :</b>	EB 0	WB 0	EB 3	WB 0	NB 1	SB 1	NB 1	SB 5	TOTAL 11
<b>APPROACH %'s :</b>			100.00%	0.00%	50.00%	50.00%	16.67%	83.33%	
<b>PEAK HR :</b>	<b>04:15 PM - 05:15 PM</b>								TOTAL
<b>PEAK HR VOL :</b>	0	0	2	0	0	1	1	4	8
<b>PEAK HR FACTOR :</b>			0.500	0.500	0.250	0.250	0.250	0.625	1.000

1: Oroville Dam Rd & SR 70 SB Ramp Performance by approach

Approach	EB	WB	SB	All
Denied Del/Veh (s)	0.9	0.0	0.0	0.3
Total Del/Veh (s)	19.2	11.5	8.4	13.3

2: SR 70 NB Ramp & Oroville Dam Rd Performance by approach

Approach	EB	WB	NB	All
Denied Del/Veh (s)	0.0	0.0	2.9	0.3
Total Del/Veh (s)	6.4	11.9	8.1	8.9

3: Feather River Blvd & Oroville Dam Rd Performance by approach

Approach	EB	WB	NB	SB	All
Denied Del/Veh (s)	0.0	0.3	0.0	2.8	0.4
Total Del/Veh (s)	17.3	15.0	15.4	14.8	16.0

4: Project D/W & Oroville Dam Rd Performance by approach

Approach	EB	WB	NB	All
Denied Del/Veh (s)	0.0	0.0	0.1	0.0
Total Del/Veh (s)	1.7	2.6	8.4	2.2

5: Project D/W & Feather River Blvd Performance by approach

Approach	EB	NB	SB	All
Denied Del/Veh (s)	3.2	0.2	0.0	0.3
Total Del/Veh (s)	5.9	0.5	1.2	1.2

Total Network Performance

Denied Del/Veh (s)	0.9
Total Del/Veh (s)	32.4

1: Oroville Dam Rd & SR 70 SB Ramp Performance by movement

Movement	EBT	EBR	WBL	WBT	SBL	SBR	All
Denied Del/Veh (s)	0.9	1.2	0.0	0.0	0.0	0.0	0.3
Total Del/Veh (s)	20.5	6.4	22.0	8.4	9.8	4.5	13.3

2: SR 70 NB Ramp & Oroville Dam Rd Performance by movement

Movement	EBL	EBT	WBT	WBR	NBL	NBR	All
Denied Del/Veh (s)	0.0	0.0	0.0	0.0	0.5	3.8	0.3
Total Del/Veh (s)	13.6	5.6	19.3	3.4	14.4	5.4	8.9

3: Feather River Blvd & Oroville Dam Rd Performance by movement

Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Denied Del/Veh (s)	0.0	0.0	0.0	0.8	0.2	0.7	0.0	0.0	0.0	3.9	0.5	3.8
Total Del/Veh (s)	21.7	17.2	14.8	22.1	14.9	5.9	20.2	17.8	6.6	21.4	20.6	2.4

3: Feather River Blvd & Oroville Dam Rd Performance by movement

Movement	All
Denied Del/Veh (s)	0.4
Total Del/Veh (s)	16.0

4: Project D/W & Oroville Dam Rd Performance by movement

Movement	EBT	EBR	WBT	NBR	All
Denied Del/Veh (s)	0.0	0.0	0.0	0.1	0.0
Total Del/Veh (s)	1.6	2.5	2.6	8.2	2.2

5: Project D/W & Feather River Blvd Performance by movement

Movement	EBL	EBR	NBL	NBT	SBT	SBR	All
Denied Del/Veh (s)	4.2	0.1	0.3	0.2	0.0	0.0	0.3
Total Del/Veh (s)	6.7	3.1	2.6	0.3	1.3	1.0	1.2

Total Network Performance

Denied Del/Veh (s)	0.9
Total Del/Veh (s)	32.4

1: Oroville Dam Rd & SR 70 SB Ramp Performance by approach

Approach	EB	WB	SB	All
Denied Del/Veh (s)	1.1	0.0	0.0	0.4
Total Del/Veh (s)	26.9	16.0	12.9	19.1

2: SR 70 NB Ramp & Oroville Dam Rd Performance by approach

Approach	EB	WB	NB	All
Denied Del/Veh (s)	0.0	0.3	2.8	0.4
Total Del/Veh (s)	9.4	30.5	12.0	19.9

3: Feather River Blvd & Oroville Dam Rd Performance by approach

Approach	EB	WB	NB	SB	All
Denied Del/Veh (s)	0.0	0.4	0.0	2.6	0.5
Total Del/Veh (s)	25.9	23.4	21.9	20.2	23.6

4: Project D/W & Oroville Dam Rd Performance by approach

Approach	EB	WB	NB	All
Denied Del/Veh (s)	0.0	0.1	0.1	0.0
Total Del/Veh (s)	3.7	8.2	14.7	6.3

5: Project D/W & Feather River Blvd Performance by approach

Approach	EB	NB	SB	All
Denied Del/Veh (s)	3.6	0.3	0.0	0.6
Total Del/Veh (s)	13.6	0.9	1.9	3.2

Total Network Performance

Denied Del/Veh (s)	1.1
Total Del/Veh (s)	52.5

1: Oroville Dam Rd & SR 70 SB Ramp Performance by movement

Movement	EBT	EBR	WBL	WBT	SBL	SBR	All
Denied Del/Veh (s)	1.1	1.1	0.0	0.0	0.0	0.0	0.4
Total Del/Veh (s)	29.1	8.7	29.2	12.2	14.1	7.3	19.1

2: SR 70 NB Ramp & Oroville Dam Rd Performance by movement

Movement	EBL	EBT	WBT	WBR	NBL	NBT	NBR	All
Denied Del/Veh (s)	0.0	0.0	0.4	0.2	0.5	1.0	3.8	0.4
Total Del/Veh (s)	19.5	8.2	48.2	5.2	20.7	19.9	7.9	19.9

3: Feather River Blvd & Oroville Dam Rd Performance by movement

Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Denied Del/Veh (s)	0.0	0.0	0.0	0.8	0.2	0.7	0.0	0.0	0.0	3.6	0.7	3.5
Total Del/Veh (s)	33.2	25.4	23.7	31.8	23.3	7.8	31.2	24.4	7.6	28.9	31.4	2.8

3: Feather River Blvd & Oroville Dam Rd Performance by movement

Movement	All
Denied Del/Veh (s)	0.5
Total Del/Veh (s)	23.6

4: Project D/W & Oroville Dam Rd Performance by movement

Movement	EBT	EBR	WBT	NBR	All
Denied Del/Veh (s)	0.0	0.0	0.1	0.1	0.0
Total Del/Veh (s)	3.7	4.2	8.2	14.7	6.3

5: Project D/W & Feather River Blvd Performance by movement

Movement	EBL	EBR	NBL	NBT	SBT	SBR	All
Denied Del/Veh (s)	3.9	0.5	0.4	0.3	0.0	0.0	0.6
Total Del/Veh (s)	14.4	5.1	5.0	0.7	2.0	1.3	3.2

Total Network Performance

Denied Del/Veh (s)	1.1
Total Del/Veh (s)	52.5



1: Oroville Dam Rd & SR 70 SB Ramp Performance by approach

Approach	EB	WB	SB	All
Denied Del/Veh (s)	0.9	0.0	0.0	0.3
Total Del/Veh (s)	20.1	12.0	8.5	13.8

2: SR 70 NB Ramp & Oroville Dam Rd Performance by approach

Approach	EB	WB	NB	All
Denied Del/Veh (s)	0.0	0.0	3.0	0.3
Total Del/Veh (s)	6.4	12.7	7.8	9.2

3: Feather River Blvd & Oroville Dam Rd Performance by approach

Approach	EB	WB	NB	SB	All
Denied Del/Veh (s)	0.0	0.4	0.0	2.7	0.4
Total Del/Veh (s)	19.7	16.3	17.6	16.6	17.9

4: Project D/W & Oroville Dam Rd Performance by approach

Approach	EB	WB	NB	All
Denied Del/Veh (s)	0.0	0.0	0.1	0.0
Total Del/Veh (s)	2.1	2.5	8.0	2.5

5: Project D/W & Feather River Blvd Performance by approach

Approach	EB	NB	SB	All
Denied Del/Veh (s)	3.5	0.2	0.0	0.5
Total Del/Veh (s)	7.2	0.8	1.5	2.0

Total Network Performance

Denied Del/Veh (s)	0.9
Total Del/Veh (s)	34.1

1: Oroville Dam Rd & SR 70 SB Ramp Performance by movement

Movement	EBT	EBR	WBL	WBT	SBL	SBR	All
Denied Del/Veh (s)	0.8	1.1	0.0	0.0	0.0	0.0	0.3
Total Del/Veh (s)	21.5	6.7	22.6	8.8	9.7	4.9	13.8

2: SR 70 NB Ramp & Oroville Dam Rd Performance by movement

Movement	EBL	EBT	WBT	WBR	NBL	NBR	All
Denied Del/Veh (s)	0.0	0.0	0.0	0.0	0.5	3.9	0.3
Total Del/Veh (s)	13.0	5.7	20.4	3.5	14.1	5.5	9.2

3: Feather River Blvd & Oroville Dam Rd Performance by movement

Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Denied Del/Veh (s)	0.0	0.0	0.0	0.8	0.2	0.7	0.0	0.0	0.0	3.8	0.5	3.7
Total Del/Veh (s)	22.4	19.8	17.1	24.9	15.6	5.4	22.5	20.2	7.0	23.1	23.8	2.4

3: Feather River Blvd & Oroville Dam Rd Performance by movement

Movement	All
Denied Del/Veh (s)	0.4
Total Del/Veh (s)	17.9

4: Project D/W & Oroville Dam Rd Performance by movement

Movement	EBT	EBR	WBT	NBR	All
Denied Del/Veh (s)	0.0	0.0	0.0	0.1	0.0
Total Del/Veh (s)	2.0	2.7	2.5	8.0	2.5

5: Project D/W & Feather River Blvd Performance by movement

Movement	EBL	EBR	NBL	NBT	SBT	SBR	All
Denied Del/Veh (s)	4.1	0.2	0.2	0.2	0.0	0.0	0.5
Total Del/Veh (s)	7.9	3.7	3.2	0.5	1.7	1.2	2.0

Total Network Performance

Denied Del/Veh (s)	0.9
Total Del/Veh (s)	34.1

1: Oroville Dam Rd & SR 70 SB Ramp Performance by approach

Approach	EB	WB	SB	All
Denied Del/Veh (s)	1.0	0.0	0.0	0.4
Total Del/Veh (s)	26.6	15.4	13.3	18.8

2: SR 70 NB Ramp & Oroville Dam Rd Performance by approach

Approach	EB	WB	NB	All
Denied Del/Veh (s)	0.0	0.3	2.7	0.4
Total Del/Veh (s)	9.6	31.9	11.8	20.7

3: Feather River Blvd & Oroville Dam Rd Performance by approach

Approach	EB	WB	NB	SB	All
Denied Del/Veh (s)	0.0	0.4	0.0	2.5	0.5
Total Del/Veh (s)	29.2	27.8	30.6	24.1	28.3

4: Project D/W & Oroville Dam Rd Performance by approach

Approach	EB	WB	NB	All
Denied Del/Veh (s)	0.0	0.0	0.2	0.0
Total Del/Veh (s)	4.5	10.0	16.4	7.8

5: Project D/W & Feather River Blvd Performance by approach

Approach	EB	NB	SB	All
Denied Del/Veh (s)	3.4	0.3	0.0	0.7
Total Del/Veh (s)	31.6	3.0	2.5	8.0

Total Network Performance

Denied Del/Veh (s)	1.1
Total Del/Veh (s)	58.0

1: Oroville Dam Rd & SR 70 SB Ramp Performance by movement

Movement	EBT	EBR	WBL	WBT	SBL	SBR	All
Denied Del/Veh (s)	1.0	1.1	0.0	0.0	0.0	0.0	0.4
Total Del/Veh (s)	28.6	8.6	27.3	12.0	14.4	7.9	18.8

2: SR 70 NB Ramp & Oroville Dam Rd Performance by movement

Movement	EBL	EBT	WBT	WBR	NBL	NBT	NBR	All
Denied Del/Veh (s)	0.0	0.0	0.4	0.1	0.4	0.4	3.8	0.4
Total Del/Veh (s)	20.0	8.4	50.2	5.5	20.6	15.3	7.3	20.7

3: Feather River Blvd & Oroville Dam Rd Performance by movement

Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Denied Del/Veh (s)	0.0	0.0	0.1	0.8	0.2	0.7	0.0	0.0	0.0	3.5	0.8	3.6
Total Del/Veh (s)	37.9	28.5	26.9	37.6	27.3	8.5	47.1	27.2	8.1	33.4	37.1	3.5

3: Feather River Blvd & Oroville Dam Rd Performance by movement

Movement	All
Denied Del/Veh (s)	0.5
Total Del/Veh (s)	28.3

4: Project D/W & Oroville Dam Rd Performance by movement

Movement	EBT	EBR	WBT	NBR	All
Denied Del/Veh (s)	0.0	0.0	0.0	0.2	0.0
Total Del/Veh (s)	4.4	4.8	10.0	16.4	7.8

5: Project D/W & Feather River Blvd Performance by movement

Movement	EBL	EBR	NBL	NBT	SBT	SBR	All
Denied Del/Veh (s)	3.8	0.5	0.3	0.3	0.0	0.0	0.7
Total Del/Veh (s)	33.8	15.9	7.7	2.6	2.7	1.8	8.0

Total Network Performance

Denied Del/Veh (s)	1.1
Total Del/Veh (s)	58.0

1: Oroville Dam Rd & SR 70 SB Ramp Performance by approach

Approach	EB	WB	SB	All
Denied Del/Veh (s)	1.6	0.0	0.0	0.5
Total Del/Veh (s)	31.7	7.3	28.5	23.4

2: SR 70 NB Ramp & Oroville Dam Rd Performance by approach

Approach	EB	WB	NB	All
Denied Del/Veh (s)	0.0	0.0	2.6	0.4
Total Del/Veh (s)	16.0	7.0	30.2	14.6

3: Feather River Blvd & Oroville Dam Rd Performance by approach

Approach	EB	WB	NB	SB	All
Denied Del/Veh (s)	0.0	0.3	0.0	2.5	0.4
Total Del/Veh (s)	23.8	27.2	39.1	31.2	28.1

4: Project D/W & Oroville Dam Rd Performance by approach

Approach	EB	WB	NB	All
Denied Del/Veh (s)	0.0	0.0	0.1	0.0
Total Del/Veh (s)	4.6	4.0	41.1	5.0

5: Project D/W & Feather River Blvd Performance by approach

Approach	EB	NB	SB	All
Denied Del/Veh (s)	3.1	0.4	0.0	0.2
Total Del/Veh (s)	11.4	1.2	1.9	1.9

Total Network Performance

Denied Del/Veh (s)	1.1
Total Del/Veh (s)	52.5

1: Oroville Dam Rd & SR 70 SB Ramp Performance by movement

Movement	EBT	EBR	WBL	WBT	SBL	SBR	All
Denied Del/Veh (s)	1.6	1.7	0.0	0.0	0.0	0.0	0.5
Total Del/Veh (s)	35.4	9.9	10.9	5.1	34.4	11.3	23.4

2: SR 70 NB Ramp & Oroville Dam Rd Performance by movement

Movement	EBL	EBT	WBT	WBR	NBL	NBR	All
Denied Del/Veh (s)	0.0	0.0	0.0	0.0	0.8	3.6	0.4
Total Del/Veh (s)	61.0	6.3	7.6	6.5	51.8	17.7	14.6

3: Feather River Blvd & Oroville Dam Rd Performance by movement

Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Denied Del/Veh (s)	0.0	0.0	0.0	0.6	0.2	0.5	0.0	0.0	0.0	3.6	0.7	3.6
Total Del/Veh (s)	31.1	23.0	22.7	61.1	20.6	6.5	55.1	35.0	8.8	42.7	49.0	4.0

3: Feather River Blvd & Oroville Dam Rd Performance by movement

Movement	All
Denied Del/Veh (s)	0.4
Total Del/Veh (s)	28.1

4: Project D/W & Oroville Dam Rd Performance by movement

Movement	EBT	EBR	WBT	NBR	All
Denied Del/Veh (s)	0.0	0.0	0.0	0.1	0.0
Total Del/Veh (s)	4.6	3.8	4.0	41.1	5.0

5: Project D/W & Feather River Blvd Performance by movement

Movement	EBL	EBR	NBL	NBT	SBT	SBR	All
Denied Del/Veh (s)	4.2	0.1	0.3	0.4	0.0	0.0	0.2
Total Del/Veh (s)	13.6	5.6	4.9	1.1	2.0	1.3	1.9

Total Network Performance

Denied Del/Veh (s)	1.1
Total Del/Veh (s)	52.5

1: Oroville Dam Rd & SR 70 SB Ramp Performance by approach

Approach	EB	WB	SB	All
Denied Del/Veh (s)	1.5	0.0	0.0	0.5
Total Del/Veh (s)	56.3	9.6	35.8	32.0

2: SR 70 NB Ramp & Oroville Dam Rd Performance by approach

Approach	EB	WB	NB	All
Denied Del/Veh (s)	0.0	0.0	2.4	0.3
Total Del/Veh (s)	11.1	8.1	35.9	13.0

3: Feather River Blvd & Oroville Dam Rd Performance by approach

Approach	EB	WB	NB	SB	All
Denied Del/Veh (s)	0.0	0.4	0.0	2.7	0.5
Total Del/Veh (s)	26.8	33.0	40.1	34.6	31.8

4: Project D/W & Oroville Dam Rd Performance by approach

Approach	EB	WB	NB	All
Denied Del/Veh (s)	0.0	0.0	0.2	0.0
Total Del/Veh (s)	6.2	7.2	38.5	7.5

5: Project D/W & Feather River Blvd Performance by approach

Approach	EB	NB	SB	All
Denied Del/Veh (s)	3.6	0.4	0.0	0.6
Total Del/Veh (s)	15.0	1.6	1.9	3.4

Total Network Performance

Denied Del/Veh (s)	1.2
Total Del/Veh (s)	64.6

1: Oroville Dam Rd & SR 70 SB Ramp Performance by movement

Movement	EBT	EBR	WBL	WBT	SBL	SBR	All
Denied Del/Veh (s)	1.5	1.7	0.0	0.0	0.0	0.0	0.5
Total Del/Veh (s)	58.0	20.9	10.8	9.2	37.0	17.5	32.0

2: SR 70 NB Ramp & Oroville Dam Rd Performance by movement

Movement	EBL	EBT	WBT	WBR	NBL	NBT	NBR	All
Denied Del/Veh (s)	0.0	0.0	0.0	0.0	1.0	1.0	3.5	0.3
Total Del/Veh (s)	56.3	4.4	8.7	7.3	50.0	56.1	25.1	13.0

3: Feather River Blvd & Oroville Dam Rd Performance by movement

Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Denied Del/Veh (s)	0.0	0.0	0.0	0.6	0.3	0.5	0.0	0.0	0.0	3.4	1.1	3.4
Total Del/Veh (s)	44.8	24.5	23.1	61.3	30.6	12.7	55.6	37.9	12.4	44.3	61.6	10.0

3: Feather River Blvd & Oroville Dam Rd Performance by movement

Movement	All
Denied Del/Veh (s)	0.5
Total Del/Veh (s)	31.8

4: Project D/W & Oroville Dam Rd Performance by movement

Movement	EBT	EBR	WBT	NBR	All
Denied Del/Veh (s)	0.0	0.0	0.0	0.2	0.0
Total Del/Veh (s)	6.3	5.5	7.2	38.0	7.5

5: Project D/W & Feather River Blvd Performance by movement

Movement	EBL	EBR	NBL	NBT	SBT	SBR	All
Denied Del/Veh (s)	3.9	0.5	0.4	0.4	0.0	0.0	0.6
Total Del/Veh (s)	15.9	5.3	4.5	1.5	2.0	1.4	3.4

Total Network Performance

Denied Del/Veh (s)	1.2
Total Del/Veh (s)	64.6



1: Oroville Dam Rd & SR 70 SB Ramp Performance by approach

Approach	EB	WB	SB	All
Denied Del/Veh (s)	1.6	0.0	0.0	0.5
Total Del/Veh (s)	18.5	18.7	28.4	22.4

2: SR 70 NB Ramp & Oroville Dam Rd Performance by approach

Approach	EB	WB	NB	All
Denied Del/Veh (s)	0.0	0.0	2.6	0.4
Total Del/Veh (s)	12.9	7.3	29.1	13.2

3: Feather River Blvd & Oroville Dam Rd Performance by approach

Approach	EB	WB	NB	SB	All
Denied Del/Veh (s)	0.1	0.3	0.0	2.5	0.4
Total Del/Veh (s)	32.9	29.5	37.7	32.0	32.5

4: Project D/W & Oroville Dam Rd Performance by approach

Approach	EB	WB	NB	All
Denied Del/Veh (s)	0.0	0.0	1.3	0.0
Total Del/Veh (s)	7.2	3.8	98.5	8.5

5: Project D/W & Feather River Blvd Performance by approach

Approach	EB	NB	SB	All
Denied Del/Veh (s)	3.5	0.4	0.0	0.4
Total Del/Veh (s)	20.6	2.2	2.3	3.6

Total Network Performance

Denied Del/Veh (s)	1.2
Total Del/Veh (s)	56.5

1: Oroville Dam Rd & SR 70 SB Ramp Performance by movement

Movement	EBT	EBR	WBL	WBT	SBL	SBR	All
Denied Del/Veh (s)	1.6	1.6	0.0	0.0	0.0	0.0	0.5
Total Del/Veh (s)	20.1	7.9	40.0	5.5	34.2	11.3	22.4

2: SR 70 NB Ramp & Oroville Dam Rd Performance by movement

Movement	EBL	EBT	WBT	WBR	NBL	NBR	All
Denied Del/Veh (s)	0.0	0.0	0.0	0.0	0.9	3.5	0.4
Total Del/Veh (s)	47.3	5.4	8.1	6.6	51.2	17.4	13.2

3: Feather River Blvd & Oroville Dam Rd Performance by movement

Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Denied Del/Veh (s)	0.0	0.1	0.2	0.6	0.2	0.5	0.0	0.0	0.0	3.7	0.7	3.6
Total Del/Veh (s)	36.4	32.4	32.5	65.4	21.2	6.6	50.6	35.9	9.6	40.6	49.2	4.1

3: Feather River Blvd & Oroville Dam Rd Performance by movement

Movement	All
Denied Del/Veh (s)	0.4
Total Del/Veh (s)	32.5

4: Project D/W & Oroville Dam Rd Performance by movement

Movement	EBT	EBR	WBT	NBR	All
Denied Del/Veh (s)	0.0	0.0	0.0	1.3	0.0
Total Del/Veh (s)	7.3	6.3	3.8	98.5	8.5

5: Project D/W & Feather River Blvd Performance by movement

Movement	EBL	EBR	NBL	NBT	SBT	SBR	All
Denied Del/Veh (s)	4.0	0.4	0.4	0.4	0.0	0.0	0.4
Total Del/Veh (s)	23.2	6.5	6.2	2.0	2.5	1.6	3.6

Total Network Performance

Denied Del/Veh (s)	1.2
Total Del/Veh (s)	56.5

1: Oroville Dam Rd & SR 70 SB Ramp Performance by approach

Approach	EB	WB	SB	All
Denied Del/Veh (s)	1.6	0.0	0.0	0.5
Total Del/Veh (s)	87.3	10.0	38.0	42.8

2: SR 70 NB Ramp & Oroville Dam Rd Performance by approach

Approach	EB	WB	NB	All
Denied Del/Veh (s)	0.0	0.0	2.4	0.3
Total Del/Veh (s)	16.2	10.1	39.4	16.5

3: Feather River Blvd & Oroville Dam Rd Performance by approach

Approach	EB	WB	NB	SB	All
Denied Del/Veh (s)	0.0	0.4	0.0	3.1	0.6
Total Del/Veh (s)	41.4	41.0	36.2	54.2	42.2

4: Project D/W & Oroville Dam Rd Performance by approach

Approach	EB	WB	NB	All
Denied Del/Veh (s)	0.0	0.0	74.9	2.1
Total Del/Veh (s)	20.9	7.7	269.8	20.5

5: Project D/W & Feather River Blvd Performance by approach

Approach	EB	NB	SB	All
Denied Del/Veh (s)	3.4	0.3	0.0	0.7
Total Del/Veh (s)	20.4	1.7	2.1	5.1

Total Network Performance

Denied Del/Veh (s)	2.7
Total Del/Veh (s)	89.3

1: Oroville Dam Rd & SR 70 SB Ramp Performance by movement

Movement	EBT	EBR	WBL	WBT	SBL	SBR	All
Denied Del/Veh (s)	1.5	1.8	0.0	0.0	0.0	0.0	0.5
Total Del/Veh (s)	89.2	39.5	16.4	7.8	39.1	17.9	42.8

2: SR 70 NB Ramp & Oroville Dam Rd Performance by movement

Movement	EBL	EBT	WBT	WBR	NBL	NBT	NBR	All
Denied Del/Veh (s)	0.0	0.0	0.0	0.0	0.9	0.9	3.5	0.3
Total Del/Veh (s)	59.0	9.8	12.4	7.2	49.4	61.7	32.0	16.5

3: Feather River Blvd & Oroville Dam Rd Performance by movement

Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Denied Del/Veh (s)	0.0	0.0	0.0	0.9	0.3	0.7	0.0	0.0	0.0	3.8	1.7	3.9
Total Del/Veh (s)	65.5	38.1	36.6	65.7	38.7	16.8	45.4	42.3	11.3	49.5	91.7	28.8

3: Feather River Blvd & Oroville Dam Rd Performance by movement

Movement	All
Denied Del/Veh (s)	0.6
Total Del/Veh (s)	42.2

4: Project D/W & Oroville Dam Rd Performance by movement

Movement	EBT	EBR	WBT	NBR	All
Denied Del/Veh (s)	0.0	0.0	0.0	74.9	2.1
Total Del/Veh (s)	21.1	19.5	7.7	269.5	20.5

5: Project D/W & Feather River Blvd Performance by movement

Movement	EBL	EBR	NBL	NBT	SBT	SBR	All
Denied Del/Veh (s)	3.8	0.6	0.3	0.3	0.0	0.0	0.7
Total Del/Veh (s)	22.4	7.6	4.2	1.5	2.2	1.7	5.1

Total Network Performance

Denied Del/Veh (s)	2.7
Total Del/Veh (s)	89.3

1: Oroville Dam Rd & SR 70 SB Ramp Performance by approach

Approach	EB	WB	SB	All
Denied Del/Veh (s)	1.6	0.0	0.0	0.5
Total Del/Veh (s)	18.8	18.8	27.7	22.2

2: SR 70 NB Ramp & Oroville Dam Rd Performance by approach

Approach	EB	WB	NB	All
Denied Del/Veh (s)	0.0	0.0	2.6	0.4
Total Del/Veh (s)	13.3	8.7	26.9	13.5

3: Feather River Blvd & Oroville Dam Rd Performance by approach

Approach	EB	WB	NB	SB	All
Denied Del/Veh (s)	0.0	0.2	0.0	2.5	0.3
Total Del/Veh (s)	15.2	21.3	28.3	29.4	20.7

4: Project D/W & Oroville Dam Rd Performance by approach

Approach	EB	WB	NB	All
Denied Del/Veh (s)	0.0	0.0	0.1	0.0
Total Del/Veh (s)	2.7	4.2	8.5	3.5

5: Project D/W & Feather River Blvd Performance by approach

Approach	EB	NB	SB	All
Denied Del/Veh (s)	3.3	0.4	0.0	0.3
Total Del/Veh (s)	11.6	0.8	1.4	1.4

Total Network Performance

Denied Del/Veh (s)	1.1
Total Del/Veh (s)	44.6

1: Oroville Dam Rd & SR 70 SB Ramp Performance by approach

Approach	EB	WB	SB	All
Denied Del/Veh (s)	1.6	0.1	0.0	0.6
Total Del/Veh (s)	33.4	20.4	35.2	28.5

2: SR 70 NB Ramp & Oroville Dam Rd Performance by approach

Approach	EB	WB	NB	All
Denied Del/Veh (s)	0.0	0.0	2.4	0.3
Total Del/Veh (s)	15.2	17.9	38.7	19.5

3: Feather River Blvd & Oroville Dam Rd Performance by approach

Approach	EB	WB	NB	SB	All
Denied Del/Veh (s)	0.0	0.2	0.0	2.7	0.4
Total Del/Veh (s)	24.9	29.3	30.8	28.8	27.8

4: Project D/W & Oroville Dam Rd Performance by approach

Approach	EB	WB	NB	All
Denied Del/Veh (s)	0.0	0.0	0.1	0.0
Total Del/Veh (s)	4.7	7.6	11.5	6.3

5: Project D/W & Feather River Blvd Performance by approach

Approach	EB	NB	SB	All
Denied Del/Veh (s)	0.5	0.3	0.0	0.2
Total Del/Veh (s)	12.4	0.9	1.5	2.6

Total Network Performance

Denied Del/Veh (s)	1.1
Total Del/Veh (s)	63.2

1: Oroville Dam Rd & SR 70 SB Ramp Performance by approach

Approach	EB	WB	SB	All
Denied Del/Veh (s)	1.5	0.0	0.0	0.5
Total Del/Veh (s)	18.6	17.7	27.7	21.9

2: SR 70 NB Ramp & Oroville Dam Rd Performance by approach

Approach	EB	WB	NB	All
Denied Del/Veh (s)	0.0	0.0	2.6	0.4
Total Del/Veh (s)	12.3	7.3	28.7	12.7

3: Feather River Blvd & Oroville Dam Rd Performance by approach

Approach	EB	WB	NB	SB	All
Denied Del/Veh (s)	0.0	0.2	0.0	2.4	0.3
Total Del/Veh (s)	16.9	22.6	29.1	29.2	22.0

4: Project D/W & Oroville Dam Rd Performance by approach

Approach	EB	WB	NB	All
Denied Del/Veh (s)	0.0	0.0	0.1	0.0
Total Del/Veh (s)	2.8	3.8	15.3	3.6

5: Project D/W & Feather River Blvd Performance by approach

Approach	EB	NB	SB	All
Denied Del/Veh (s)	3.4	0.4	0.0	0.4
Total Del/Veh (s)	12.9	1.2	1.5	2.3

Total Network Performance

Denied Del/Veh (s)	1.1
Total Del/Veh (s)	44.6

1: Oroville Dam Rd & SR 70 SB Ramp Performance by approach

Approach	EB	WB	SB	All
Denied Del/Veh (s)	1.5	0.0	0.0	0.5
Total Del/Veh (s)	56.5	12.6	36.5	33.2

2: SR 70 NB Ramp & Oroville Dam Rd Performance by approach

Approach	EB	WB	NB	All
Denied Del/Veh (s)	0.0	0.0	2.4	0.3
Total Del/Veh (s)	12.0	17.3	36.6	17.7

3: Feather River Blvd & Oroville Dam Rd Performance by approach

Approach	EB	WB	NB	SB	All
Denied Del/Veh (s)	0.0	0.2	0.1	2.7	0.4
Total Del/Veh (s)	24.0	29.7	35.8	32.3	28.9

4: Project D/W & Oroville Dam Rd Performance by approach

Approach	EB	WB	NB	All
Denied Del/Veh (s)	0.0	0.0	0.2	0.0
Total Del/Veh (s)	6.2	7.6	13.9	7.2

5: Project D/W & Feather River Blvd Performance by approach

Approach	EB	NB	SB	All
Denied Del/Veh (s)	0.6	0.3	0.0	0.2
Total Del/Veh (s)	18.1	1.8	1.7	4.6

Total Network Performance

Denied Del/Veh (s)	1.1
Total Del/Veh (s)	65.6



1: Oroville Dam Rd & SR 70 SB Ramp Performance by approach

Approach	EB	WB	SB	All
Denied Del/Veh (s)	1.6	0.0	0.0	0.5
Total Del/Veh (s)	18.0	16.4	26.9	21.0

2: SR 70 NB Ramp & Oroville Dam Rd Performance by approach

Approach	EB	WB	NB	All
Denied Del/Veh (s)	0.0	0.0	2.6	0.4
Total Del/Veh (s)	11.7	6.2	28.4	12.1

3: Feather River Blvd & Oroville Dam Rd Performance by approach

Approach	EB	WB	NB	SB	All
Denied Del/Veh (s)	0.0	0.1	0.0	2.5	0.3
Total Del/Veh (s)	15.7	20.1	28.9	30.4	20.7

4: Project D/W & Oroville Dam Rd Performance by approach

Approach	EB	WB	NB	All
Denied Del/Veh (s)	0.0	0.0	0.1	0.0
Total Del/Veh (s)	2.8	3.2	9.0	3.1

5: Project D/W & Feather River Blvd Performance by approach

Approach	EB	NB	SB	All
Denied Del/Veh (s)	3.1	0.4	0.0	0.2
Total Del/Veh (s)	9.8	0.9	1.4	1.4

Total Network Performance

Denied Del/Veh (s)	1.1
Total Del/Veh (s)	42.6

1: Oroville Dam Rd & SR 70 SB Ramp Performance by approach

Approach	EB	WB	SB	All
Denied Del/Veh (s)	1.5	0.1	0.0	0.5
Total Del/Veh (s)	33.6	21.6	35.5	29.2

2: SR 70 NB Ramp & Oroville Dam Rd Performance by approach

Approach	EB	WB	NB	All
Denied Del/Veh (s)	0.0	0.0	2.4	0.3
Total Del/Veh (s)	16.0	14.4	43.1	18.8

3: Feather River Blvd & Oroville Dam Rd Performance by approach

Approach	EB	WB	NB	SB	All
Denied Del/Veh (s)	0.0	0.1	0.0	2.7	0.4
Total Del/Veh (s)	26.6	23.7	31.2	27.6	26.3

4: Project D/W & Oroville Dam Rd Performance by approach

Approach	EB	WB	NB	All
Denied Del/Veh (s)	0.0	0.0	0.1	0.0
Total Del/Veh (s)	5.9	5.2	17.6	5.8

5: Project D/W & Feather River Blvd Performance by approach

Approach	EB	NB	SB	All
Denied Del/Veh (s)	0.5	0.3	0.0	0.2
Total Del/Veh (s)	12.2	0.9	1.5	2.7

Total Network Performance

Denied Del/Veh (s)	1.0
Total Del/Veh (s)	61.4

1: Oroville Dam Rd & SR 70 SB Ramp Performance by approach

Approach	EB	WB	SB	All
Denied Del/Veh (s)	1.5	0.0	0.0	0.5
Total Del/Veh (s)	18.2	18.1	27.7	21.8

2: SR 70 NB Ramp & Oroville Dam Rd Performance by approach

Approach	EB	WB	NB	All
Denied Del/Veh (s)	0.0	0.0	2.5	0.4
Total Del/Veh (s)	13.3	5.8	29.2	12.8

3: Feather River Blvd & Oroville Dam Rd Performance by approach

Approach	EB	WB	NB	SB	All
Denied Del/Veh (s)	0.0	0.1	0.0	2.5	0.3
Total Del/Veh (s)	16.0	21.5	28.8	29.9	21.3

4: Project D/W & Oroville Dam Rd Performance by approach

Approach	EB	WB	NB	All
Denied Del/Veh (s)	0.0	0.0	0.2	0.0
Total Del/Veh (s)	2.6	3.1	15.7	3.2

5: Project D/W & Feather River Blvd Performance by approach

Approach	EB	NB	SB	All
Denied Del/Veh (s)	3.6	0.4	0.0	0.4
Total Del/Veh (s)	13.4	1.2	1.5	2.2

Total Network Performance

Denied Del/Veh (s)	1.1
Total Del/Veh (s)	43.7

1: Oroville Dam Rd & SR 70 SB Ramp Performance by approach

Approach	EB	WB	SB	All
Denied Del/Veh (s)	1.6	0.0	0.0	0.5
Total Del/Veh (s)	59.3	11.5	35.6	33.5

2: SR 70 NB Ramp & Oroville Dam Rd Performance by approach

Approach	EB	WB	NB	All
Denied Del/Veh (s)	0.0	0.0	2.4	0.3
Total Del/Veh (s)	11.5	12.1	35.8	15.0

3: Feather River Blvd & Oroville Dam Rd Performance by approach

Approach	EB	WB	NB	SB	All
Denied Del/Veh (s)	0.0	0.1	0.0	2.7	0.4
Total Del/Veh (s)	26.4	24.3	36.0	29.2	27.4

4: Project D/W & Oroville Dam Rd Performance by approach

Approach	EB	WB	NB	All
Denied Del/Veh (s)	0.0	0.0	0.2	0.0
Total Del/Veh (s)	6.4	5.2	16.2	6.1

5: Project D/W & Feather River Blvd Performance by approach

Approach	EB	NB	SB	All
Denied Del/Veh (s)	0.7	0.4	0.0	0.2
Total Del/Veh (s)	16.8	1.7	1.7	4.4

Total Network Performance

Denied Del/Veh (s)	1.0
Total Del/Veh (s)	62.0

Intersection: 1: Oroville Dam Rd & SR 70 SB Ramp

Movement	EB	EB	EB	WB	WB	SB	SB	SB
Directions Served	T	T	R	L	T	L	LT	R
Maximum Queue (ft)	151	148	48	115	233	100	120	80
Average Queue (ft)	76	83	14	50	90	50	62	33
95th Queue (ft)	128	131	34	97	192	86	107	64
Link Distance (ft)		2454		282	282	549	549	
Upstream Blk Time (%)					0			
Queuing Penalty (veh)					0			
Storage Bay Dist (ft)	225		225					200
Storage Blk Time (%)								
Queuing Penalty (veh)								

Intersection: 2: SR 70 NB Ramp & Oroville Dam Rd

Movement	EB	EB	EB	WB	WB	WB	NB	NB
Directions Served	L	T	T	T	T	R	LT	R
Maximum Queue (ft)	142	198	186	111	225	61	72	76
Average Queue (ft)	34	70	62	41	107	3	30	38
95th Queue (ft)	91	146	141	87	186	35	63	65
Link Distance (ft)	282	282	282		389	389	766	
Upstream Blk Time (%)								
Queuing Penalty (veh)								
Storage Bay Dist (ft)				220				220
Storage Blk Time (%)					0			
Queuing Penalty (veh)					1			

Intersection: 3: Feather River Blvd & Oroville Dam Rd

Movement	EB	EB	EB	WB	WB	WB	WB	NB	NB	NB	SB	SB
Directions Served	L	T	TR	L	T	T	R	L	T	R	L	T
Maximum Queue (ft)	131	248	256	114	166	156	63	122	100	71	98	77
Average Queue (ft)	55	126	152	54	86	78	21	54	39	31	40	30
95th Queue (ft)	103	208	231	98	143	138	46	97	76	60	75	63
Link Distance (ft)	254	254	254		2803	2803			342			825
Upstream Blk Time (%)		0	0									
Queuing Penalty (veh)		1	1									
Storage Bay Dist (ft)				385			200	240		240	275	
Storage Blk Time (%)							0					0
Queuing Penalty (veh)							0					0

Intersection: 4: Project D/W & Oroville Dam Rd

Movement	EB	EB	NB
Directions Served	T	TR	R
Maximum Queue (ft)	30	32	66
Average Queue (ft)	1	1	26
95th Queue (ft)	19	18	56
Link Distance (ft)	389	389	314
Upstream Blk Time (%)			
Queuing Penalty (veh)			
Storage Bay Dist (ft)			
Storage Blk Time (%)	0		
Queuing Penalty (veh)	0		

Intersection: 5: Project D/W & Feather River Blvd

Movement	EB	EB	NB
Directions Served	LT	R	LTR
Maximum Queue (ft)	38	30	40
Average Queue (ft)	17	6	3
95th Queue (ft)	42	25	20
Link Distance (ft)		541	372
Upstream Blk Time (%)			
Queuing Penalty (veh)			
Storage Bay Dist (ft)	50		
Storage Blk Time (%)	0		
Queuing Penalty (veh)	0		

Network Summary

Network wide Queuing Penalty: 3
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Intersection: 1: Oroville Dam Rd & SR 70 SB Ramp

Movement	EB	EB	EB	WB	WB	SB	SB	SB
Directions Served	T	T	R	L	T	L	LT	R
Maximum Queue (ft)	226	250	97	227	292	153	169	108
Average Queue (ft)	124	130	22	79	197	71	83	32
95th Queue (ft)	198	211	63	166	338	123	142	75
Link Distance (ft)		2454		282	282	549	549	
Upstream Blk Time (%)				0	1			
Queuing Penalty (veh)				0	5			
Storage Bay Dist (ft)	225		225					200
Storage Blk Time (%)	0	0					0	0
Queuing Penalty (veh)	1	1					0	0

Intersection: 2: SR 70 NB Ramp & Oroville Dam Rd

Movement	EB	EB	EB	WB	WB	WB	NB	NB
Directions Served	L	T	T	T	T	R	LT	R
Maximum Queue (ft)	226	270	262	280	423	383	86	97
Average Queue (ft)	74	115	116	175	315	75	34	41
95th Queue (ft)	191	245	244	355	475	294	72	76
Link Distance (ft)	282	282	282		389	389	766	
Upstream Blk Time (%)	0	0	0		13	1		
Queuing Penalty (veh)	0	1	1		77	5		
Storage Bay Dist (ft)				220				220
Storage Blk Time (%)				0	38			
Queuing Penalty (veh)				1	136			

Intersection: 3: Feather River Blvd & Oroville Dam Rd

Movement	EB	EB	EB	WB	WB	WB	WB	NB	NB	NB	SB	SB
Directions Served	L	T	TR	L	T	T	R	L	T	R	L	T
Maximum Queue (ft)	185	280	284	218	295	279	161	216	160	92	129	136
Average Queue (ft)	81	188	213	100	159	141	30	109	61	46	63	61
95th Queue (ft)	152	280	295	172	258	244	90	183	117	78	109	111
Link Distance (ft)	254	254	254		2803	2803			342			825
Upstream Blk Time (%)	0	2	5						0			
Queuing Penalty (veh)	0	7	16						0			
Storage Bay Dist (ft)				385			200	240		240	275	
Storage Blk Time (%)					0	2	0	0				5
Queuing Penalty (veh)					0	2	0	1				12

Intersection: 3: Feather River Blvd & Oroville Dam Rd

Movement	SB
Directions Served	R
Maximum Queue (ft)	71
Average Queue (ft)	3
95th Queue (ft)	38
Link Distance (ft)	
Upstream Blk Time (%)	
Queuing Penalty (veh)	
Storage Bay Dist (ft)	85
Storage Blk Time (%)	
Queuing Penalty (veh)	

Intersection: 4: Project D/W & Oroville Dam Rd

Movement	EB	EB	WB	WB	NB
Directions Served	T	TR	T	TR	R
Maximum Queue (ft)	155	182	242	252	102
Average Queue (ft)	13	23	78	51	38
95th Queue (ft)	78	99	244	211	75
Link Distance (ft)	389	389	254	254	314
Upstream Blk Time (%)			2	2	
Queuing Penalty (veh)			10	11	
Storage Bay Dist (ft)					
Storage Blk Time (%)	1				
Queuing Penalty (veh)	0				



Intersection: 5: Project D/W & Feather River Blvd

Movement	EB	EB	NB	SB
Directions Served	LT	R	LTR	LTR
Maximum Queue (ft)	75	100	74	2
Average Queue (ft)	45	16	9	0
95th Queue (ft)	69	56	42	3
Link Distance (ft)		541	372	342
Upstream Blk Time (%)				
Queuing Penalty (veh)				
Storage Bay Dist (ft)	50			
Storage Blk Time (%)	10	0		
Queuing Penalty (veh)	1	0		

Network Summary

Network wide Queuing Penalty: 290

Intersection: 1: Oroville Dam Rd & SR 70 SB Ramp

Movement	EB	EB	EB	WB	WB	SB	SB	SB
Directions Served	T	T	R	L	T	L	LT	R
Maximum Queue (ft)	154	151	48	117	256	127	133	84
Average Queue (ft)	79	87	14	51	99	54	66	34
95th Queue (ft)	130	133	34	99	209	95	113	67
Link Distance (ft)		2454		282	282	549	549	
Upstream Blk Time (%)					0			
Queuing Penalty (veh)					0			
Storage Bay Dist (ft)	225		225					200
Storage Blk Time (%)								
Queuing Penalty (veh)								

Intersection: 2: SR 70 NB Ramp & Oroville Dam Rd

Movement	EB	EB	EB	WB	WB	WB	NB	NB
Directions Served	L	T	T	T	T	R	LT	R
Maximum Queue (ft)	143	203	178	192	257	124	76	80
Average Queue (ft)	33	77	67	47	116	6	27	39
95th Queue (ft)	92	156	146	113	205	54	61	67
Link Distance (ft)	282	282	282		389	389	766	
Upstream Blk Time (%)								
Queuing Penalty (veh)								
Storage Bay Dist (ft)				220				220
Storage Blk Time (%)					1			
Queuing Penalty (veh)					2			

Intersection: 3: Feather River Blvd & Oroville Dam Rd

Movement	EB	EB	EB	WB	WB	WB	WB	NB	NB	NB	SB	SB
Directions Served	L	T	TR	L	T	T	R	L	T	R	L	T
Maximum Queue (ft)	142	246	267	149	177	162	56	133	92	76	98	90
Average Queue (ft)	59	143	170	71	87	80	22	68	43	35	43	35
95th Queue (ft)	110	217	248	123	147	137	46	113	83	64	83	74
Link Distance (ft)	254	254	254		2803	2803			342			825
Upstream Blk Time (%)		0	0									
Queuing Penalty (veh)		0	2									
Storage Bay Dist (ft)				385			200	240		240	275	
Storage Blk Time (%)							0					1
Queuing Penalty (veh)							0					1

Intersection: 4: Project D/W & Oroville Dam Rd

Movement	EB	EB	NB
Directions Served	T	TR	R
Maximum Queue (ft)	34	58	86
Average Queue (ft)	1	3	33
95th Queue (ft)	16	23	60
Link Distance (ft)	389	389	314
Upstream Blk Time (%)			
Queuing Penalty (veh)			
Storage Bay Dist (ft)			
Storage Blk Time (%)	0		
Queuing Penalty (veh)	0		

Intersection: 5: Project D/W & Feather River Blvd

Movement	EB	EB	NB	SB
Directions Served	LT	R	LTR	LTR
Maximum Queue (ft)	64	41	41	8
Average Queue (ft)	32	10	7	0
95th Queue (ft)	54	35	29	4
Link Distance (ft)		541	372	342
Upstream Blk Time (%)				
Queuing Penalty (veh)				
Storage Bay Dist (ft)	50			
Storage Blk Time (%)	2	0		
Queuing Penalty (veh)	0	0		

Network Summary

Network wide Queuing Penalty: 5
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Intersection: 1: Oroville Dam Rd & SR 70 SB Ramp

Movement	EB	EB	EB	WB	WB	SB	SB	SB
Directions Served	T	T	R	L	T	L	LT	R
Maximum Queue (ft)	228	237	90	184	291	142	161	89
Average Queue (ft)	124	130	20	76	189	73	87	32
95th Queue (ft)	197	200	58	152	341	122	144	67
Link Distance (ft)		2454		282	282	549	549	
Upstream Blk Time (%)				0	1			
Queuing Penalty (veh)				0	5			
Storage Bay Dist (ft)	225		225					200
Storage Blk Time (%)	0	0					0	
Queuing Penalty (veh)	1	2					0	

Intersection: 2: SR 70 NB Ramp & Oroville Dam Rd

Movement	EB	EB	EB	WB	WB	WB	NB	NB
Directions Served	L	T	T	T	T	R	LT	R
Maximum Queue (ft)	264	268	272	280	423	403	86	91
Average Queue (ft)	79	121	119	190	325	70	34	39
95th Queue (ft)	205	248	251	367	478	283	68	71
Link Distance (ft)	282	282	282		389	389	766	
Upstream Blk Time (%)	0	0	0		16	1		
Queuing Penalty (veh)	0	1	0		94	7		
Storage Bay Dist (ft)				220				220
Storage Blk Time (%)				0	41			
Queuing Penalty (veh)				1	149			

Intersection: 3: Feather River Blvd & Oroville Dam Rd

Movement	EB	EB	EB	WB	WB	WB	WB	NB	NB	NB	SB	SB
Directions Served	L	T	TR	L	T	T	R	L	T	R	L	T
Maximum Queue (ft)	196	283	292	304	325	330	195	246	265	148	146	212
Average Queue (ft)	90	201	224	134	173	152	35	148	86	52	64	79
95th Queue (ft)	167	289	302	245	300	282	116	246	223	105	119	153
Link Distance (ft)	254	254	254		2803	2803			342			825
Upstream Blk Time (%)	0	3	6						2			
Queuing Penalty (veh)	0	11	22						10			
Storage Bay Dist (ft)				385			200	240		240	275	
Storage Blk Time (%)				0	1	3	0	6	0			11
Queuing Penalty (veh)				0	1	3	0	17	1			27

Intersection: 3: Feather River Blvd & Oroville Dam Rd

Movement	SB
Directions Served	R
Maximum Queue (ft)	145
Average Queue (ft)	7
95th Queue (ft)	59
Link Distance (ft)	
Upstream Blk Time (%)	
Queuing Penalty (veh)	
Storage Bay Dist (ft)	85
Storage Blk Time (%)	
Queuing Penalty (veh)	

Intersection: 4: Project D/W & Oroville Dam Rd

Movement	EB	EB	WB	WB	NB
Directions Served	T	TR	T	TR	R
Maximum Queue (ft)	173	220	267	288	130
Average Queue (ft)	18	34	93	66	52
95th Queue (ft)	101	135	272	249	115
Link Distance (ft)	389	389	254	254	314
Upstream Blk Time (%)			4	4	0
Queuing Penalty (veh)			23	26	0
Storage Bay Dist (ft)					
Storage Blk Time (%)	1				
Queuing Penalty (veh)	0				

Intersection: 5: Project D/W & Feather River Blvd

Movement	EB	EB	NB	SB
Directions Served	LT	R	LTR	LTR
Maximum Queue (ft)	75	246	162	22
Average Queue (ft)	59	68	26	1
95th Queue (ft)	83	204	105	9
Link Distance (ft)		541	372	342
Upstream Blk Time (%)		0	0	
Queuing Penalty (veh)		0	0	
Storage Bay Dist (ft)	50			
Storage Blk Time (%)	37	1		
Queuing Penalty (veh)	10	1		

Network Summary

Network wide Queuing Penalty: 412

Intersection: 1: Oroville Dam Rd & SR 70 SB Ramp

Movement	EB	EB	EB	WB	WB	SB	SB	SB
Directions Served	T	T	R	L	T	L	LT	R
Maximum Queue (ft)	247	315	123	194	188	305	323	225
Average Queue (ft)	156	139	27	72	64	170	181	93
95th Queue (ft)	236	243	73	147	141	260	275	209
Link Distance (ft)		2454		282	282	549	549	
Upstream Blk Time (%)				0	0			
Queuing Penalty (veh)				0	0			
Storage Bay Dist (ft)	225		225					200
Storage Blk Time (%)	2	0	0				5	0
Queuing Penalty (veh)	7	1	0				12	0

Intersection: 2: SR 70 NB Ramp & Oroville Dam Rd

Movement	EB	EB	EB	WB	WB	WB	NB	NB
Directions Served	L	T	T	T	T	R	LT	R
Maximum Queue (ft)	294	293	304	109	230	244	214	208
Average Queue (ft)	160	115	78	30	46	38	108	92
95th Queue (ft)	273	295	253	79	134	147	183	167
Link Distance (ft)	282	282	282		389	389	766	
Upstream Blk Time (%)	1	1	0					
Queuing Penalty (veh)	4	4	2					
Storage Bay Dist (ft)				220				220
Storage Blk Time (%)					0		0	0
Queuing Penalty (veh)					0		1	0

Intersection: 3: Feather River Blvd & Oroville Dam Rd

Movement	EB	EB	EB	WB	WB	WB	WB	NB	NB	NB	SB	SB
Directions Served	L	T	TR	L	T	T	R	L	T	R	L	T
Maximum Queue (ft)	218	289	293	272	226	228	92	259	318	144	145	202
Average Queue (ft)	101	191	213	139	119	121	21	171	99	45	58	86
95th Queue (ft)	175	302	305	237	193	196	63	262	216	93	116	166
Link Distance (ft)	254	254	254		2803	2803			342			825
Upstream Blk Time (%)	0	4	7						1			
Queuing Penalty (veh)	0	20	30						3			
Storage Bay Dist (ft)				385			200	240		240	275	
Storage Blk Time (%)				0		1	0	6	0			16
Queuing Penalty (veh)				0		1	0	14	0			32

Intersection: 3: Feather River Blvd & Oroville Dam Rd

Movement	SB
Directions Served	R
Maximum Queue (ft)	116
Average Queue (ft)	11
95th Queue (ft)	75
Link Distance (ft)	
Upstream Blk Time (%)	
Queuing Penalty (veh)	
Storage Bay Dist (ft)	85
Storage Blk Time (%)	0
Queuing Penalty (veh)	0

Intersection: 4: Project D/W & Oroville Dam Rd

Movement	EB	EB	NB
Directions Served	T	TR	R
Maximum Queue (ft)	204	213	98
Average Queue (ft)	27	35	36
95th Queue (ft)	133	141	85
Link Distance (ft)	389	389	314
Upstream Blk Time (%)			
Queuing Penalty (veh)			
Storage Bay Dist (ft)			
Storage Blk Time (%)	2		
Queuing Penalty (veh)	0		



Intersection: 5: Project D/W & Feather River Blvd

Movement	EB	EB	NB	SB
Directions Served	LT	R	LTR	LTR
Maximum Queue (ft)	43	32	96	6
Average Queue (ft)	16	7	12	0
95th Queue (ft)	43	28	54	4
Link Distance (ft)		541	372	342
Upstream Blk Time (%)				
Queuing Penalty (veh)				
Storage Bay Dist (ft)	50			
Storage Blk Time (%)	0	0		
Queuing Penalty (veh)	0	0		

Network Summary

Network wide Queuing Penalty: 131

Intersection: 1: Oroville Dam Rd & SR 70 SB Ramp

Movement	EB	EB	EB	WB	WB	SB	SB	SB
Directions Served	T	T	R	L	T	L	LT	R
Maximum Queue (ft)	250	507	250	221	279	286	288	193
Average Queue (ft)	226	350	39	94	147	174	182	33
95th Queue (ft)	283	691	163	178	256	255	261	113
Link Distance (ft)		2454		282	282	549	549	
Upstream Blk Time (%)				0	0			
Queuing Penalty (veh)				0	1			
Storage Bay Dist (ft)	225		225					200
Storage Blk Time (%)	14	15	0				5	0
Queuing Penalty (veh)	64	72	0				2	0

Intersection: 2: SR 70 NB Ramp & Oroville Dam Rd

Movement	EB	EB	EB	WB	WB	WB	NB	NB
Directions Served	L	T	T	T	T	R	LT	R
Maximum Queue (ft)	218	239	211	136	225	242	294	234
Average Queue (ft)	127	62	33	40	95	39	139	119
95th Queue (ft)	196	197	142	94	185	163	237	206
Link Distance (ft)	282	282	282		389	389	766	
Upstream Blk Time (%)	0	0	0					
Queuing Penalty (veh)	0	0	0					
Storage Bay Dist (ft)				220				220
Storage Blk Time (%)					0		2	1
Queuing Penalty (veh)					1		4	1

Intersection: 3: Feather River Blvd & Oroville Dam Rd

Movement	EB	EB	EB	WB	WB	WB	WB	NB	NB	NB	SB	SB
Directions Served	L	T	TR	L	T	T	R	L	T	R	L	T
Maximum Queue (ft)	252	283	295	316	413	409	225	263	341	161	251	358
Average Queue (ft)	141	207	230	133	248	234	76	178	110	55	102	140
95th Queue (ft)	233	304	318	248	373	366	218	268	253	102	207	306
Link Distance (ft)	254	254	254		2803	2803			342			825
Upstream Blk Time (%)	0	4	8						1			
Queuing Penalty (veh)	1	22	40						7			
Storage Bay Dist (ft)				385			200	240		240	275	
Storage Blk Time (%)				0	0	11	0	6	0			31
Queuing Penalty (veh)				0	1	14	0	16	0			117

Intersection: 3: Feather River Blvd & Oroville Dam Rd

Movement	SB
Directions Served	R
Maximum Queue (ft)	145
Average Queue (ft)	54
95th Queue (ft)	168
Link Distance (ft)	
Upstream Blk Time (%)	
Queuing Penalty (veh)	
Storage Bay Dist (ft)	85
Storage Blk Time (%)	0
Queuing Penalty (veh)	1

Intersection: 4: Project D/W & Oroville Dam Rd

Movement	EB	EB	WB	NB
Directions Served	T	TR	TR	R
Maximum Queue (ft)	259	275	18	145
Average Queue (ft)	49	63	1	53
95th Queue (ft)	187	206	10	119
Link Distance (ft)	389	389	254	314
Upstream Blk Time (%)	0	0		
Queuing Penalty (veh)	0	1		
Storage Bay Dist (ft)				
Storage Blk Time (%)	3			
Queuing Penalty (veh)	0			

Intersection: 5: Project D/W & Feather River Blvd

Movement	EB	EB	NB	SB
Directions Served	LT	R	LTR	LTR
Maximum Queue (ft)	73	115	101	9
Average Queue (ft)	45	18	10	0
95th Queue (ft)	71	75	70	5
Link Distance (ft)		541	372	342
Upstream Blk Time (%)			0	
Queuing Penalty (veh)			0	
Storage Bay Dist (ft)	50			
Storage Blk Time (%)	12	0		
Queuing Penalty (veh)	1	0		

Network Summary

Network wide Queuing Penalty: 369

Intersection: 1: Oroville Dam Rd & SR 70 SB Ramp

Movement	EB	EB	EB	WB	WB	SB	SB	SB
Directions Served	T	T	R	L	T	L	LT	R
Maximum Queue (ft)	234	226	63	271	171	288	317	225
Average Queue (ft)	118	96	21	148	67	175	184	94
95th Queue (ft)	196	171	49	247	140	258	276	215
Link Distance (ft)		2454		282	282	549	549	
Upstream Blk Time (%)				0				
Queuing Penalty (veh)				1				
Storage Bay Dist (ft)	225		225					200
Storage Blk Time (%)	0	0					5	0
Queuing Penalty (veh)	2	0					12	0

Intersection: 2: SR 70 NB Ramp & Oroville Dam Rd

Movement	EB	EB	EB	WB	WB	WB	NB	NB
Directions Served	L	T	T	T	T	R	LT	R
Maximum Queue (ft)	287	282	244	152	219	238	204	218
Average Queue (ft)	155	104	73	31	48	43	102	94
95th Queue (ft)	264	239	183	92	136	164	173	162
Link Distance (ft)	282	282	282		389	389	766	
Upstream Blk Time (%)	1	0	0					
Queuing Penalty (veh)	4	2	0					
Storage Bay Dist (ft)				220				220
Storage Blk Time (%)					0		0	0
Queuing Penalty (veh)					0		0	0

Intersection: 3: Feather River Blvd & Oroville Dam Rd

Movement	EB	EB	EB	WB	WB	WB	WB	NB	NB	NB	SB	SB
Directions Served	L	T	TR	L	T	T	R	L	T	R	L	T
Maximum Queue (ft)	233	298	304	302	227	208	99	263	315	110	123	206
Average Queue (ft)	120	241	255	157	122	123	20	182	112	47	57	87
95th Queue (ft)	209	316	309	273	193	191	56	270	250	86	107	167
Link Distance (ft)	254	254	254		2803	2803			342			825
Upstream Blk Time (%)	0	11	17						2			
Queuing Penalty (veh)	1	49	77						9			
Storage Bay Dist (ft)				385			200	240		240	275	
Storage Blk Time (%)				0		0	0	6	0			16
Queuing Penalty (veh)				0		0	0	17	0			32

Intersection: 3: Feather River Blvd & Oroville Dam Rd

Movement	SB
Directions Served	R
Maximum Queue (ft)	145
Average Queue (ft)	15
95th Queue (ft)	88
Link Distance (ft)	
Upstream Blk Time (%)	
Queuing Penalty (veh)	
Storage Bay Dist (ft)	85
Storage Blk Time (%)	
Queuing Penalty (veh)	

Intersection: 4: Project D/W & Oroville Dam Rd

Movement	EB	EB	NB
Directions Served	T	TR	R
Maximum Queue (ft)	278	282	230
Average Queue (ft)	64	76	83
95th Queue (ft)	204	213	205
Link Distance (ft)	389	389	314
Upstream Blk Time (%)	0	0	1
Queuing Penalty (veh)	0	0	0
Storage Bay Dist (ft)			
Storage Blk Time (%)	5		
Queuing Penalty (veh)	0		

Intersection: 5: Project D/W & Feather River Blvd

Movement	EB	EB	NB	SB
Directions Served	LT	R	LTR	LTR
Maximum Queue (ft)	73	108	177	14
Average Queue (ft)	38	17	23	0
95th Queue (ft)	66	65	100	7
Link Distance (ft)		541	372	342
Upstream Blk Time (%)				
Queuing Penalty (veh)				
Storage Bay Dist (ft)	50			
Storage Blk Time (%)	10	0		
Queuing Penalty (veh)	1	0		

Network Summary

Network wide Queuing Penalty: 211

Intersection: 1: Oroville Dam Rd & SR 70 SB Ramp

Movement	EB	EB	EB	WB	WB	SB	SB	SB
Directions Served	T	T	R	L	T	L	LT	R
Maximum Queue (ft)	250	1206	249	252	286	307	311	224
Average Queue (ft)	237	585	32	123	131	189	196	39
95th Queue (ft)	281	1339	145	220	258	275	275	130
Link Distance (ft)		2454		282	282	549	549	
Upstream Blk Time (%)		0		0	0			
Queuing Penalty (veh)		0		0	1			
Storage Bay Dist (ft)	225		225					200
Storage Blk Time (%)	22	27	0				9	0
Queuing Penalty (veh)	106	127	0				4	0

Intersection: 2: SR 70 NB Ramp & Oroville Dam Rd

Movement	EB	EB	EB	WB	WB	WB	NB	NB
Directions Served	L	T	T	T	T	R	LT	R
Maximum Queue (ft)	286	294	294	260	322	231	337	243
Average Queue (ft)	147	115	96	66	132	37	150	144
95th Queue (ft)	240	273	258	157	250	155	284	242
Link Distance (ft)	282	282	282		389	389	766	
Upstream Blk Time (%)	1	0	1		0			
Queuing Penalty (veh)	3	2	3		1			
Storage Bay Dist (ft)				220				220
Storage Blk Time (%)				0	2		2	2
Queuing Penalty (veh)				1	9		5	3



Intersection: 3: Feather River Blvd & Oroville Dam Rd

Movement	EB	EB	EB	WB	WB	WB	WB	NB	NB	NB	SB	SB
Directions Served	L	T	TR	L	T	T	R	L	T	R	L	T
Maximum Queue (ft)	267	294	305	405	562	542	225	263	346	144	299	686
Average Queue (ft)	168	256	262	183	295	284	94	183	111	55	112	240
95th Queue (ft)	270	312	315	343	473	471	247	270	239	103	259	589
Link Distance (ft)	254	254	254		2803	2803			342			825
Upstream Blk Time (%)	3	24	31						1			1
Queuing Penalty (veh)	15	121	156						3			0
Storage Bay Dist (ft)				385			200	240		240	275	
Storage Blk Time (%)				0	4	18	0	4	0		0	44
Queuing Penalty (veh)				0	7	22	0	11	2		0	166

Intersection: 3: Feather River Blvd & Oroville Dam Rd

Movement	SB
Directions Served	R
Maximum Queue (ft)	145
Average Queue (ft)	82
95th Queue (ft)	199
Link Distance (ft)	
Upstream Blk Time (%)	
Queuing Penalty (veh)	
Storage Bay Dist (ft)	85
Storage Blk Time (%)	1
Queuing Penalty (veh)	2

Intersection: 4: Project D/W & Oroville Dam Rd

Movement	EB	EB	WB	WB	NB
Directions Served	T	TR	T	TR	R
Maximum Queue (ft)	412	417	50	11	333
Average Queue (ft)	243	259	3	1	173
95th Queue (ft)	483	487	40	10	357
Link Distance (ft)	389	389	254	254	314
Upstream Blk Time (%)	3	4	0		23
Queuing Penalty (veh)	25	34	0		0
Storage Bay Dist (ft)					
Storage Blk Time (%)	22				
Queuing Penalty (veh)	0				

Intersection: 5: Project D/W & Feather River Blvd

Movement	EB	EB	NB	SB
Directions Served	LT	R	LTR	LTR
Maximum Queue (ft)	75	198	86	19
Average Queue (ft)	56	46	14	1
95th Queue (ft)	82	142	53	9
Link Distance (ft)		541	372	342
Upstream Blk Time (%)				
Queuing Penalty (veh)				
Storage Bay Dist (ft)	50			
Storage Blk Time (%)	27	0		
Queuing Penalty (veh)	7	1		

Network Summary

Network wide Queuing Penalty: 838

Queuing and Blocking Report  
Baseline

MITIG8 Cum AM - Alt 1  
add WBL, EBR; extend turn lanes NB / SB

Intersection: 1: Oroville Dam Rd & SR 70 SB Ramp

Movement	EB	EB	EB	WB	WB	SB	SB	SB
Directions Served	T	T	R	L	T	L	LT	R
Maximum Queue (ft)	224	256	89	308	215	279	306	224
Average Queue (ft)	120	94	22	159	76	172	178	82
95th Queue (ft)	203	193	58	264	156	250	259	189
Link Distance (ft)		2454		282	282	549	549	
Upstream Blk Time (%)				1				
Queuing Penalty (veh)				3				
Storage Bay Dist (ft)	225		225					200
Storage Blk Time (%)	1	0					4	0
Queuing Penalty (veh)	2	0					9	0

Intersection: 2: SR 70 NB Ramp & Oroville Dam Rd

Movement	EB	EB	EB	WB	WB	WB	NB	NB
Directions Served	L	T	T	T	T	R	LT	R
Maximum Queue (ft)	291	280	265	158	249	288	212	205
Average Queue (ft)	157	111	81	48	69	47	105	86
95th Queue (ft)	268	249	204	117	178	182	180	158
Link Distance (ft)	282	282	282		389	389	766	
Upstream Blk Time (%)	1	1	0			0		
Queuing Penalty (veh)	4	3	0			0		
Storage Bay Dist (ft)				220				220
Storage Blk Time (%)				0	0		0	0
Queuing Penalty (veh)				0	0		1	0

Intersection: 3: Feather River Blvd & Oroville Dam Rd

Movement	EB	EB	EB	EB	WB	WB	WB	WB	WB	NB	NB	NB
Directions Served	L	T	T	R	L	L	T	T	R	L	T	R
Maximum Queue (ft)	162	206	215	220	104	119	218	246	147	237	149	83
Average Queue (ft)	86	128	132	85	54	56	116	138	25	138	66	35
95th Queue (ft)	149	194	199	172	90	100	189	213	85	213	123	69
Link Distance (ft)	242	242	242	242	2804	2804	2804	2804			325	
Upstream Blk Time (%)		0	0	0								
Queuing Penalty (veh)		0	0	0								
Storage Bay Dist (ft)									200	350		350
Storage Blk Time (%)								1				
Queuing Penalty (veh)								1				

Intersection: 3: Feather River Blvd & Oroville Dam Rd

Movement	SB	SB	SB
Directions Served	L	T	R
Maximum Queue (ft)	131	199	145
Average Queue (ft)	58	82	10
95th Queue (ft)	111	154	70
Link Distance (ft)		819	
Upstream Blk Time (%)			
Queuing Penalty (veh)			
Storage Bay Dist (ft)	275		85
Storage Blk Time (%)		12	
Queuing Penalty (veh)		26	

Intersection: 4: Project D/W & Oroville Dam Rd

Movement	EB	NB
Directions Served	TR	R
Maximum Queue (ft)	7	56
Average Queue (ft)	0	23
95th Queue (ft)	5	48
Link Distance (ft)	389	297
Upstream Blk Time (%)		
Queuing Penalty (veh)		
Storage Bay Dist (ft)		
Storage Blk Time (%)		
Queuing Penalty (veh)		

Queuing and Blocking Report  
Baseline

MITIG8 Cum AM - Alt 1  
add WBL, EBR; extend turn lanes NB / SB

Intersection: 5: Project D/W & Feather River Blvd

Movement	EB	EB	NB	SB
Directions Served	LT	R	LTR	TR
Maximum Queue (ft)	51	35	72	2
Average Queue (ft)	17	5	7	0
95th Queue (ft)	45	24	36	2
Link Distance (ft)		529	372	325
Upstream Blk Time (%)				
Queuing Penalty (veh)				
Storage Bay Dist (ft)	50			
Storage Blk Time (%)	1	0		
Queuing Penalty (veh)	0	0		

Network Summary

Network wide Queuing Penalty: 51

Queuing and Blocking Report  
Baseline

MITIG8 Cum PM - Alt 1  
add WBL, EBR, extend turn lanes NB/SB

Intersection: 1: Oroville Dam Rd & SR 70 SB Ramp

Movement	EB	EB	EB	WB	WB	SB	SB	SB
Directions Served	T	T	R	L	T	L	LT	R
Maximum Queue (ft)	249	394	143	318	328	267	282	178
Average Queue (ft)	183	199	17	221	253	171	181	34
95th Queue (ft)	261	347	88	337	351	250	260	121
Link Distance (ft)		2454		282	282	549	549	
Upstream Blk Time (%)				4	8			
Queuing Penalty (veh)				22	45			
Storage Bay Dist (ft)	225		225					200
Storage Blk Time (%)	3	3	0				5	0
Queuing Penalty (veh)	13	15	0				2	0

Intersection: 2: SR 70 NB Ramp & Oroville Dam Rd

Movement	EB	EB	EB	WB	WB	WB	NB	NB
Directions Served	L	T	T	T	T	R	LT	R
Maximum Queue (ft)	287	302	302	279	412	396	338	243
Average Queue (ft)	139	116	91	138	190	158	150	118
95th Queue (ft)	231	275	246	274	378	394	264	214
Link Distance (ft)	282	282	282		389	389	766	
Upstream Blk Time (%)	0	1	0		1	1		
Queuing Penalty (veh)	1	4	2		6	7		
Storage Bay Dist (ft)				220				220
Storage Blk Time (%)				1	4		2	1
Queuing Penalty (veh)				5	19		7	1

Queuing and Blocking Report  
Baseline

MITIG8 Cum PM - Alt 1  
add WBL, EBR, extend turn lanes NB/SB

Intersection: 3: Feather River Blvd & Oroville Dam Rd

Movement	EB	EB	EB	EB	WB	WB	WB	WB	WB	NB	NB	NB
Directions Served	L	T	T	R	L	L	T	T	R	L	T	R
Maximum Queue (ft)	235	279	255	260	112	126	409	434	225	264	154	121
Average Queue (ft)	142	179	176	130	54	59	221	243	88	151	70	48
95th Queue (ft)	231	255	246	257	96	104	361	390	242	239	128	95
Link Distance (ft)	242	242	242	242	2803	2803	2803	2803		321	321	321
Upstream Blk Time (%)	2	1	1	1						0		
Queuing Penalty (veh)	6	5	3	4						0		
Storage Bay Dist (ft)									200			
Storage Blk Time (%)								15	0			
Queuing Penalty (veh)								19	0			

Intersection: 3: Feather River Blvd & Oroville Dam Rd

Movement	SB	SB	SB
Directions Served	L	T	R
Maximum Queue (ft)	156	215	136
Average Queue (ft)	83	107	15
95th Queue (ft)	143	189	90
Link Distance (ft)		819	
Upstream Blk Time (%)			
Queuing Penalty (veh)			
Storage Bay Dist (ft)	350		350
Storage Blk Time (%)			
Queuing Penalty (veh)			

Intersection: 4: Project D/W & Oroville Dam Rd

Movement	EB	EB	WB	WB	NB
Directions Served	T	TR	T	TR	R
Maximum Queue (ft)	132	142	152	183	84
Average Queue (ft)	13	13	19	22	32
95th Queue (ft)	109	104	100	122	60
Link Distance (ft)	389	389	242	242	297
Upstream Blk Time (%)	0	0	0	0	
Queuing Penalty (veh)	2	2	1	4	
Storage Bay Dist (ft)					
Storage Blk Time (%)	1				
Queuing Penalty (veh)	0				

Queuing and Blocking Report  
Baseline

MITIG8 Cum PM - Alt 1  
add WBL, EBR, extend turn lanes NB/SB

Intersection: 5: Project D/W & Feather River Blvd

Movement	EB	EB	NB	SB
Directions Served	L	TR	LTR	TR
Maximum Queue (ft)	122	42	88	9
Average Queue (ft)	52	9	9	0
95th Queue (ft)	95	34	45	5
Link Distance (ft)	536		377	321
Upstream Blk Time (%)				
Queuing Penalty (veh)				
Storage Bay Dist (ft)		100		
Storage Blk Time (%)	1			
Queuing Penalty (veh)	0			

Network Summary

Network wide Queuing Penalty: 194



Intersection: 1: Oroville Dam Rd & SR 70 SB Ramp

Movement	EB	EB	EB	WB	WB	SB	SB	SB
Directions Served	T	T	R	L	T	L	LT	R
Maximum Queue (ft)	205	153	70	250	188	276	318	225
Average Queue (ft)	112	91	22	151	76	168	195	103
95th Queue (ft)	183	158	52	253	157	245	283	230
Link Distance (ft)		2454		282	282	549	549	
Upstream Blk Time (%)				1				
Queuing Penalty (veh)				2				
Storage Bay Dist (ft)	225		225					200
Storage Blk Time (%)	0	0					7	0
Queuing Penalty (veh)	0	0					16	0

Intersection: 2: SR 70 NB Ramp & Oroville Dam Rd

Movement	EB	EB	EB	WB	WB	WB	NB	NB
Directions Served	L	T	T	T	T	R	LT	R
Maximum Queue (ft)	279	250	201	122	199	229	257	215
Average Queue (ft)	148	90	66	34	46	41	108	94
95th Queue (ft)	246	219	165	88	133	153	197	170
Link Distance (ft)	282	282	282		389	389	766	
Upstream Blk Time (%)	1	0	0					
Queuing Penalty (veh)	3	0	0					
Storage Bay Dist (ft)				220				220
Storage Blk Time (%)					0		1	0
Queuing Penalty (veh)					0		2	0

Intersection: 3: Feather River Blvd & Oroville Dam Rd

Movement	EB	EB	EB	EB	WB	WB	WB	WB	WB	NB	NB	NB
Directions Served	L	T	T	R	L	L	T	T	R	L	T	R
Maximum Queue (ft)	184	232	242	200	127	118	220	218	115	269	151	90
Average Queue (ft)	94	134	150	84	60	64	118	123	23	159	68	36
95th Queue (ft)	166	213	226	174	101	109	185	194	67	247	128	71
Link Distance (ft)	242	242	242		2803	2803	2803	2803		320	320	320
Upstream Blk Time (%)	0	0	0							0		
Queuing Penalty (veh)	0	1	2							0		
Storage Bay Dist (ft)				175					200			
Storage Blk Time (%)			3	0			1	0				
Queuing Penalty (veh)			10	0			0	0				

Intersection: 3: Feather River Blvd & Oroville Dam Rd

Movement	SB	SB	SB
Directions Served	L	T	R
Maximum Queue (ft)	132	178	116
Average Queue (ft)	55	83	9
95th Queue (ft)	107	150	68
Link Distance (ft)		819	
Upstream Blk Time (%)			
Queuing Penalty (veh)			
Storage Bay Dist (ft)	275		85
Storage Blk Time (%)		13	
Queuing Penalty (veh)		28	

Intersection: 4: Project D/W & Oroville Dam Rd

Movement	EB	EB	WB	NB
Directions Served	T	TR	TR	R
Maximum Queue (ft)	30	67	3	84
Average Queue (ft)	1	4	0	38
95th Queue (ft)	16	36	3	70
Link Distance (ft)	389	389	242	313
Upstream Blk Time (%)				
Queuing Penalty (veh)				
Storage Bay Dist (ft)				
Storage Blk Time (%)	0			
Queuing Penalty (veh)	0			

Intersection: 5: Project D/W & Feather River Blvd

Movement	EB	EB	NB	SB
Directions Served	L	TR	LTR	TR
Maximum Queue (ft)	69	50	107	16
Average Queue (ft)	35	12	17	1
95th Queue (ft)	62	39	65	8
Link Distance (ft)		535	378	320
Upstream Blk Time (%)				
Queuing Penalty (veh)				
Storage Bay Dist (ft)	50			
Storage Blk Time (%)	6	0		
Queuing Penalty (veh)	1	0		

Network Summary

Network wide Queuing Penalty: 67
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Intersection: 1: Oroville Dam Rd & SR 70 SB Ramp

Movement	EB	EB	EB	WB	WB	SB	SB	SB
Directions Served	T	T	R	L	T	L	LT	R
Maximum Queue (ft)	250	724	249	293	311	288	293	224
Average Queue (ft)	226	338	30	138	182	174	188	36
95th Queue (ft)	281	644	138	272	315	260	267	124
Link Distance (ft)		2454		282	282	549	549	
Upstream Blk Time (%)				0	2			
Queuing Penalty (veh)				2	9			
Storage Bay Dist (ft)	225		225					200
Storage Blk Time (%)	14	15	0				7	0
Queuing Penalty (veh)	65	73	0				3	0

Intersection: 2: SR 70 NB Ramp & Oroville Dam Rd

Movement	EB	EB	EB	WB	WB	WB	NB	NB
Directions Served	L	T	T	T	T	R	LT	R
Maximum Queue (ft)	227	269	249	278	381	368	362	239
Average Queue (ft)	133	79	49	143	185	162	142	133
95th Queue (ft)	206	227	175	255	338	361	272	222
Link Distance (ft)	282	282	282		389	389	766	
Upstream Blk Time (%)	0	0	0		0	1		
Queuing Penalty (veh)	2	1	0		4	5		
Storage Bay Dist (ft)				220				220
Storage Blk Time (%)				0	3		2	1
Queuing Penalty (veh)				2	16		5	3

Intersection: 3: Feather River Blvd & Oroville Dam Rd

Movement	EB	EB	EB	EB	WB	WB	WB	WB	WB	NB	NB	NB
Directions Served	L	T	T	R	L	L	T	T	R	L	T	R
Maximum Queue (ft)	244	273	275	273	114	124	353	377	289	307	177	134
Average Queue (ft)	149	172	168	124	60	64	213	234	61	191	79	51
95th Queue (ft)	242	270	266	266	98	106	318	343	205	300	141	99
Link Distance (ft)	242	242	242	242	2803	2803	2803	2803		321	321	321
Upstream Blk Time (%)	2	2	2	2							1	
Queuing Penalty (veh)	9	7	7	6							3	
Storage Bay Dist (ft)									200			
Storage Blk Time (%)								15				
Queuing Penalty (veh)								18				

Intersection: 3: Feather River Blvd & Oroville Dam Rd

Movement	SB	SB	SB
Directions Served	L	T	R
Maximum Queue (ft)	181	280	154
Average Queue (ft)	72	130	15
95th Queue (ft)	143	242	97
Link Distance (ft)		819	
Upstream Blk Time (%)			
Queuing Penalty (veh)			
Storage Bay Dist (ft)	350		350
Storage Blk Time (%)		0	
Queuing Penalty (veh)		1	

Intersection: 4: Project D/W & Oroville Dam Rd

Movement	EB	EB	WB	WB	NB
Directions Served	T	TR	T	TR	R
Maximum Queue (ft)	272	236	134	177	124
Average Queue (ft)	34	32	13	17	44
95th Queue (ft)	176	167	85	124	89
Link Distance (ft)	389	389	242	242	297
Upstream Blk Time (%)	0	0	0	1	
Queuing Penalty (veh)	2	2	0	6	
Storage Bay Dist (ft)					
Storage Blk Time (%)	3				
Queuing Penalty (veh)	0				

Intersection: 5: Project D/W & Feather River Blvd

Movement	EB	EB	NB	SB	SB
Directions Served	L	TR	LTR	LT	TR
Maximum Queue (ft)	188	92	116	18	38
Average Queue (ft)	80	23	21	1	2
95th Queue (ft)	152	67	74	10	15
Link Distance (ft)	536		377	321	321
Upstream Blk Time (%)					
Queuing Penalty (veh)					
Storage Bay Dist (ft)		100			
Storage Blk Time (%)	7	0			
Queuing Penalty (veh)	2	0			

Network Summary

Network wide Queuing Penalty: 253

Intersection: 1: Oroville Dam Rd & SR 70 SB Ramp

Movement	EB	EB	EB	WB	WB	SB	SB	SB
Directions Served	T	T	R	L	T	L	LT	R
Maximum Queue (ft)	220	207	86	275	205	268	255	225
Average Queue (ft)	115	95	21	143	71	168	177	82
95th Queue (ft)	194	172	57	241	156	244	257	185
Link Distance (ft)		2454		282	282	549	549	
Upstream Blk Time (%)				0	0			
Queuing Penalty (veh)				1	0			
Storage Bay Dist (ft)	225		225					200
Storage Blk Time (%)	0	0					4	0
Queuing Penalty (veh)	1	0					8	0

Intersection: 2: SR 70 NB Ramp & Oroville Dam Rd

Movement	EB	EB	EB	WB	WB	WB	NB	NB
Directions Served	L	T	T	T	T	R	LT	R
Maximum Queue (ft)	273	259	213	91	226	250	212	198
Average Queue (ft)	142	93	65	22	47	50	107	86
95th Queue (ft)	242	219	163	67	140	181	186	157
Link Distance (ft)	282	282	282	390	390	390	766	
Upstream Blk Time (%)	0	0	0					
Queuing Penalty (veh)	1	0	0					
Storage Bay Dist (ft)								220
Storage Blk Time (%)							0	0
Queuing Penalty (veh)							1	0

Intersection: 3: Feather River Blvd & Oroville Dam Rd

Movement	EB	EB	EB	EB	WB	WB	WB	WB	WB	NB	NB	NB
Directions Served	L	T	T	R	L	L	T	T	TR	L	T	R
Maximum Queue (ft)	187	234	226	235	95	117	146	183	207	234	162	98
Average Queue (ft)	93	131	132	88	52	56	64	86	108	137	67	38
95th Queue (ft)	163	200	202	187	86	98	119	147	179	213	121	75
Link Distance (ft)	242	242	242	242	2804	2804	2804	2804	2804		325	
Upstream Blk Time (%)	0	0	0	0								
Queuing Penalty (veh)	0	0	0	1								
Storage Bay Dist (ft)										350		350
Storage Blk Time (%)												
Queuing Penalty (veh)												

Intersection: 3: Feather River Blvd & Oroville Dam Rd

Movement	SB	SB	SB
Directions Served	L	T	R
Maximum Queue (ft)	171	205	142
Average Queue (ft)	66	92	16
95th Queue (ft)	129	167	88
Link Distance (ft)		820	
Upstream Blk Time (%)			
Queuing Penalty (veh)			
Storage Bay Dist (ft)	275		85
Storage Blk Time (%)		14	
Queuing Penalty (veh)		30	

Intersection: 4: Project D/W & Oroville Dam Rd

Movement	EB	EB	WB	NB
Directions Served	T	TR	TR	R
Maximum Queue (ft)	9	16	3	68
Average Queue (ft)	0	1	0	26
95th Queue (ft)	8	9	3	53
Link Distance (ft)	390	390	242	297
Upstream Blk Time (%)				
Queuing Penalty (veh)				
Storage Bay Dist (ft)				
Storage Blk Time (%)	0			
Queuing Penalty (veh)	0			



Intersection: 5: Project D/W & Feather River Blvd

Movement	EB	EB	NB	SB
Directions Served	LT	R	LTR	TR
Maximum Queue (ft)	46	39	83	4
Average Queue (ft)	17	7	9	0
95th Queue (ft)	44	29	42	2
Link Distance (ft)		529	372	325
Upstream Blk Time (%)				
Queuing Penalty (veh)				
Storage Bay Dist (ft)	50			
Storage Blk Time (%)	0	0		
Queuing Penalty (veh)	0	0		

Network Summary

Network wide Queuing Penalty: 45

Intersection: 1: Oroville Dam Rd & SR 70 SB Ramp

Movement	EB	EB	EB	WB	WB	SB	SB	SB
Directions Served	T	T	R	L	T	L	LT	R
Maximum Queue (ft)	248	455	143	326	327	284	284	194
Average Queue (ft)	182	201	16	239	266	174	182	32
95th Queue (ft)	263	366	75	344	350	253	259	111
Link Distance (ft)		2454		282	282	549	549	
Upstream Blk Time (%)				6	10			
Queuing Penalty (veh)				31	57			
Storage Bay Dist (ft)	225		225					200
Storage Blk Time (%)	3	3	0				5	0
Queuing Penalty (veh)	13	14	0				2	0

Intersection: 2: SR 70 NB Ramp & Oroville Dam Rd

Movement	EB	EB	EB	WB	WB	WB	NB	NB
Directions Served	L	T	T	T	T	R	LT	R
Maximum Queue (ft)	288	311	293	346	378	376	435	236
Average Queue (ft)	143	123	101	117	151	135	163	118
95th Queue (ft)	235	281	253	278	327	353	325	220
Link Distance (ft)	282	282	282	390	390	390	766	
Upstream Blk Time (%)	0	1	0	0	0	0	0	
Queuing Penalty (veh)	1	3	1	1	2	2	0	
Storage Bay Dist (ft)								220
Storage Blk Time (%)							4	1
Queuing Penalty (veh)							12	2

Intersection: 3: Feather River Blvd & Oroville Dam Rd

Movement	EB	EB	EB	EB	WB	WB	WB	WB	WB	NB	NB	NB
Directions Served	L	T	T	R	L	L	T	T	TR	L	T	R
Maximum Queue (ft)	238	272	261	264	113	123	219	272	282	274	162	109
Average Queue (ft)	154	183	183	140	54	60	118	153	163	152	71	45
95th Queue (ft)	251	259	256	268	95	106	194	236	253	238	133	87
Link Distance (ft)	242	242	242	242	2803	2803	2803	2803	2803	321	321	321
Upstream Blk Time (%)	4	2	2	2						0		
Queuing Penalty (veh)	16	8	7	7						0		
Storage Bay Dist (ft)												
Storage Blk Time (%)												
Queuing Penalty (veh)												

Intersection: 3: Feather River Blvd & Oroville Dam Rd

Movement	SB	SB	SB
Directions Served	L	T	R
Maximum Queue (ft)	177	214	46
Average Queue (ft)	86	113	2
95th Queue (ft)	149	184	28
Link Distance (ft)		820	
Upstream Blk Time (%)			
Queuing Penalty (veh)			
Storage Bay Dist (ft)	350		350
Storage Blk Time (%)			
Queuing Penalty (veh)			

Intersection: 4: Project D/W & Oroville Dam Rd

Movement	EB	EB	WB	WB	WB	NB
Directions Served	T	TR	T	T	TR	R
Maximum Queue (ft)	209	210	32	63	72	108
Average Queue (ft)	32	31	2	4	5	37
95th Queue (ft)	173	166	22	39	50	79
Link Distance (ft)	390	390	242	242	242	297
Upstream Blk Time (%)	0	0			0	
Queuing Penalty (veh)	2	2			1	
Storage Bay Dist (ft)						
Storage Blk Time (%)	4					
Queuing Penalty (veh)	0					

Intersection: 5: Project D/W & Feather River Blvd

Movement	EB	EB	NE	SB	SB
Directions Served	L	TR	LTR	LT	TR
Maximum Queue (ft)	125	57	90	2	9
Average Queue (ft)	53	12	9	0	0
95th Queue (ft)	91	42	54	2	6
Link Distance (ft)	536		377	321	321
Upstream Blk Time (%)					
Queuing Penalty (veh)					
Storage Bay Dist (ft)		100			
Storage Blk Time (%)	1	0			
Queuing Penalty (veh)	0	0			

Network Summary

Network wide Queuing Penalty: 184

Intersection: 1: Oroville Dam Rd & SR 70 SB Ramp

Movement	EB	EB	EB	WB	WB	SB	SB	SB
Directions Served	T	T	R	L	T	L	LT	R
Maximum Queue (ft)	214	194	70	282	275	253	315	225
Average Queue (ft)	113	93	20	149	111	161	187	102
95th Queue (ft)	187	161	47	250	240	234	270	226
Link Distance (ft)		2454		282	282	549	549	
Upstream Blk Time (%)				0	1			
Queuing Penalty (veh)				1	2			
Storage Bay Dist (ft)	225		225					200
Storage Blk Time (%)	0						6	0
Queuing Penalty (veh)	1						13	0

Intersection: 2: SR 70 NB Ramp & Oroville Dam Rd

Movement	EB	EB	EB	WB	WB	WB	NB	NB
Directions Served	L	T	T	T	T	R	LT	R
Maximum Queue (ft)	280	277	276	111	201	243	253	214
Average Queue (ft)	158	115	87	24	40	52	109	93
95th Queue (ft)	263	255	208	73	123	185	192	165
Link Distance (ft)	282	282	282	390	390	390	766	
Upstream Blk Time (%)	1	0	0					
Queuing Penalty (veh)	4	1	1					
Storage Bay Dist (ft)								220
Storage Blk Time (%)							1	0
Queuing Penalty (veh)							2	0

Intersection: 3: Feather River Blvd & Oroville Dam Rd

Movement	EB	EB	EB	EB	WB	WB	WB	WB	WB	NB	NB	NB
Directions Served	L	T	T	R	L	L	T	T	TR	L	T	R
Maximum Queue (ft)	187	235	238	200	112	126	132	163	178	271	149	94
Average Queue (ft)	90	127	144	83	60	65	65	90	94	162	71	39
95th Queue (ft)	163	198	221	173	101	111	112	144	159	252	131	74
Link Distance (ft)	242	242	242		2803	2803	2803	2803	2803	320	320	320
Upstream Blk Time (%)		0	0							0		
Queuing Penalty (veh)		0	1							0		
Storage Bay Dist (ft)				175								
Storage Blk Time (%)			2	0								
Queuing Penalty (veh)			7	0								

Intersection: 3: Feather River Blvd & Oroville Dam Rd

Movement	SB	SB	SB
Directions Served	L	T	R
Maximum Queue (ft)	140	213	144
Average Queue (ft)	61	92	20
95th Queue (ft)	110	173	101
Link Distance (ft)		820	
Upstream Blk Time (%)			
Queuing Penalty (veh)			
Storage Bay Dist (ft)	275		85
Storage Blk Time (%)		15	
Queuing Penalty (veh)		30	

Intersection: 4: Project D/W & Oroville Dam Rd

Movement	EB	EB	NB
Directions Served	T	TR	R
Maximum Queue (ft)	11	46	94
Average Queue (ft)	0	3	38
95th Queue (ft)	9	24	74
Link Distance (ft)	390	390	313
Upstream Blk Time (%)			
Queuing Penalty (veh)			
Storage Bay Dist (ft)			
Storage Blk Time (%)	0		
Queuing Penalty (veh)	0		

Queuing and Blocking Report  
Baseline

MITIG8 Cum + Project AM Alt 2  
add WBL, EBR, WB Thru to SR 70

Intersection: 5: Project D/W & Feather River Blvd

Movement	EB	EB	NB	SB
Directions Served	L	TR	LTR	TR
Maximum Queue (ft)	70	56	94	15
Average Queue (ft)	36	11	16	1
95th Queue (ft)	62	43	59	7
Link Distance (ft)		535	378	320
Upstream Blk Time (%)				
Queuing Penalty (veh)				
Storage Bay Dist (ft)	50			
Storage Blk Time (%)	6	0		
Queuing Penalty (veh)	1	0		

Network Summary

Network wide Queuing Penalty: 63

Intersection: 1: Oroville Dam Rd & SR 70 SB Ramp

Movement	EB	EB	EB	WB	WB	SB	SB	SB
Directions Served	T	T	R	L	T	L	LT	R
Maximum Queue (ft)	250	850	228	303	305	286	297	208
Average Queue (ft)	230	373	31	124	167	177	183	37
95th Queue (ft)	282	733	142	253	294	260	258	124
Link Distance (ft)	2454			282	282	549	549	
Upstream Blk Time (%)				0	1			
Queuing Penalty (veh)				2	5			
Storage Bay Dist (ft)	225	225						200
Storage Blk Time (%)	15	18	0					6
Queuing Penalty (veh)	73	84	0					2

Intersection: 2: SR 70 NB Ramp & Oroville Dam Rd

Movement	EB	EB	EB	WB	WB	WB	NB	NB
Directions Served	L	T	T	T	T	R	LT	R
Maximum Queue (ft)	244	277	262	280	318	338	285	238
Average Queue (ft)	132	75	50	100	135	140	139	134
95th Queue (ft)	207	223	181	211	270	326	242	227
Link Distance (ft)	282	282	282	390	390	390	766	
Upstream Blk Time (%)	0	0	0	0	0	0		
Queuing Penalty (veh)	1	1	0	0	0	0		
Storage Bay Dist (ft)							220	
Storage Blk Time (%)							1	1
Queuing Penalty (veh)							4	2



Intersection: 3: Feather River Blvd & Oroville Dam Rd

Movement	EB	EB	EB	EB	WB	WB	WB	WB	WB	NB	NB	NB
Directions Served	L	T	T	R	L	L	T	T	TR	L	T	R
Maximum Queue (ft)	258	284	273	273	126	127	209	244	256	315	169	120
Average Queue (ft)	166	181	170	132	62	65	118	151	158	188	80	49
95th Queue (ft)	262	279	264	267	105	113	183	222	237	294	140	92
Link Distance (ft)	242	242	242	242	2803	2803	2803	2803	2803	321	321	321
Upstream Blk Time (%)	4	3	2	2						1		
Queuing Penalty (veh)	15	11	7	7						1		
Storage Bay Dist (ft)												
Storage Blk Time (%)												
Queuing Penalty (veh)												

Intersection: 3: Feather River Blvd & Oroville Dam Rd

Movement	SB	SB	SB
Directions Served	L	T	R
Maximum Queue (ft)	162	246	99
Average Queue (ft)	78	126	6
95th Queue (ft)	137	217	57
Link Distance (ft)		820	
Upstream Blk Time (%)			
Queuing Penalty (veh)			
Storage Bay Dist (ft)	350		350
Storage Blk Time (%)			
Queuing Penalty (veh)			

Intersection: 4: Project D/W & Oroville Dam Rd

Movement	EB	EB	WB	WB	NB
Directions Served	T	TR	T	TR	R
Maximum Queue (ft)	304	329	18	29	107
Average Queue (ft)	41	39	1	1	45
95th Queue (ft)	190	182	13	15	91
Link Distance (ft)	390	390	242	242	297
Upstream Blk Time (%)	0	0			
Queuing Penalty (veh)	1	1			
Storage Bay Dist (ft)					
Storage Blk Time (%)	3				
Queuing Penalty (veh)	0				

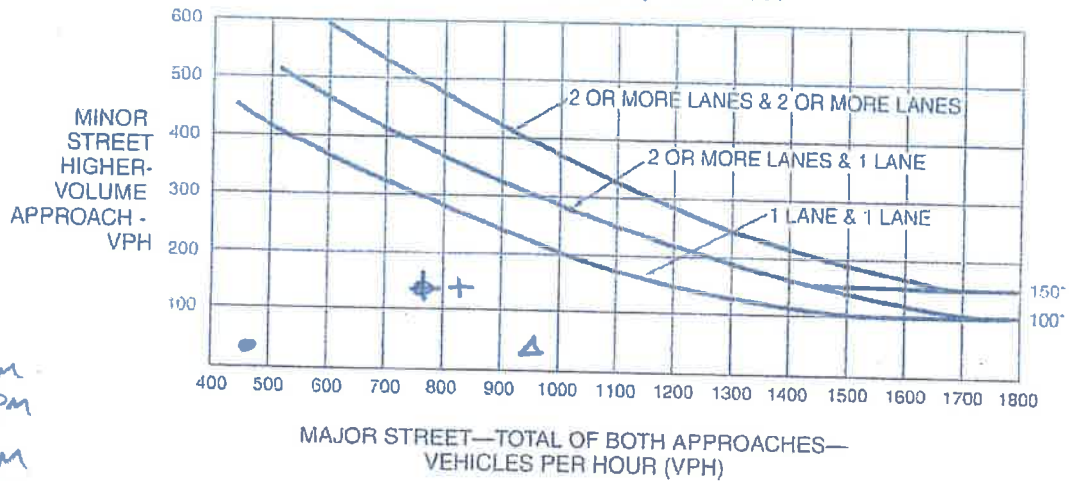
Intersection: 5: Project D/W & Feather River Blvd

Movement	EB	EB	NB	SB	SB
Directions Served	L	TR	LTR	LT	TR
Maximum Queue (ft)	187	87	114	27	44
Average Queue (ft)	74	20	19	1	2
95th Queue (ft)	138	57	69	14	19
Link Distance (ft)	536		377	321	321
Upstream Blk Time (%)					
Queuing Penalty (veh)					
Storage Bay Dist (ft)		100			
Storage Blk Time (%)	6	0			
Queuing Penalty (veh)	1	0			

Network Summary

Network wide Queuing Penalty: 220
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Figure 4C-3. Warrant 3, Peak Hour

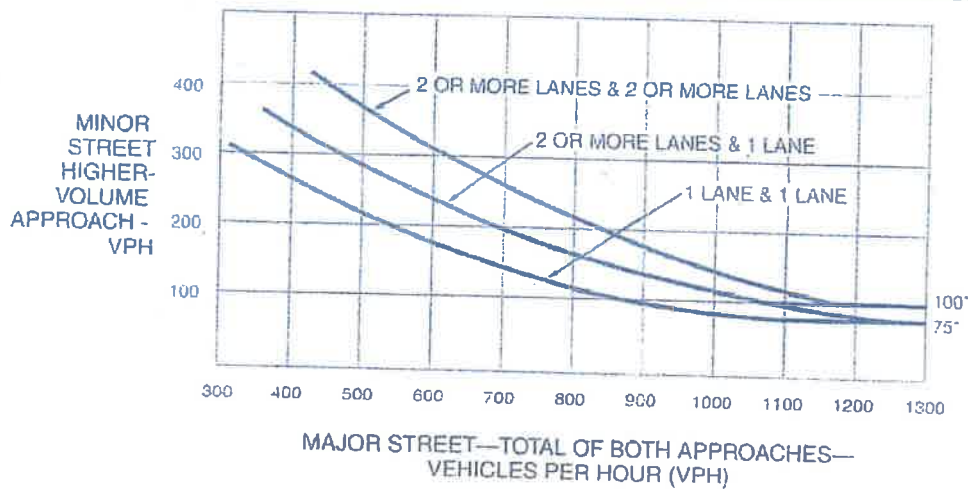


- EXIST AM
- + EXIST PM
- Δ 2040 AM
- ◊ 2040 PM

\*Note: 150 vph applies as the lower threshold volume for a minor-street approach with two or more lanes and 100 vph applies as the lower threshold volume for a minor-street approach with one lane.

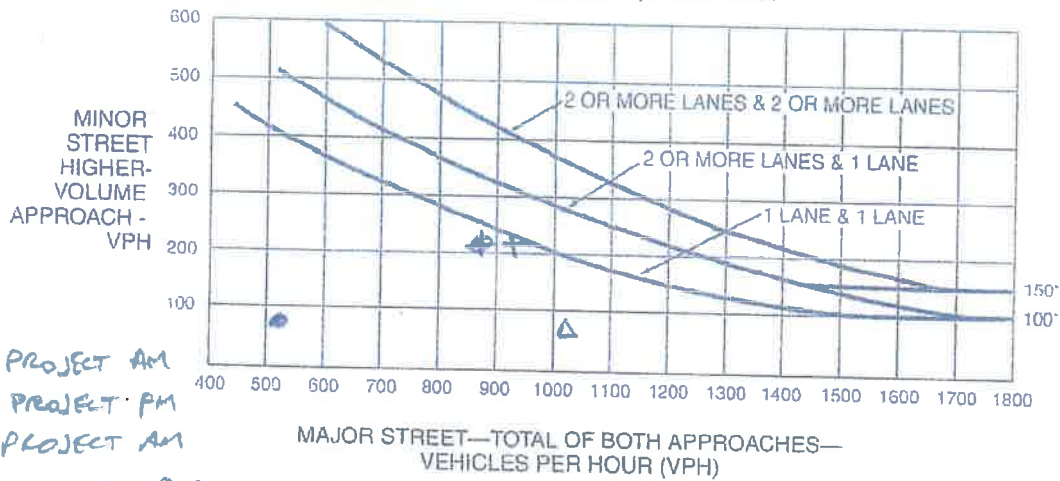
Figure 4C-4. Warrant 3, Peak Hour (70% Factor)

(COMMUNITY LESS THAN 10,000 POPULATION OR ABOVE 40 MPH ON MAJOR STREET)



\*Note: 100 vph applies as the lower threshold volume for a minor-street approach with two or more lanes and 75 vph applies as the lower threshold volume for a minor-street approach with one lane.

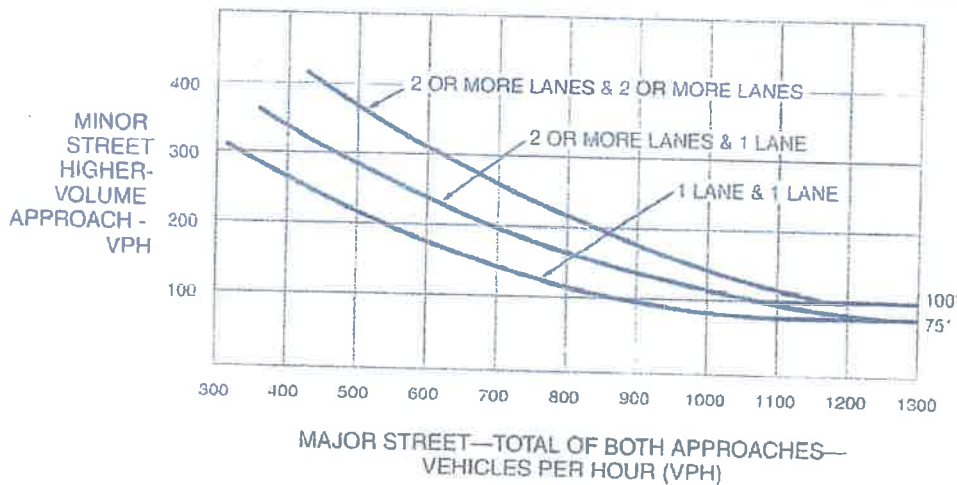
Figure 4C-3. Warrant 3, Peak Hour



- EXIST + PROJECT AM
- + EXIST + PROJECT PM
- Δ 2040 + PROJECT AM
- ⊕ 2040 + PROJECT PM

\*Note: 150 vph applies as the lower threshold volume for a minor-street approach with two or more lanes and 100 vph applies as the lower threshold volume for a minor-street approach with one lane.

Figure 4C-4. Warrant 3, Peak Hour (70% Factor)  
 (COMMUNITY LESS THAN 10,000 POPULATION OR ABOVE 40 MPH ON MAJOR STREET)



\*Note: 100 vph applies as the lower threshold volume for a minor-street approach with two or more lanes and 75 vph applies as the lower threshold volume for a minor-street approach with one lane.



## Legacy

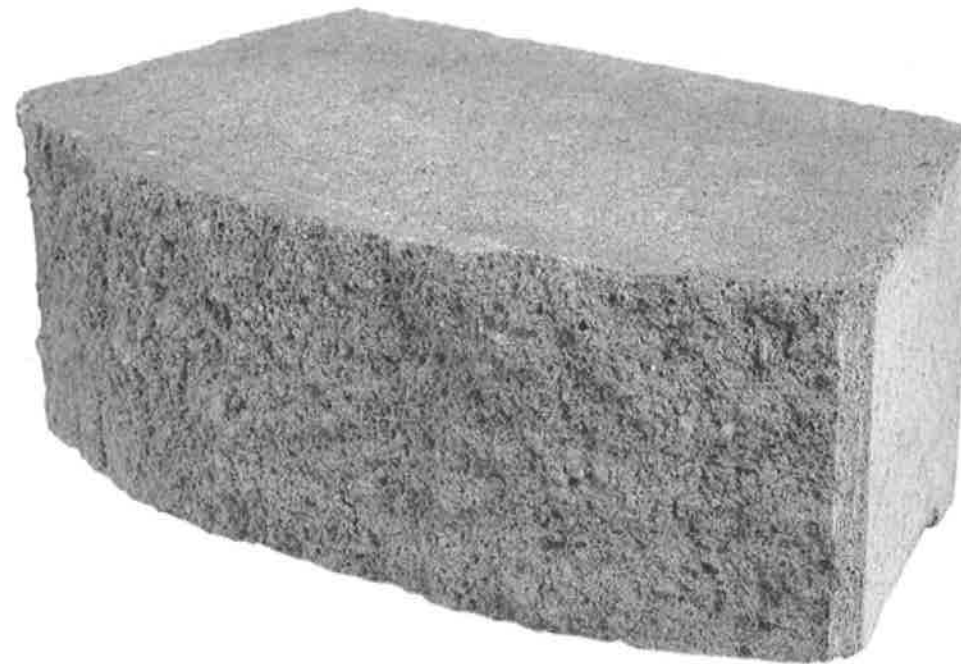
The **Keystone Legacy Retaining Wall Blocks** are the original design that started an industry. This larger lipped unit is easy to handle and stack. No special tools are required and the secure, interlocking design makes installation easy. Ideal for mid-sized retaining wall applications.

- Retaining Walls up to 36"
- Great for straight, curved, and terraced wall designs
- Connect units using incorporated lip system, designed to fit securely behind the lower course



Natural

### Legacy Specifications:



#### Legacy

Width:	9"
Height:	6"
Length:	16"
Weight:	52 lbs
PCS/sqft:	1.5
PCS/pallet:	48 pcs
Sqft/pallet:	32 sqft
Lbs/pallet:	2556 lbs

NOTE: All sizes are nominal.



## Legacy

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