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COLUSA COUNTY PLANNING COMMISSION AGENDA

May 6, 2015

TIME: 9:00 A.M.

PLACE: Board of Supervisors' Room
Colusa Courthouse
547 Market Street
Colusa, California 95932

I. PLEDGE OF ALLEGIANCE.

II. ROLL CALL: Commissioners Beduhn, Johnson, Mathis, Morrell and Vanderpan.

III. ACCEPTANCE OF AGENDA: Commission members and staff may request additions, deletions, or changes in the Agenda order.

IV. APPROVAL OF MINUTES: Approve minutes from March 11, 2014 Planning Commission meeting.

V. BUSINESS FROM THE FLOOR ON ITEMS NOT ALREADY ON THE AGENDA: (Public comments for items of general interest and not agendized. Presentations will be limited to five minutes. (State Law prohibits the Planning Commission from taking action on any item presented if it is not listed on the Agenda.)

VI. ANNOUNCEMENT OF EX PARTE COMMUNICATION.

VII. CONSENT ITEMS: Consent items are set for approval in one motion. These items are considered non-controversial. No presentation will be made, however, some questions may be asked. The Chair will ask if any commissioner or member or the public wishes to pull a consent item for discussion. Brief questions may be asked on any item.

A. Tentative Subdivision Map #05-9-1, The Richter Group – Proposed one year extension for a Tentative Subdivision Map (originally approved June 5, 2005) dividing

a 5-acre parcel into 20 residential lots on property zoned Residential Single Family (R-1-6), located on East Avenue approximately 100-feet north of Cedar Avenue and 175-feet south of Oak Street in Maxwell; identified as APNs 013-130-003, -004, -005, and -006.

VIII. PUBLIC HEARINGS: The Chair will call for staff comments. The hearing will be opened to the public for proponents, opponents, comments, and rebuttals. The hearing will be closed to the public and discussion confined to the Commission. The Commission will then make a motion and vote on the item.

A. Tentative Parcel Map #15-2-1, (ED #15-4), Charter Family Irrevocable Living Trust - Proposed Mitigated Negative Declaration for a Tentative Parcel Map dividing eight parcels totaling approximately 1,282-acres± into eleven parcels (Parcel 1 – 67.7±acres, Parcel 2 – 172.1±acres, Parcel 3 – 126.4±acres, Parcel 4 – 182.8±acres, Parcel 5 – 80.3±acres, Parcel 6 – 107.3±acres, Parcel 7 – 121.0±acres, Parcel 8 – 124.4±acres, Parcel 9 – 122.6±acres, Parcel 10 – 50.1±acres, and Parcel 11 – 127.4±acres) on property zoned E-A (Exclusive Agriculture) located adjacent to and northeast of the intersection of State Route 20 and Walnut Drive, identified as APNs 016-120-014, -051 & -052; 016-190-008, -010, -030, -031 & -033.

B. Tentative Parcel Map #15-2-2, (ED #15-5), Joe Kalfsbeek - Proposed Mitigated Negative Declaration for a Tentative Parcel Map dividing an approximately 401.755±acre parcel into four parcels (Parcel 1 – 105.297±acres, Parcel 2 – 98.257±acres, Parcel 3 – 99.1±acres, and Parcel 4 – 99.101±acres) on property zoned E-A (Exclusive Agriculture) located at the northwest corner of Emmert Road and County Line Road, identified as APN 022-200-019.

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

- A. Legislative Case Law Update
- B. Planning Commission Concerns/Updates
- C. Planning Workshop

X. ADJOURNMENT.

All decisions made by the Planning Commission are subject to appeal to the Board of Supervisors. Anyone wishing to appeal a decision must submit a letter of appeal and pay the required fee of \$750 to the Board Clerk within 10 calendar days after the decision.
