

PLANNING COMMISSION AGENDA

REGULAR MEETING

October 8, 2009

2:00 p.m.

Board of Supervisors' Chambers

Shasta County Administration Center 1450 Court Street, Room 263, Redding, California

Call to Order/Flag Salute/Roll Call:

Conflict of Interest Declarations:

Open Time/Public Comment Period:

Members of the public wishing to address the Commission on matters which are not noticed public hearings may do so under the "Open Time/Public Comment Period." Pursuant to the Ralph M. Brown Act (GCS 54950 et seq) Commission action or discussion cannot be taken on open time matters other than to receive the comments and, if deemed necessary, to refer the subject matter to the appropriate department for follow-up and/or to schedule the matter on a subsequent Commission agenda.

Approval of Minutes: September 10, 2009

Presentation of Documents:

All items presented to the Planning Commission during a public hearing, including but not limited to letters, e-mails, petitions, photos, maps or other kinds of information shall become a permanent part of the record and must be submitted to the clerk of the commission. It is advised that the presenter create copies in advance for their own records.

Public Hearings: (The decision on any public hearing item (Regular and Consent Items only) may be appealed.) See "Notes" at the end of the regular agenda.

Key: California Environmental Quality Act (CEQA); Mitigated Negative Declaration (MND); Negative Declaration (ND); Categorically Exempt (CE); Other Exemption from CEQA (OE); Not Subject to CEQA (N/A).

Consent Items: None.

Regular Items:

- R1: Parcel Map 07-035 Continued from 09/10/2009 (Giles):** The 26.39-acre project site is located in the Palo Cedro area on the east side of Deschutes Road, approximately 0.1 miles north of its intersection with Homashea Lane. The request is for a three parcel residential land division resulting in the creation of two approximately 5-acre parcels and an approximately 15-acre parcel. Staff Planner: Salazar. District 5. Proposed CEQA Determination: MND.
- R2: Use Permit 09-011 (Seven Hills Land & Cattle Company, LLC):** The 253.57-acre project site is located in the Shingletown area on the north side of Inwood Road, approximately three-tenths of a mile northeast of its intersection with State Highway 44 East. The request is for approval of an as-built private use airport (heliport), consisting of a hanger building, concrete taxiway/helipad and a 600-gallon above-ground fuel tank. Staff Planner: Lio Salazar. District 5. Proposed CEQA Determination: MND.
- R3: Parcel Map 09-010 (Dachenbach):** The project is located in the Happy Valley area on a 0.64-acre parcel on the southwest side of Marie Lane approximately 400 feet northwest of its intersection with Lloyd Lane. The request is for a separation of existing facilities resulting in two approximately 0.32-acre parcels. Both parcels would contain an existing residence. Staff Planner: Salazar. District 2. Proposed CEQA Determination: CE.
- R4: Zone Amendment 09-009 (Centerville Community Services District):** The project is located in the west Redding area on a 1.1-acre parcel on the northwest side of Placer Road, approximately 0.1 mile east of the intersection of Placer Road and Plateau Circle. Centerville Community Services District (CCSD) has requested approval to re-zone the 1.1-acre parcel from the Unclassified (U) zone district to the Public Facilities (PF) zone district to allow for the construction of a 4,000-square-foot equipment storage building for use by the CCSD. The project site is immediately adjacent to the northeast side of the existing CCSD facility. Staff Planner: Walker. District 2. Proposed CEQA Determination: ND.

Non-Hearing Items: None.

Adjournment

- NOTES -

1. The Planning Commission, at their discretion, may limit individual/group testimony time in the interest of facilitating the meeting to allow all persons who wish to comment the opportunity to do so.
2. Documents associated with the agenda are on file and available for review. Direct inquiries to: Department of Resource Management - Planning Division, 1855 Placer Street, Suite 103, Redding, CA 96001. Phone: (530) 225-5532.
3. Commission actions on tentative maps, use permits, and variances are final unless appealed to the Board of Supervisors. Appeals are subject to fees and filing deadlines. Appeal periods: tentative map; 10 calendar days, use permits and variances, 5 calendar days. Forms and instructions for filing appeals are available from the Clerk of the Board of Supervisors.

4. The Commission's action on Zoning applications establishes the next action. When the Commission recommends approval, the application is automatically scheduled for action by the Board of Supervisors; if the Commission denies the application, the application is not scheduled for Board action unless an interested party files a written request for such consideration. Fees and filing information are available from the Clerk of the Board of Supervisors or from the Planning Division.
5. Following Planning Commission action on a proposed General Plan Amendment any interested party may file a written request for a hearing by the legislative body on the Commission's recommendation by filing such a request with the Clerk of the Board of Supervisors within five calendar days after the Commission action.
6. In compliance with the Americans with Disabilities Act, Shasta County will make available to disabled members of the public disability-related modification or accommodation, including auxiliary aids or services, in order for the person to participate in the public meeting. The public should contact the Department of Resource Management, Planning Division, by telephone at (530) 225-5532 or in person or by mail at 1855 Placer Street, Suite 103, Redding, CA 96001 to request a modification or accommodation. Notification five (5) days prior to the meeting will enable the County to make arrangements to provide reasonable accommodations. If requested, this document and other agenda materials can be made available in an alternative format for persons with a disability who are covered by the Americans with Disabilities Act.

The agenda can be found on the internet at www.co.shasta.ca.us. Click on "County Departments" then "Resource Management."