

# SHASTA COUNTY PLANNING COMMISSION MEETING

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## MINUTES

### Meeting

Date: August 13, 2020  
Time: 2:00 p.m.  
Place: Shasta County Administration Center  
Board of Supervisors' Chambers

## Flag Salute

## ROLL CALL

### Commissioners

<b>Present:</b>	Steven Kerns	District 3
	Roy Ramsey	District 4
	Jim Chapin	District 1
	Tim MacLean	District 2
	Patrick Wallner	District 5

**Staff Present:** Paul Hellman, Director of Resource Management  
James Ross, Assistant County Counsel  
Adam Fieseler, Planning Division Manager  
Lio Salazar, Senior Planner  
David Schlegel, Senior Planner  
Tara Petti, Associate Planner  
Jimmy Zanutelli, Shasta County Fire Marshal  
Ken Henderson, Senior Environmental Health Specialist  
Shawn Ankeny, Public Works Supervising Engineer  
Tracie Huff, Administrative Secretary I/Recording Secretary  
Mary Williams, Chief Deputy Clerk of the Board  
Tim Blissett, Senior IT Analyst

**Note:** All unanimous actions reflect a 5-0 vote.

**PUBLIC COMMENT PERIOD - OPEN TIME:** Maggie Osa and Joseph Osa submitted written comments regarding the Fountain Wind Project, which were read into the record by Mary Williams.

## REGULAR CALENDAR:

### R1: APPROVAL OF MINUTES:

By motion made, seconded (Ramsey/Chapin) and carried unanimously, the Planning Commission approved the Minutes of July 9, 2020, as submitted.

**CONFLICT OF INTEREST DECLARATIONS:** Commissioner MacLean recused himself from item R4, as the firm he is affiliated with prepared the original tract map for the project.

**Ex-parte Communications Disclosures:** None.

**R2: Major Project Grading Permit 19-0054 (Pit River Tribe):** The Pit River Tribe has requested approval of a major project grading permit to extend Hardin Road approximately 1,100 linear feet (LF), reconstruct approximately 2,750 LF of Hardin Road, and widen approximately 1,300 LF of SR-299 to accommodate the construction of a new left turn lane onto Hardin Road. The project is located in the Montgomery Creek area, at the intersection of Hwy 299 East and Hardin Road, and along Hardin Road to the intersection of Windy Point Road (Assessor's Parcel Numbers 029-520-004-000, 029-520-005-000, 029-520-006-000, 029-530-011-000, 029-530-012-000, 029-530-013-000, 029-530-014-000). Staff Planer: Tara Petti.

Tara Petti presented the staff report. Commissioner Chapin asked questions. The public hearing was opened and Dale Roper, the project engineer representing the applicant, spoke to the Commission. There being no speakers the public hearing was closed.

By motion made and seconded (Chapin/Wallner), and carried unanimously, the Planning Commission adopted a resolution to: a) adopt the recommended findings listed in Resolution 2020-033; and b) adopt the California Environmental Quality Act (CEQA) determination of a Mitigated Negative Declaration for Major Project Grading Permit 19-0054.

**R3: Extension of Time 20-0005 for Tract Map 1990 (Gold Bear Mountain, LP):** Gold Bear Mountain, LP has requested approval of a three-year extension of time for Tract Map 1990. The Planning Commission approved Tract Map 1990 on June 14, 2018 to subdivide an existing vacant parcel of 5.29 acres into two residential parcels of 2.52 acres and 2.77 acres. The project is located in the Mountain Gate area at the southeast corner of the intersection of Bear Mountain Road and Manzanillo Way (APN 306-640-015). Staff Planner: Lio Salazar.

Lio Salazar presented the staff report. Commissioner Wallner asked a question. The public hearing was opened and there being no speakers the public hearing was closed.

By motion made and seconded (Ramsey/MacLean), and carried unanimously, the Planning Commission adopted a resolution to: a) find that Extension of Time 20-0005 is exempt from the California Environmental Quality Act (CEQA) pursuant to CEQA Guidelines section 15061(b)(3); b) adopt the recommended findings listed in Resolution 2020-033; and c) approve Extension of Time 20-0005 for Tract Map 1990, based on the recommended findings listed in Resolution 2020-033 and the conditions listed in Resolution 2018-014.

Commissioner MacLean recused himself from item R4 and left the meeting.

**R4: Extension of Time 20-0006 (Mitchell):** Carolina Mitchell has requested approval of a three-year extension of time for Tract Map 1975. The Planning Commission approved Tract Map 1975 on June 9, 2011 for the division of the 484.3-acre property into five parcels with a 454.1-acre remainder. After having a three-year extension granted previously in 2017, this three-year request would be the final eligible extension pursuant to the County's Subdivision Ordinance and the California Subdivision Map Act. The project is located in the east Redding area on a 484.3-acre property at the northeast corner of Old Oregon Trail and Rancho Road, approximately one mile south of the Airport Road and Old Oregon Trail/State Highway 44 interchange (Assessor's Parcel Number 054-490-004). Staff Planner: David Schlegel.

David Schlegel presented the staff report. The public hearing was opened and there being no speakers the public hearing was closed.

By motion made and seconded (Wallner/Chapin), and carried by a 4-0 vote, the Planning Commission adopted a resolution to: a) find that Extension of Time 20-0006 is exempt from the California Environmental Quality Act (CEQA) pursuant to CEQA Guidelines section 15061(b)(3); b) adopt the recommended findings listed in Resolution 2020-034; and c) approve Extension of Time 20-0006 for Tract Map 1975, based on the recommended findings listed in Resolution 2020-034 and the conditions listed in Resolution 2011-012.

**PLANNING DIRECTOR'S REPORT:** Paul Hellman reported about projects recently considered by the Planning Commission which have been, or are scheduled to be, considered by the Board of Supervisors. He also informed the Planning Commission about the release of the draft environmental impact report for the Fountain Wind Project for public review and answered questions from the commissioners about the public review process and the anticipated timeframe for the processing of this project.

**ADJOURNMENT:** The Planning Commission adjourned at 2:44 p.m.

**Submitted by:**



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**Paul Hellman, Director of Resource Management  
Secretary of the Planning Commission**