

SHASTA COUNTY PLANNING COMMISSION MEETING

MINUTES

Meeting

Date: August 12, 2021
Time: 2:00 p.m.
Place: Shasta County Administration Center
Board of Supervisors Chambers

ROLL CALL

Commissioners

Present: Patrick Wallner District 5
Tim MacLean District 2
Jim Chapin District 1
Steven Kerns District 3
Donn Walgamuth District 4

Staff Present: Paul Hellman, Director of Resource Management
Adam Pressman, Senior Deputy County Counsel
Adam Fieseler, Planning Division Manager
David Schlegel, Senior Planner
Lio Salazar, Senior Planner
Jimmy Zanotelli, Shasta County Fire Marshal
Ken Henderson, Senior Environmental Health Specialist
Venton Trotter, Supervising Engineer
Tracie Huff, Administrative Secretary I/Recording Secretary

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

PUBLIC COMMENT PERIOD - OPEN TIME: None.

PLANNING DIRECTOR'S REPORT: Director Paul Hellman responded to questions from Commissioner Kerns regarding the scheduling of the Board of Supervisors' appeal hearing for the Fountain Wind Project and the scope of the Board's consideration of the applicant's appeal and of the proposal.

REGULAR CALENDAR:

R1: APPROVAL OF MINUTES:

By motion made, seconded (Chapin/Kerns) and carried unanimously, the Planning Commission approved the Minutes of July 8, 2021, as submitted.

CONFLICT OF INTEREST DECLARATIONS: None.

Ex-parte Communications Disclosures: None.

R2: Use Permit 21-0002 (Oak Harbor Freight Lines, Inc.): Oak Harbor Freight Lines, Inc. has requested approval of a use permit to construct and operate a truck yard and distribution facility consisting of a 5,936-square-foot cross-dock distribution terminal with docking for 18 semi-trucks including approximately 290 square feet of office space, an outdoor storage area that would accommodate at least six tractors, ten 28-foot trailers, two 48-foot trailers, and three 53-foot trailers, onsite water well, onsite wastewater treatment system, employee parking, landscaping along the project frontage, trash enclosure, building sign, screened fencing with automated gates, road widening, curb gutter and sidewalk improvements, and street lighting. The 2.05-acre project site is located on the east side of Locust Road directly across from the intersection of Locust Road and Lyle Lane in the Anderson area (Assessor's Parcel Number 090-370-009). Staff Planner: Lio Salazar.

Lio Salazar presented the staff report. Commissioner Kerns asked a question about the well, and Gail Grant, the project architect, answered the question. The public hearing was opened. The applicant agreed to the conditions of approval. There being no speakers the public hearing was closed.

By motion made and seconded (MacLean/Kerns), and carried unanimously, the Planning Commission adopted a resolution to: a) adopt the California Environmental Quality Act (CEQA) determination of a Mitigated Negative Declaration; b) adopt the recommended findings listed in Resolution 2021-013; and c) approve Use Permit 21-0002, based on the recommended findings and subject to the conditions of approval set forth in Exhibit A to Resolution 2021-013.

R3: Use Permit 20-0005 (Smith): Richard and Susan Smith have requested approval of a contractor's yard including the conversion of an existing 1,300-square-foot residence with an attached 576-square-foot garage as a caretaker's unit and the construction of an approximately 1,200-square-foot pre-manufactured office building with a roughly 2-acre graveled outdoor storage area, an improved encroachment and landscaping areas, paved on-site circulation and parking, on-site retention basin for drainage and other ancillary improvements. The 2.79-acre project site is located on the east side of Airport Road at the intersection of Terry Lane and Airport Road at 6699 Airport Road, Redding, CA 96002 (Assessor's Parcel Number 056-280-001). Staff Planner: David Schlegel.

David Schlegel presented the staff report. Commissioner Chapin and Commissioner Walgamuth asked questions. The public hearing was opened. David Ledger representing Shasta Environmental Alliance spoke in opposition to the project. The applicant, Richard Smith, spoke about the project and showed photographs of the site work completed. Commissioner Kerns and Commissioner Chapin asked questions. There being no other speakers, the public hearing was closed.

By motion made and seconded (Chapin/Walgamuth) and unanimously, the Planning Commission adopted a resolution to: a) adopt the California Environmental Quality Act (CEQA) determination of a Negative Declaration; b) adopt the recommended findings listed in Resolution 2021-014; and c) approve Use Permit 20-0005, based on the recommended findings and subject to the conditions of approval set forth in Exhibit A to Resolution 2021-014.

R4: Use Permit 20-0006 (Smith): Richard and Susan Smith have requested approval of a contractor's yard including the use of an existing 224-square-foot storage shed, the construction of a 1,248-square-foot office building with 1,056-square-foot attached covered porch area and a 7,500-square-foot metal equipment storage and truck maintenance building with 8,000-square-foot attached open covered storage areas, placement of gravel for outdoor storage yard area, encroachment and landscaping improvements, paving for on-site circulation and parking, an on-site retention basin for drainage and other ancillary site improvements. The 2.79-acre project site is located on the east side of Airport Road approximately 80 feet south of the intersection

of Lassen View Lane and Airport Road at 6885 Airport Road, Redding, CA 96002 (Assessor's Parcel Number 056-230-006). Staff Planner: David Schlegel.

David Schlegel presented the staff report. There being no questions from the Commission, the public hearing was opened. Deborah Bingley, a neighboring property owner, spoke about her privacy concerns. The applicant, Richard Smith, answered questions from the Commission. Commissioners Chapin, MacLean and Kerns asked questions regarding noise and potential fencing to address the privacy concerns brought up by Ms. Bingley. After some discussion, the Commission discussed the potential addition of a condition requiring the applicant to install a chain link fence with privacy slats. The applicant agreed to the addition of this condition. There being no other speakers, the public hearing was closed.

By motion made and seconded (Walgamuth/Chapin) and carried unanimously, the Planning Commission adopted a resolution to: a) adopt the California Environmental Quality Act (CEQA) determination of a Negative Declaration; b) adopt the recommended findings listed in Resolution 2021-015; and c) approve Use Permit 20-0006, based on the recommended findings and subject to the conditions of approval set forth in Exhibit A to Resolution 2021-015, as amended.

ADJOURNMENT: The Planning Commission adjourned at 3:32 p.m.

Submitted by:



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