

Oroville Planning Commission  
Monday, October 19, 2020

Meeting was held via ZOOM.

The meeting was called to order at 4:31 by Arnie Marchand, in Luiz Perez's absence.

Commissioners Present: Arnie Marchand, Suzi Seger, Paul Neir, and Alternate Heather Marthaller

Absent: Luis Perez and Valorie Johnston

Staff present: Kurt Danison, Deanna Rowton, Emily Finsen

Arnie called for any corrections to August meeting's minutes, both of them, and, hearing none, approved the minutes for the August 17 and 31, 2020 meetings.

A Public Hearing for adoption of an Official Zoning Map was opened with the following:

"The Public Hearing for adoption of an Official Zoning Map is now open. The purpose of the hearing is to take testimony and establish the record on the Zoning Map prepared using the best available information on past rezones and other actions that modified the Map..

This public hearing will proceed in an orderly fashion, and I would like everyone's cooperation in the following procedure:

Everyone present will be given an opportunity to be heard. The hearing is being recorded; therefore, when you address the Planning Commission, begin by stating your name and address. Speak slowly and clearly. Only one person will be allowed to speak at a time.

Are there any Commission members present that need to excuse themselves, for any reason, from this hearing? If so, please state your reason for being excused." No one stated that they needed to be excused. The Hearing continued:

"The concern is that this hearing be fair in form and substance as well as appearance. Therefore, I would like to ask if there is anyone in the audience who objects to my participation as chair, or any Commission members' participation in this proceeding. (If there are objections, ask for reasons.)" There were no objections.

"If any of the Commission members have an interest in this property or issue, stand to gain or lose financial benefit as a result of the outcome of this hearing, or do not believe that you can hear and consider this in a fair and objective manner, then please state that fact now." Again, no one stated anything. Continuation:

"Has any member of the Planning Commission engaged in communication outside of this hearing with opponents or proponents on this issue to be heard? If so, that Commission member must place on the record the substance of any such communication so that other interested parties

may have the right at this hearing to rebut the substance of the communication.” There were no comments or reports.

“The purpose of this hearing is for the Planning Commission to hear and consider the pertinent facts relating to the rezone and text amendment request, and to approve, deny, or approve with conditions.

At this time, the floor is open for comments from the audience. Please identify yourself. In fairness to all in attendance, each person will be given an opportunity to address the Commission for an initial period, not to exceed five minutes. If more time is needed, it will be made available after everyone has had a chance to speak. Again, I am requesting the Commission hold their questions for the public and proponent until everyone is done.”

There was no public in attendance, so there was no testimony to be heard. The public testimony portion of the hearing was closed. Paul Neir made a motion “to recommend to Council the new Zoning Map that has been prepared using the best available information on past rezones and other actions that modified the Map.” The motion was seconded by Suzie Seger and passed unanimously.

The next agenda item was the discussion of expiring terms and to send a recommendation to Council. However, Paul expressed a need to table this until next month as he was not sure of his ability to continue. The Commission agreed to table the subject and also the election of Chairman and Vice Chairman until the November meeting.

There was much discussion about Mobile Vendors and the need to have policies in place. Kurt went over the draft proposal that had been sent to the members in August. Paul had a couple questions regarding Zoning and about vendors on Public Property. Kurt explained that the Commission would need to look at the various Zones and determine what would be permitted, but that certainly vendors would be allowed in all Commercial zones. Also, Kurt expressed that vendors at any Community events are a totally separate issue. i.e. Farmer’s Market, May Day, etc.

Kurt explained that this document is just a draft/sample, for the purpose of example and is used by Bridgeport and some of it is used by Omak.

Kurt reported that the Housing Authority has been in communication with the City Council regarding the Harvest Shelter and relocating / replacing some of the buildings. That specific area is zoned R-2. He stated that he was informing the commission because of the possibility of future action needed by the Planning Commission. There may be a need to go through the “Planned Development” process which will require a public hearing.

He also reported that Accessory Dwelling Units has become a current issue. There was discussion about when the subject was dealt with in 2018. The controversy is “attached” versus “detached”. He stated that, according to policy that was adopted back in 2018, a separate garage cannot be used as an ADU. He just wanted the Commission to be aware that it was a current issue being examined.

The meeting was adjourned at 5:18. Next meeting will be November 16<sup>th</sup>.