



Town of Paradise Planning Commission Meeting Agenda 6:00 PM – January 21, 2025

Town of Paradise Council Chamber – 5555 Skyway, Paradise, CA

Planning Commission Staff:

Susan Hartman, Community Development Director
Melanie Elvis, Town Clerk

Planning Commission Members:

Charles Holman Chair
Kim Morris, Vice Chair
Lynn Costa, Commissioner
Carissa Garrard, Commissioner
Zeb Reynolds, Commissioner

CALL TO ORDER

PLEDGE OF ALLEGIANCE TO THE FLAG OF THE UNITED STATES OF AMERICA

ROLL CALL

1. APPROVAL OF MINUTES

- 1a. Approve the Regular Meeting Minutes of November 19, 2024 Planning Commission meeting.

2. COMMUNICATION

- 2a. Recent Council Actions
- 2b. Staff Comments

3. PUBLIC COMMUNICATION

Comments are limited to a maximum of five minutes duration. If more time is needed, please request staff to place the subject on an agenda for a future Commission meeting.

***** PUBLIC HEARING PROCEDURE *****

- A. Staff comments
- B. Open the hearing to the public
 - 1. Project applicant
 - 2. Parties for the project
 - 3. Parties against the project
 - 4. Rebuttals
- C. Close hearing to the public
- D. Commission discussion
- E. Motion
- F. Vote

NOTE: Pursuant to Planning Commission Resolution No. 96-001, any person may speak before the Commission regarding the matter under consideration for a maximum of five minutes unless granted additional time by the Chair. "In accordance with the Americans with Disabilities Act, if you need a special accommodation to participate, please contact the Community Development Dept., at 872-6291 at least 48 hours in advance of the meeting."

4. CONTINUED PUBLIC HEARING - None

5. PUBLIC HEARING

5a. Item to be determined to be exempt from environmental review:

Town of Paradise General Plan Amendment/Rezone Application (PL24-0128): Planning Commission consideration of a resolution recommending Town Council approval of a Town-initiated amendment to the Town of Paradise General Plan land use designation affecting a privately owned +/-1.52 acre cluster of properties from Public Institutional (PI) to Central Commercial (CC) and change the zoning for the same properties from Community Facilities (CF) to Central Business (CB) to remove the zoning previously assigned to Paradise Irrigation District when their corporation yard was located on these parcels and rezone to the adjacent Central Business zoning district. No development is proposed, only a zoning change. The project site is located at 5680, 5690, & 5704 Black Olive Dr, Paradise and further identified as Assessor Parcel Nos. 052-204-001, 002, & 012. (ROLL CALL VOTE)

5b. Item to be determined to be exempt from environmental review:

PARADISE MUNICIPAL CODE: Planning Commission consideration of a resolution that, if adopted, would recommend Town Council adoption of proposed text amendments to the zoning regulations in Paradise Municipal Code (PMC) Title 17 (Zoning Ordinance) and Title 5 (Business Taxes, Licenses, and Regulations). If adopted by the Town Council, the amendments would: 1. identify the boundaries of a Walkable Downtown Core within the Central Business zoning district; 2. amend the land use regulations within the Central Business zoning and the Walkable Downtown Core; 3. amend the vending license regulations to allow food trucks in the Central Business zone; and 4. amend the temporary use permit regulations to allow farmers markets in the Central Business zone. (ROLL CALL VOTE)

6. OTHER BUSINESS

7. COMMITTEE ACTIVITIES

8. COMMISSION MEMBERS

8a. Identification of future agenda items (All Commissioners/Staff)

9. ADJOURNMENT

STATE OF CALIFORNIA)	SS.
COUNTY OF BUTTE)	
I declare under penalty of perjury that I am employed by the Town of Paradise in the Town Clerk's Department and that I posted this Agenda on the bulletin Board both inside and outside of Town Hall on the following date:	

TOWN/ASSISTANT TOWN CLERK SIGNATURE	