

MINUTES
PARADISE TOWN COUNCIL
REGULAR MEETING – 6:00 PM – March 12, 2019

1. OPENING

The Regular meeting of the Paradise Town Council was called to order by Mayor Jones at 6:01 p.m. in the Town Council Chamber located at 5555 Skyway, Paradise, California who led the Pledge of Allegiance to the Flag of the United States of America. An invocation was offered by Council Member Bolin.

COUNCIL MEMBERS PRESENT: Greg Bolin, Steve Crowder, Melissa Schuster, Mike Zuccolillo and Jody Jones, Mayor

COUNCIL MEMBERS ABSENT: None

STAFF PRESENT: Town Manager Lauren Gill, Town Attorney Dwight Moore, Town Clerk Dina Volenski, Administrative Services Director Gina Will, Public Works Director/Town Engineer Marc Mattox, Administrative Analyst Colette Curtis, Business and Housing Services Director Kate Anderson, Police Chief Eric Reinbold, Assistant Planner Susan Hartman, Fire Chief John Messina, Senior Accountant Sandi Miller.

Councilmember Zuccolillo asked to have 2 items added to the agenda.

In order for the Council to discuss and make the recommendation on these matters, the items must be formally added to the agenda. It takes a two-thirds vote to add the items to the agenda, or if less than two-thirds are present, a unanimous vote of those present.

As such, Council s requested to take the following actions:

Council Action Requested: (1) Pursuant to Government Code Section 54954.2 (b)(2) the Town Council finds that there is a need to take immediate action regarding mobile home parks and that the need for action came to the attention of the Town subsequent to the posting of the agenda.

The action relates to the following items:

Agenda item 1(f): California Public Utility Commission (PUC) will have mitigation efforts regarding Pacific Gas and Electric, requesting that the Town of Paradise have a seat at the table during these mitigation efforts.

MOTION by Crowder, seconded by Shuster to add item 1(f) to the agenda. Roll call vote was unanimous.

Agenda item 1(g): Consider adopting a Resolution of the Town Council of the Town of Paradise to Direct the Expedited Rebuilding of Paradise Mobile Home Parks to Provide Housing to Paradise Residents Displaced by the Camp Fire. (Crowder/Zuccolillo)

MOTION by Zuccolillo, seconded by Crowder, to add item 1(g) to the agenda. Roll call vote was unanimous.

1e. Updates from Agencies regarding the Camp Fire.

- CAL OES – Eric Lamoureux – They are still trying to collect ROE form; the biggest challenge in the cleanup process is weather because, they cannot cleanup properties if the soil is saturated with water.
- FEMA – David Samagiello – They are still looking for housing solutions, because there are 1300 families who need housing.
- Paradise Irrigation District (PID) – Kevin Phillips – The system is up and running, although the system is still contaminated, PID will systematically be fixing the compromised system by different zones.
- Paradise Unified School District – Michelle John – The District is preparing to return the ridge in August; they are planning to test the pipes and fields at the school and are looking at a ten-year rebuild of the schools.
- Pacific Gas & Electric – Dan Blair – received 658 applications for services in the area; they have cut all of the Priority 1 trees and the goal is to finish cutting the priority 2 trees by the summer.
- Trees & Bio Mass – Jim Broshears – There has been a request for funding for category 3 trees that are on private property but effect the public right of way; They are working on Grant requests for private property trees that are not in the public right of way. Mr. Broshears estimated that there are 600,000 trees that affect the public right of way or building sites.
- Comcast – Jeff Vogt – Comcast expects to have services to most of the Town by the end of the month.
- Chamber of Commerce – Monica Nolan – Created a new logo which has been well received; 2/3 of the membership has given their status and Party in the Park has been rescheduled for Wednesdays so that it does not interfere with the Chico market on Thursdays.
- US Post Office – Michael Johnson – They are getting employees back to work and transitioning back to a new normal.

1f. Council Member Zuccolillo introduced this item and emphasized that there is a deadline tomorrow for an application process with the CPUC through the mitigation process with PG&E where they will be dealing with things such as mitigation and potential fines. Council Member Zuccolillo thinks the Town needs a seat at the table and should provide comments to the CPUC. (580-10-053)

MOTION by Schuster, seconded by Bolin, Authorize the Town Manager to submit comments to the California Public Utility Commission. Roll call vote was unanimous.

1g. Councilmember Zuccolillo introduced this agenda item to consider adopting a Resolution of the Town Council of the Town of Paradise to Direct the Expedited Rebuilding of Paradise Mobile Home Parks to Provide Housing to Paradise Residents Displaced by the Camp Fire.

Councilmember Bolin asked how this will change what CAL OES already has prioritized.

Eric Lamoureux from CAL OES explained that mobile home parks are at the top of CAL OES priority list but they have not received the Right of Entry (ROE) forms so that they can begin.

Patty inquired whether most mobile home parks will stay senior mobile home parks.

Thomas Wahl asked if Evergreen Park is on the list.

Councilmember Schuster stated she believes it is important to prioritize Trailer Parks but she is comfortable with what CAL OES already has in process.

Councilmember Bolin also believes it is important but thinks the resolution is asking CAL OES to do things they can't do legally without the Right of Entry forms.

Councilmember Crowder asked if there is work being done on ROE's if the owners can't be found.

Mayor Jones says that the county wants an indemnity agreement from Trailer Park Owners and that agreement is still being decided upon.

Council agreed to continue to work on this resolution and bring this item back to council at a later date with changes to the resolution such as which parks to prioritize and with stated dates.

2. CONSENT CALENDAR

MOTION by Bolin, seconded by Schuster, approved consent calendar items 2a-2f as presented. Roll call vote was unanimous.

- 2a. Approved minutes of the November 13, 2018 Emergency and Regular Town Council meeting.
- 2b. Approved February 2019 cash disbursements in the amount of \$1,708,246.40.
- 2c. Accepted offer from CSU, Chico to coordinate, on behalf of the Town of Paradise, academic involvement in the recovery process through Wildcat Rise. (420-50-051)

- 2d. 1. Awarded Contract No. 19-04, Alternative Program Fire Debris Removal Project, to Franklin Construction of Chico, CA in the amount of their Base Bid of \$122,500 and authorized the Town Manager to execute a contract with Franklin Construction of Chico, CA as approved by the Town Attorney; and, 2. Authorized staff to issue additional task orders for work dependent upon asbestos site surveys and soil sampling results. (420-25-004, 510-20-224)
- 2e. Accepted the various private citizen and business donations offered to the Town of Paradise during the month of February 2019 in the amount of \$62,546.18. (395-50-024)

3. ITEMS REMOVED FROM CONSENT CALENDAR - None

4. PUBLIC COMMUNICATION

Ronald Lassonoc is concerned about Paradise Irrigation District recovery plan.

Ward Habriel has received a lot of positive feedback for the daffodils around Town and shared that the Paradise Garden club will not do a Garden Tour this year.

Thomas Wahl is confused about the cleanup.

Megan Kurtz, a representative from Chico State, spoke regarding the academic inquiries to the Town and offered Chico state as an available tool to help support the inquiries to the Town of academic nature.

5. PUBLIC HEARINGS

- 5a. Mayor Jones announced that the Town Council would conduct the duly noticed and scheduled public hearing concerning an Ordinance Amending Text Regulations within Paradise Municipal Code Title 17 Relative to the Reconstruction of Nonconforming Uses. Upon conclusion of the public hearing consider adopting the recommended action. 1. Concurring with the project "CEQA determination" finding adopted by the Planning Commission on February 19, 2019, and embodied within Planning Commission Resolution No. 19-01; and, 2. Waiving the first reading of Town Ordinance No. 576 and read by title only; 3. Introducing Town Ordinance No. 576, "An Ordinance Amending Text Regulations within Paradise Municipal Code Title 17 Relative to the Reconstruction of Nonconforming Uses". (540-16-145)

CDD Manager/ Assistant Planner Susan Hartman presented a brief overview of Ordinance No. 576 concerning legal nonconforming use, which is referring to old Butte County zoning but no longer conforms to the current zoning regulations. Properties destroyed during a natural disaster allow a legal nonconforming use to be rebuilt without a Condition Use Permit with conditions:

- Construction would need to start within 1 year of the debris removal being signed off;
- Construction would need to be completed within 3 years; and
- The building/structure could not be any more nonconforming than it was before.

Councilmember Bolin asked about those properties that have non-conforming septic's.

Hartman said the septic tanks would have to be upgraded to current standards.

Councilmember Zuccolillo asked about those properties that are encroaching on other properties.

Hartman stated those properties would have to readjust in accordance to the property lines.

Schuster asked if there are incentives to have these properties move into conformance.

Public Hearing was opened at 8:10 p.m.

Ward Habriel – gave a brief history overview of Town of Paradise before incorporation.

Thomas Wahl – is concerned with his property's zoning.

Mayor Jones closed the public hearing at 8:13 p.m.

Councilmembers discussed the proposed amendment. Expressed they do not want houses on commercial lots. Components such as the planning process and obtaining a sewer for the Town of Paradise would effect this proposed amendment. Council all concurred and asked staff to table this amendment and bring it back to council at a later date.

6. COUNCIL CONSIDERATION

- 6a. Administrative Services Director Gina Will gave a Budget update and a review of the Towns financial position.

MOTION by Mayor Jones, seconded by Bolin considered the following:

1. Reviewed and approved the 2018/19 mid-year budget report and budget adjustments; and (340-40-015)
2. Approved purchase of three Police Ford Interceptors from Measure C reserves; and (395-70-015, 480-35-002)
3. Approved termination of 2018/19 TRAN credit line; and (350-10-003)
4. Approved reclassification of 2 Public Workers Maintenance Worker I to Maintenance Worker II; and
5. Authorized Town Manager to enter into an agreement for services

for a Classification and Total Compensation Study with the Option of Organizational Structure Review; and

6. Approving recommended changes and Waiving the first reading of Town Ordinance No. 576 and read by title only; and introducing Town of Paradise Ordinance No. 576 An Ordinance relating to purchasing supplies and services; and (540-16-147)
7. Provided direction to staff for scheduling a Town Council goal setting workshop to discuss 2019/20 budget priorities.

Roll Call vote was unanimous.

- 6b. Assistant Planner Susan Hartman gave an overview on the proposed amendment to accommodate debris removal work crews need for storage.

Motion by Zuccolillo, seconded by Schuster, considered waiving the reading of entire Town of Paradise Urgency Ordinance No. 577 and adopting Town of Paradise Urgency Ordinance No. 577, "An Amendment to Urgency Ordinance 572 of the Town Council of the Town of Paradise Establishing Requirements for the Removal of Fire Damaged Debris From Private Property Following the Camp Fire, to allow for the temporary placement of vehicle and equipment yards, as defined in PMC Section 17.04.500, associated with debris removal through the issuance of a temporary use permit." Roll call vote was unanimous. (540-16-141, 540-16-146, 420-25-004)

- 6c. Marc Mattox Town Engineer gave an overview of the process of selecting a consultant for the rebuild effort. Stated the department is lacking a building official and plan checker.

Martin Olson, with WC3 thought his and another company were the only ones with the required 1 year of disaster experience. Did not understand how 4Leaf met the requirement.

MOTION by Zuccolillo, seconded by Shuster, authorized staff to enter negotiations with recommended consultant for Recovery and Rebuild Services (Development Services staff augmentation) and authorize the Town Manager to enter into an agreement (or multiple agreements, if needed.) The contractual staff augmentation will be on an "as needed" basis to assist with the disaster recovery and rebuild process. Roll Call vote was unanimous. (710-05-022, 510-20-223)

- 6d. This item has been postponed to a future meeting - Consider authorizing the Town Manager to enter into an agreement with Hero CMO for communication strategy and support services with an agreement not to exceed \$102,215 contingent upon grant award from the Butte Strong Fund.

7. COUNCIL INITIATED ITEMS AND REPORTS

7a. Council initiated agenda items – See 1f and 1g.

7b. Council reports on committee representation

Council Member Zuccolillo attended a meeting regarding mobile home park owners.

Council Member Schuster attended meetings for Explore Butte County, Mosquito and Vector District, Barry Long with UDA, Connect with Council, Shasta Cascade Wonderland, BCAG and BCAQMD, Cordova High School made 19 dog houses and donated them to Animal Control.

Council Member Crowder attended connect with Council, PPD ride along, a check presentation at Paradise Unified School District.

Council Member Bolin attended Connect with Council and a finance committee meeting.

Mayor Jones was asked to testify at the PG&E bankruptcy hearing.

7c. Future Agenda Items – Mayor Jones is concerned about how people will be eligible to vote in Paradise and how the census will determine the population in Paradise.

Update on Paradise Sewer Project - Alternative Selection (Mayor Jones)

Mayor Jones spoke on the Sewer Project, stated that a federal funding source we were originally not qualified to apply for has become available. Mayor Jones stated that the Council needs to select an alternative plan to take into the environmental process. She stated that the meetings with state representatives look promising that we will get funding for the environmental phase. The alternative plans include connecting to Chico's waste system, or building our own waste system.

8. STAFF COMMUNICATION

8a. Town Manager Report – None

Mayor Jones adjourned the meeting to Closed Session at 9:34 p.m.

9. CLOSED SESSION

- 9a. Pursuant to Government Code Section 54957.6, the Town Council held a closed session to meet with Lauren Gill, Gina Will and Crystal Peters, its designated representatives, regarding labor relations between the Town of Paradise and the Paradise Police Officers Association, Confidential Mid-Management Association, General Employees Unit, Police Mid-Management Unit and the Management Group.

At 10:05 p.m. Mayor Jones reconvened the meeting and announced that the Town Council met in closed session to discuss labor relations with Town of Paradise Employee groups and gave direction to staff.

10. ADJOURNMENT

Mayor Jones adjourned the meeting at 10:06 p.m.

Date Approved: May 14, 2019

_____/s/_____
Jody Jones, Mayor

Attest:

_____/s/_____
Dina Volenski, CMC, Town Clerk