



TOWN OF PARADISE

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TOWN ENGINEER MEETING AGENDA REGULAR MEETING – 2:00 PM – August 12, 2015

In accordance with the Americans with Disabilities Act, if you need a special accommodation to participate, please contact the Town Clerk's Dept., at 872-6291 at least 48 hours in advance of the meeting. Hearing assistance devices for the hearing impaired are available from the Town Clerk. Members of the public may address the Town Engineer on any agenda item, including closed session. If you wish to address the Town Engineer on any matter on the Agenda, it is requested that you complete a "Request to Address Council" card and give it to the Town Clerk prior to the beginning of the Town Engineer Meeting. All writings or documents which are related to any item on an open session agenda and which are distributed to the Town Engineer within 72 hours of a Regular Meeting will be available for public inspection at the Town Hall in the Town Clerk Department located at 5555 Skyway, Room 3, at the time the subject writing or document is distributed to a majority of the subject body. Regular business hours are Monday through Thursday from 8:00 a.m. to 5:00 p.m.

CALL TO ORDER

1. APPROVAL OF MINUTES

- a. Approve minutes from July 28, 2011 meeting.

2. PUBLIC COMMUNICATION (Public Presentation of Non-Agenda Items)

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 Town Engineer meeting.

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

- | | | | |
|----|--------------------------------|----|-----------------------------|
| A. | Staff Comments | C. | Close hearing to the public |
| B. | Open the hearing to the public | D. | Project decision |

3. PUBLIC HEARING

- a. IRONWOOD ENTERPRISES, LLC (EN15-00079) – Certificate of Correction to reduce a 15-foot building setback line to 12-foot for property located at 6072 Skymeadow Way, Paradise and identified as AP No. 052-040-101.

4. ADJOURNMENT

STATE OF CALIFORNIA) COUNTY OF BUTTE)	SS.
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:	
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TOWN/ASSISTANT TOWN CLERK SIGNATURE	

MINUTES

CALL TO ORDER

1. APPROVAL OF MINUTES – June 8, 2010

Town Engineer Dennis Schmidt approved the minutes of the June 8th, 2010 meeting.

2. PUBLIC COMMUNICATION (Public Presentation of Non-Agenda Items) – None.

3. PUBLIC HEARING

a. Item proposed to be determined categorically exempt from environmental review

Town Engineer Dennis Schmidt reviewed the applicant's request. This Certificate of Correction is proposing to eliminate the 20 foot building setback line for property located at 1201 Alta Cedar Lane, Paradise CA, and replace it with the current required (by zoning regulation) building setback line of 15 feet from the edge of the easement (30 feet from the centerline of the easement), identified as AP No. 053-132-085

Present at the meeting were **Lorrie Lundy of L & L Surveying.**

The hearing was opened to the public. **Appearing: No one.**

The Town Engineer closed the hearing to the public.

Town Engineer Dennis Schmidt adopted the following findings as provided by staff and approved the Claudia Powell Certificate of Correction (EN11-00040) for recording.

FINDINGS

- a. Find that the project is categorically exempt from the requirements of CEQA, pursuant to Section 15369.
- b. Find that the project is consistent with the goals and land use development policies of the current Paradise General Plan.
- c. Find that Section 66472.1 of the Subdivision Map Act allows this type of correction.
- d. Find that Section 17.20.400 of the Town of Paradise Municipal Code establishes current setback regulations from a private Street in the TR 1/3 zone as 30.0 feet from the centerline of the easement.
- e. Find that Section 16.14 of the Town of Paradise Municipal Code authorizes the Town Engineer or the Planning Commission to correct or amend a final map after it has been recorded with the Butte County Recorder.
- f. Find that the Town's Contract Land Surveyor has reviewed this Certificate of Correction, and has approved the Certificate submitted as submitted.

4. **ADJOURNMENT**

The hearing was adjourned at 2:05 p.m.

M E M O R A N D U M

AGENDA NO. 3(a)

TO: File

FROM: Marc Mattox, Public Works Director/Town Engineer

SUBJECT: Ironwood Certificate of Correction
(EN15-00079), AP 052-040-101

DATE: July 30, 2015

BACKGROUND: The project applicant is requesting approval to record a certificate of correction to reduce the fifteen foot (15') rear building setback line on Lot C, as shown on the Skyway Meadows Unit One Subdivision, as filed in Book 175, at Pages 33 through 35 of Maps, in the Office of the Recorder of Butte County, California.

The proposed correction is to reduce the fifteen foot (15') rear building setback line, previously established for a now expired planned development, to twelve foot (12'). While the current Community Commercial (C-C) zoning regulations allow for a zero side and rear yard setback, there is an existing twelve foot (12') public service and drainage easement located on the rear of Lots A and C that would preclude any construction within that area.

ANALYSIS: Legal advice obtained from the Town Attorney indicated that the request to amend a final map is allowed under Section 66472.1 of the Subdivision Map Act. This proposed modification is consistent with current zoning standards.

ANALYSIS CONCLUSION: Based upon Section 66472.1 of the Subdivision Map Act and Section 17.20.400 of the Town of Paradise Municipal Code, staff is recommending approval of the certificate of correction.

REQUIRED FINDINGS FOR APPROVAL

- a. Find that the project is categorically exempt from the requirements of CEQA, pursuant to Section 15369.
- b. Find that the project is consistent with the goals and land use development policies of the current Paradise General Plan.
- c. Find that Section 66472.1 of the Subdivision Map Act allows this type of correction.

- d. Find that Section 16.14 of the Town of Paradise Municipal Code authorizes the Town Engineer or the Planning Commission to correct or amend a final map after it has been recorded with the Butte County Recorder.
- e. Find that the Town's Contract Land Surveyor has reviewed this Certificate of Correction, and has approved the Certificate as submitted.

RECOMMENDED ACTION: Adopt the findings for approval as provided by staff and approve the Certificate of Correction for recording.