

**CITY OF CHICO PLANNING COMMISSION
MINUTES OF THE REGULAR MEETING OF
June 21, 2018**

Municipal Center
421 Main Street
Council Chambers

Commissioners Present: Bob Evans, Vice Chair
 Lupita Arim-Law
 Cynthia Arregui
 Dale Bennett
 John Howlett

Commissioners Absent: Toni Scott, Chair
 Evan Tuchinsky

Staff Members Present: Brendan Vieg, Deputy Director
 Bruce Ambo, AICP, Principal Planner
 Matt Johnson, Senior Development Engineer
 Shannon Costa, Assistant Planner
 Robyn Ryan, Administrative Assistant
 Andrew Jared, Assistant City Attorney

1. CALL TO ORDER

Vice -Chair Evans called the meeting to order at 6:00 pm.

1.1 Vice-Chair Evans led the Pledge of Allegiance.

1.2 Commission members and staff were present as noted.

2. EX PARTE COMMUNICATION

Commissioner Arregui stated she has driven by the project site.

3. CONSENT AGENDA

3.1 *Commissioner Arregui moved to approve the minutes for the June 7, 2018, meeting. Commissioner Howlett seconded the motion which passed 5-0-2 (Scott and Tuchinsky absent).*

4. PUBLIC HEARING ITEMS

4.1 **Use Permit UP 17-24 (Chico Veteran’s Village); 1993 Bruce Road; APN 018-390-021-**

Assistant Planner Shannon Costa provided the staff report and answered questions from the Commission.

Vice-Chair Evans opened the public hearing at 6:07 pm.

The applicant’s representative, Brad Long, from the Veteran’s Resource Center,

addressed the Commission and answered any questions from the Commission.

The architect for the project, Kurt Jorgensen, with NMR Architects, addressed the Commission and answered any questions.

Bob Mullholland and Scott Huber both addressed the Commission to state their support of this project.

Mike Trolinder also addressed the Commission, he stated he wasn't against the project but was concerned about the Neighborhood Commercial zoning being affected with this project and that it would take away from the walkable community.

With no other members of the public wishing to address the Commission, Vice-Chair Evans closed the public hearing at 6:20 pm.

Commissioner Arim-Law had a question for the applicant about why and how they chose this particular location.

Vice-Chair Evans re-opened the public hearing at 6:21 pm.

Brad Long responded that the Veteran's Resource Center and their community partners identified this particular location based on the fact it was available to purchase at the right price and the location to other veteran's services was good.

Vice-Chair Evans closed the public hearing at 6:22 pm.

Commissioner Arim-Law moved that the Planning Commission adopt Resolution No. 18-13, approving the Use Permit 17-24 and Architectural Review 17-48 (Chico Veteran's Village) subject to the conditions as set forth therein.

Commissioner Arregui seconded the motion which passed 5-0-2 (Scott and Tuchinsky absent).

5. **REGULAR AGENDA**
None.

6. **BUSINESS FROM THE FLOOR**
None.

7. **REPORTS & COMMUNICATIONS**

Principal Planner Bruce Ambo reported the City Council heard the appeal on the street connection for the Marigold Heights project the Planning Commission approved and the City Council upheld the appeal. The street connection offer of dedication will be eliminated from the final map.

Principal Planner Ambo reminded the Commissioners there will not be a July 5, 2018, Planning Commission meeting due to a lack of quorum.

Deputy Director Brendan Vieg reported that due to the number of projects coming forward there will be the two regularly scheduled Planning Commission meetings. In addition, a third meeting may be added because of the volume of projects. The Land Absorption Study, Sustainability Indicator Report and Title 19 Amendments will be pushed back to a later date due to the number of private application projects that will take precedence.

8. ADJOURNMENT

There being no further business from the Commission, the meeting was adjourned at 6:29 pm to the Regular meeting of Thursday, July 19, 2018 at 6:00 pm.

Date Approved

Bruce Ambo, Principal Planner
Community Development Department /
Planning Commission Secretary