

CITY OF CHICO PLANNING COMMISSION
REGULAR MEETING OF
June 1, 2023
Minutes

Municipal Center
421 Main Street
Council Chambers

Commissioners Present: Larry Wahl, Chair
Toni Scott, Vice Chair
Paul Cooper
Brandi Laffins
Lindsay Poulin
Maggie Scarpa
Mark Wolfe

Commissioners Absent:

Staff Members Present: Bruce Ambo AICP, Principal Planner
Kelly Murphy, Senior Planner
Debbie Presson, City Clerk
Nat Kratochvil, Assistant Engineer
Marina Ramirez- via Zoom
Nicole Acain, Administrative Assistant

1. CALL TO ORDER

Chair Scott called the meeting to order at 6:00 pm.

1.1 *Chair Scott led the Pledge of Allegiance.*

1.2 Commission members and staff were present as noted.

1.3 Oath of Office

City Clerk, Debbie Presson gave the oath of office to the Planning Commissioners Brandi Laffins, Maggie Scarpa and Mark Wolfe.

1.4 Selection of Chair and Vice Chair

Selection of Chair/Vice Chair- Debbie Presson

Commissioner Wolfe nominated Commissioner Wahl for Chair (7-0)
Commissioner Scott nominated Commissioner Poulin for Vice Chair
Commissioner Wahl nominated Commissioner Scott for Vice Chair; Commissioner Poulin declined her nomination (7-0).

Call to Order- After the re-organization of the Planning Commission, The Planning Commission meeting was called to order by Chair Larry Wahl.

2. CONSENT AGENDA

Commissioner Scott moved to approve the minutes from the March 2, 2023, meeting.

Commissioner Cooper seconded the motion.

The motion carried by the following vote:

AYES: Wahl, Scott, Cooper, Laffins, Poulin, Scarpa, Wolfe.

NOES: None.

ABSTAIN: None.

ABSENT: None.

3. BUSINESS FROM THE FLOOR

4. PUBLIC HEARINGS

4.1 Use Permit 22-09 (Casino Chico); 325 Broadway, APN 004-151-010: A request to establish a cardroom use in the DN (Downtown North) zoning district. The site is located on the easterly side of Broadway Street, between W. 3rd and W. 4th streets in Downtown Chico. The site is identified as Commercial Mixed Use on the General Plan Land Use Diagram and is zoned DN-L-COS (Downtown North with Landmark and Corridor Opportunity Site overlays). The project has been determined to be categorically exempt from environmental review pursuant to the California Environmental Quality Act (CEQA) Guidelines Sections 15301 (Existing Facilities) and 15332 (In-Fill Development Projects). **Questions regarding this project may be directed to Senior Planner Kelly Murphy at (530) 879-6535 or kelly.murphy@chicoca.gov.**

Senior Planner Kelly Murphy presented an overview of the project.

Chair Wahl opened the public hearing and invited public comments.

Addressing the Commission on this item were: Jon Scott- Applicant, Thad Winzenz, Downtown businessowner Jason Colabove- Downtown business owner, Stephen Dalton- Employee, Aaron Amator, Mark English- Owner of 3rd party group, Eric Stanley, James Giden- Employee, Patrick Mitchell, Andy Collins- Employee.

With no other members of the public wishing to address the Commission, Chair Wahl closed the public hearing at 7:07 pm.

Commissioner Cooper moved that the Planning Commission approve Resolution No 23-03 (Attachment A) determining the project is categorically exempt from further environmental review pursuant to CEQA Sections 15301 and 15332 approving Use Permit application 22-09 (Casino Chico), subject to the recommended conditions.

Commissioner Poulin seconded the motion.

The motion was approved by the following vote:

AYES: Wahl, Cooper, Laffins, Poulin, Scarpa.

NOES: Scott, Wolfe.

ABSTAIN: None.

ABSENT: None.

5. **REGULAR AGENDA**

None.

6. **REPORTS AND COMMUNICATION**

None.

7. **ADJOURNMENT**

The meeting adjourned at 7:12 pm. to the following regular meeting of Thursday, June 15, 2023.

Date Approved

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