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Chico Community Development Department
411 Main Street, 2nd Floor
(530) 879-6800

Agenda Prepared 03-20-18
Agenda Posted 03-21-18
Prior to: 5:00 p.m.

CITY OF CHICO
ZONING ADMINISTRATOR
AGENDA
MEETING OF MARCH 27, 2018
Municipal Center - 411 Main Street - Engineering Conference Room, 2nd Floor
3:00 P.M.

CONDUCT OF PUBLIC HEARINGS – All those present are encouraged to participate in the hearing process. An agenda item is first introduced by the Zoning Administrator and then presented by a staff member. The Administrator then opens the public hearing and provides an opportunity for the proponent to address the item. Following the proponent’s statement, if any, the Administrator will invite any other interested party to address the matter. After all those wishing to speak have done so, the proponent is given time to offer final comments. At the conclusion of testimony, the Administrator will close the hearing.

Please limit presentations to a maximum of 3 minutes or other time limit as determined by the Zoning Administrator so that all interested parties will have an opportunity to speak. After you speak, please print your name and address on the speakers sign-in sheet with the secretary, in order to obtain correct spelling and maintain accurate records.



Please contact the City Clerk at (530) 896-7250 should you require an agenda in an alternative format or should you need to request a disability-related modification or accommodation in order to participate in a meeting. This request should be received at least three working days prior to the meeting in order to accommodate your request. Anyone who has difficulty hearing the proceedings of a meeting may be provided with a portable listening device by requesting one from the City Clerk.

Any person or persons dissatisfied with a Zoning Administrator decision may appeal that decision to the City Council within 10 calendar days. In accordance with Government Code Section 65009, if any person(s) challenges the action of the Zoning Administrator, said person(s) may be limited to raising only those issues that were raised at the public hearing described in this notice, or in written correspondence delivered to the Zoning Administrator at, or prior to, the public hearing.

Materials related to an item on this agenda submitted to the Zoning Administrator after distribution of the agenda packet are available for public inspection in the Community Development Department at 411 Main Street, 2nd Floor, Chico, CA 95928 during normal business hours.

NOTE: Items Not Appearing on Posted Agenda - For each item not appearing on the posted agenda, upon which the Administrator wishes to take action, he must make one of the following determinations:

1. Determine that the need to take action arose subsequent to the agenda being posted.
2. Determine that the item appears on a posted agenda for a meeting occurring not more than five calendar days prior to this meeting and the item was continued to this meeting.

**ZONING ADMINISTRATOR AGENDA
MEETING OF MARCH 27, 2018**

1. INTRODUCTION

- 2. NOTICED PUBLIC HEARING ITEMS** - Any person may speak during the public hearing on the item listed below.

2.1 Modification 18-01 of Use Permit 03-51 (Diamond Hotel/Morehead Building) 220 West 4th Street and 336 Broadway, APNs 004-132-006 and 004-132-005:

A request to modify an approved use permit to authorize the expansion of the existing Diamond Hotel to the second floor of the adjacent Morehead Building. The site is designated Commercial Mixed Use (CMU) on the City of Chico General Plan Land Use Diagram) and is zoned DN -L, -COS (Downtown North with a Landmark and Corridor Opportunity Site overlay. The proposed modification request is categorically exempt from the California Environmental Quality Act (CEQA) pursuant to CEQA Guidelines Section 15302 (Replacement or Reconstruction). Questions regarding this project may be directed to Associate Planner Kimber Gutierrez, who can be reached at (530) 879-6810 or kimber.gutierrez@chicoca.gov.

- 2.2 Use Permit 18-02 (Schmidt) 1177 E. 7th Street, APN 004-412-002:** A request to authorize a detached residential accessory structure that exceeds 25-percent of the size of the main dwelling. The applicant intends to demolish an existing 468-square-foot accessory structure and construct a new 508-square-foot structure in roughly the same footprint. The structures intended use would be for storage and practice of musical instruments. The site is designated Low Density Residential on the General Plan Land Use Diagram and is zoned R1 (Low Density Residential). This project is categorically exempt from the California Environmental Quality Act (CEQA), pursuant to CEQA Guidelines Section 15303 (New Construction or Conversion of Small Structures). Questions regarding this project may be directed to Assistant Planner Shannon Costa, who can be reached at (530) 879-6801 or shannon.costa@chicoca.gov.

3. ADJOURNMENT