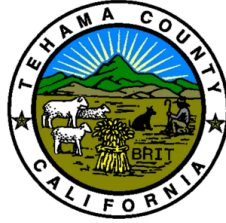


TEHAMA COUNTY PLANNING COMMISSION



Board Chambers
Time: 9:00 AM
Location: Board Chambers
Administration Building
727 Oak Street, Red Bluff, CA 96080
<https://tehamacounty.legistar.com/Calendar.aspx>

AGENDA FOR THURSDAY, FEBRUARY 20, 2025

DATE: Thursday, February 20, 2025
TIME: 9:00 AM
LOCATION: BOARD CHAMBERS
ADMINISTRATION BUILDING
727 OAK STREET
RED BLUFF, CALIFORNIA 96080

Use of Cell Phones During Meetings: The Commission appreciates your cooperation in turning off or muting all cell phones during the meeting.

Recording Device used to record the meeting.

I. PLEDGE OF ALLEGIANCE

II. CITIZENS CONCERNS

This time is set aside for citizens to address the Planning Commission on any item of interest to the public that is within the subject matter jurisdiction of the Commission. No action may be taken on any item not appearing on the agenda unless the action is otherwise authorized by Government Code Section 54954.2(b) (typically, this applies to items meeting criteria as an off-agenda emergency). The Chair reserves the right to limit each speaker to three (3) minutes. Disclosure of a speaker's identity is purely voluntary during the public comment period.

Members of the public who are unable to attend in person may participate, listen and watch in the following ways:

1) To participate in the Board meeting, the public may listen and comment over the phone by calling: (530) 212-8376, conference code 933876. Press 5* to raise your hand to

comment.

2) Members of the public who are unable to attend in person may watch and listen via the web at: <https://tehamacounty.legistar.com/Calendar.aspx>. To comment on an upcoming agenda item, call (530) 212-8376, conference code 933876. Press 5* to raise your hand to comment at the time the item is called.

III. MINUTES OF THE MEETING

- 1. **APPROVAL OF MINUTES - November 7, 2024** [24-2259](#)
 A.) Approval of November 7, 2024, Planning Commission Meeting Minutes.
- 2. **APPROVAL OF MINUTES - December 19, 2024** [25-0004](#)
 A) Approval of the December 19, 2024 Planning Commission Meeting Minutes
- 3. **APPROVAL OF MINUTES - January 16, 2025** [25-0205](#)
 A). Approve the January 16, 2025, Planning Commission Meeting Minutes.

IV. PUBLIC HEARING

- 4. **USE PERMIT #23-05; VERIZON WIRELESS** [25-0211](#)
 Staff recommends that the Planning Commission:

 A. Public Hearing - Conduct a public hearing to consider Use Permit #23-05 and the associated Mitigated Negative Declaration.

 B. Move that the Planning Commission approve the Findings in Attachment D for Use Permit #23-05; including the CEQA Findings for the adoption of the Mitigated Negative Declaration; and

 C. Move that the Planning Commission approve Use Permit #23-05 subject to the Conditions in Attachment E, and the associated Mitigated Negative Declaration.

6. APPEAL HEARING, THOMAS FRANKOVICH [25-0175](#)

a) HEARING - Planning Commission shall hold an administrative hearing to determine whether the conditions existing on the property constitute a public nuisance (Code) under Chapter 10.16 of the Tehama County Code:

Owner: Thomas E. Frankovich, Trustee of
 Thomas E. Frankovich Living Trust dated 12/12/2006
 DBA Family-Black Butte Bison Ranch
 Site Address: 1495 Black Butte Rd., Orland
 APN: 085-140-008 (District 5)

b) RESOLUTION - Request adoption of a Resolution declaring the

existence of a public nuisance on the property is a use or condition of the property in violation of Tehama County Code Chapter 10.16;

7. ENVIRONMENTAL HEALTH / CODE ENFORCEMENT - Hearing on [25-0188](#) Notice Issued by The Enforcing Officer in Public Nuisance Enforcement Action Against the Premises

A) HEARING - Planning Commission shall hold an administrative hearing to determine whether the conditions existing on the property constitute a public nuisance under Chapter 10.16(Code) of the Tehama County Code

Owner: D A Katrina James
Site Address: Kopta Rd., Corning
APN: 075-250-042 (District 5)

B) RESOLUTION - Request adoption of a Resolution declaring the existence of a public nuisance on the property is a use or condition of the property in violation of Tehama County Code 10.16; is unsafe or detrimental to public health, safety, and/or welfare; ordering abatement thereof; and directing an itemized accounting of the costs incurred in abating the nuisance.

V. DIRECTOR COMMENTS

VI. ADJOURN

NOTE:

Any written materials related to an open session item on this agenda that are submitted to the Planning Department less than 72 hours prior to the Planning Commission Meeting, and that are not exempt from disclosure under the Public Records Act, will promptly be made available for public inspection at the Tehama County Planning Department, 444 Oak Street, Room "1", Red Bluff, California, during normal business hours.

Anyone wishing to appeal a decision of the Planning Commission may do so within 10 calendar days for Use Permits and Tracts (Subdivisions). A \$575.00 filing fee (\$745.00 filing fee if appealing a Public Works condition) must be submitted with the letter of appeal. Requests for a re-hearing must be submitted within 5 calendar days for General Plan Amendments and Rezones. The appeal/request with fees must be submitted to: Tehama County Clerk of the Board of Supervisors, P.O. Box 250, 633 Washington Street, Room 12, Red Bluff, CA 96080.

Postmarks will not be accepted.

MINUTES, AGENDAS, and AGENDA MATERIAL are available on our website at <https://tehamacounty.legistar.com/Calendar.aspx>