



BUTTE LOCAL AGENCY FORMATION COMMISSION

Minutes of November 3, 2022

(A complete voice recording of the Commission's meetings can be obtained from www.buttelafco.org)

1. CALL TO ORDER

Chair Connelly called the meeting to order at 9:00 a.m., November 3, 2022, in the City of Oroville Council Chambers, 1735 Montgomery Street, Oroville, California. The meeting was also available to be viewed through Zoom Webinar.

1.1 Roll Call

Commissioners Present: Steve Betts (Public)
 Al McGreehan (Special District)
 Bill Sharman (Special District)
 Bruce Johnson (City)
 Chuck Reynolds (City)
 Tod Kimmelshue (County)
 Bill Connelly (Chair-County)

Commissioners Absent: Greg Bolin (City)

Alternate Commissioners Present: Don Rust (Public)

Alternate Commissioners Absent: Larry Bradley (Special District)

Others Present: Stephen Lucas, LAFCO Executive Officer
 Jill Broderson, LAFCO Management Analyst
 Shannon Costa, LAFCO Deputy Executive Officer
 Krystal Bradford, LAFCO Commission Clerk
 P. Scott Browne, LAFCO Legal Counsel

2. CONSENT AGENDA

2.1 Approval of the Minutes of October 6, 2022

Chair Connelly asked if there were any questions or comments from the Commission or any electronic or public comment on the consent agenda. No comments received.

2.2 Adoption of a Renewing Resolution In Support of AB361

Commissioner Kimmelshue made a motion to approve the consent agenda, approving the October 6, 2022 minutes and adopting Resolution No. 10 2022/23 in support of AB361. The motion was seconded by Commissioner Reynolds.

The motion was carried by the following vote:

AYES: Commissioners Betts, Johnson, Kimmelshue, McGreehan, Reynolds, Sharman, and
Chair Connelly

NOES: None

ABSENT: None

ABSTAINS: None

3. NOTICED PUBLIC HEARINGS

3.1 23-02 – City of Chico – El Monte Avenue Annexation No. 1

Shannon Costa summarized the proposal for the Commission.

Chair Connelly asked if there were any questions or comments from the Commission.

Commissioner McGreehan asked what the nature of the statements opposing the project were.

Shannon Costa informed the commission of John Schaller’s opposition to the project.

Shannon Costa elaborated on the two main concerns she has heard from the public. One concern was regarding private drives and the City of Chico maintenance. She explained the City of Chico does not have interest in taking over private drives. The second concern being animal keeping in the area. Shannon explained the City of Chico animal keeping standards do allow “hooved animals” in this zoning district so residents will be able to continue keeping those animals.

Steve Lucas explained LAFCo is required to approve this annexation unless alternative findings for the five factors can be made.

Chair Connelly opened this item to the public for comment.

Ray Testman voiced his concerns and had discussion with the Commission.

Chair Connelly asked if there are any other questions or comments from the public. No comments received. Chair Connelly closed public comment.

Commissioner Johnson made a motion to approve and adopt Resolution 05 2022-23. The motion was seconded by Commissioner Kimmelshue.

The motion was carried by the following roll call vote:

AYES: Commissioners Betts, Johnson, Kimmelshue, McGreehan, Reynolds, Sharman, and
Chair Connelly

NOES: None

ABSENT: None

ABSTAINS: None

3.2 22-10 – City of Gridley – W Biggs Gridley Road Annexation No. 3

Shannon Costa summarized the proposal for the Commission.

Chair Connelly asked if there were any questions or comments from the Commission.

Commissioner McGreehan asked if the additional condition of the 300 foot buffer in the Resolution is consistent with the City of Gridley General Plan.

Shannon Costa explained this particular annexation is bound by this condition and she will be asking that a note be reflected on the final map of the subdivision that indicates a 300 foot buffer and any further development also include a 300 foot buffer.

Chair Connelly indicates this is also a County policy.

Commissioner Betts addresses concerns and questions from Pat Coghlan's letter.

Discussion continued between Shannon Costa and the Commission where Shannon answers numerous questions regarding rezoning, the 300 foot buffer, protest hearings and more.

Chair Connelly opened this item to the public for comment.

Pat Coghlan explained his concerns.

Mike Trainor read a letter of his concerns to the Commission.

Alternate Commissioner Larry Bradley joins meeting at 9:42am.

Mark Miller declared his concerns to the Commission.

Chair Connelly asked if there were any other public comments. No other comments received. Chair Connelly closed public comment.

Commissioner Johnson made a motion to approve and adopt Resolution 04 2022-23. The motion was seconded by Commissioner Kimmelshue.

The motion was carried by the following roll call vote:

AYES: Commissioners Betts, Johnson, Kimmelshue, McGreehan, Reynolds, Sharman, and Chair Connelly

NOES: None

ABSENT: None

ABSTAINS: None

4. REGULAR AGENDA

4.1 Items Removed from the Consent Agenda- None

5. Public Comment on Items not on the Agenda

Chair Connelly opened to public comments on items not on the agenda. No comments were received. Chair Connelly closed public comment.

6. Reports and Communications

6.1 Executive Officer's Report

Steve Lucas summarized the Executive Officer's report, provided updates and answered questions on a variety of items including Contractual Services Agreement with Butte County, Governors release of emergency proclamation Feb. 28, 2023, El Medio Fire Protection District,

Town of Paradise Sewer Line, Drainage Reclamation District MSR, Gridley-Biggs area of concern, Paradise Irrigation District/Option Study, Tuscan Ridge Planned Development, CALAFCO Conference, Oroville Region Sewer and Water Service Providers MSR, and the City of Oroville MSR.

6.2 Correspondence - None

7. ADMINISTRATION

8. ADJOURNMENT

There being no further business, the meeting was adjourned at 10:18 a.m. to the next LAFCO meeting scheduled for December 1, 2022.

LOCAL AGENCY FORMATION COMMISSION

By: Shannon Costa, Deputy Executive Officer

Minutes prepared by Krystal Bradford, Commission Clerk