
Town of Paradise / Butte County Ridge Area Ad Hoc Committee

MEMORANDUM

Brief Re-Cap of Meeting

Meeting Date: Thursday, March 23, 2006

Meeting Time: 3:00PM

Location: Town of Paradise – Conference Room #4

Committee Members:

Kim Yamaguchi, District 5 Supervisor – Chair
Robin Huffman, Paradise Town Council Member – Vice-Chair
Jane Dolan, Butte County Supervisor
Paul McIntosh, County Administrator
Mike Crump, Director of Public Works
Bill Mannel, Solid Waste Manager
Tim Snellings, Director of Development Services
Chuck Thistlethwaite, Planning Division Manager
Sam Dresser, Mayor of Paradise
Al McGreehan, Community Development/Planning Director
Dennis Schmidt, Public Works Director/Paradise Town Engineer
Charles L. Rough, Jr., Town Manager

1. Call To Order

3:11PM by Kim Yamaguchi

2. Introductions of Committee Members

3. Update on Town/County combined Refuse Franchising RFP Process

Solid Waste Committee - Scott Lotter and Steve "Woody" Culleton are the liaisons

Bill Mannel stated that there were a few remaining issues to be worked out. There will be a combined meeting of the Town and County before March 31st. March 31st is the deadline for bids.

4. Status report by Town/County Community Development & Public Works staff re: development standards in the Town's Sphere of Influence area

Mike Crump said the Town and County are working on the Improvement Standards; first priority being the Roads. He said they are working on them, using Chico as the model. Development Impact Fees are the same, but consistent standards are the goal, so annexations are a more smooth transition.

Al McGreehan said they are kicking around initial concepts. All new development that creates a new road creates a standard; we are looking at no gravel surface roads.

Mike Crump discussed developing districts and need specific direction from each community.

Chuck Rough said we need to identify development standards, focusing on the dissimilar ones.

Discussed creating an agreement to take back to our respective bodies as having common Development Impact Fee approach as being the goal.

Al McGreehan said that the Town collects the Development Impact Fees.

Jane Dolan suggested passing a resolution to be in conjunction with Chico.

Al McGreehan believes that we should not enlarge the Sphere of Influence; that the Sphere we have in place now is rather aggressive.

Chuck Rough stated that the current Sphere of Influence is a challenge.

Kim Yamaguchi said that we need to keep the standards the same within the existing Sphere.

Chuck Rough stated that possible significant annexation will take place in the next few years, so we need to come together now to prepare for that reality.

Mike Crump said that common street lighting is an important issue.

5. Report by County re: Mello-Roos CSD research and pending development affecting certain sized residential projects in the Town's sphere of Influence

Paul McIntosh said a Mello-Roos meeting took place to discuss goals and policies. They will be bringing them back to the Board in the near future.

Chuck Rough said that Mello-Roos is very prominent in southern California. There are inducements for potential buyers in Mello-Roos Districts. Some sellers are offering to pay the Mello-Roos fees for buyers.

Developers also have options. They can determine what percentage applies to the infrastructure.

Action: Town will supply the County with a copy of our current Mello-Roos Policies.

6. Further discussion and updates re: Master Bike Plan

a. BCAG Budgeting of Master Bike Plan

Robin Huffman spoke with Jon at BCAG and he hoped he would be able to put this on the upcoming budget.

Jane Dolan stated that it was, indeed, in the Draft Budget.

The proposed bike plan should be a countywide plan with each jurisdiction formulating their own areas in coordination with the others.

b. Feasibility Study - Sawmill Trail (related to memorial Trailway)

Robin Huffman stated that the Feasibility Study that was distributed was created by a group effort of a Bicycle Club, but did not know the name of the group specifically.

Kim Yamaguchi requested the name of the author of the study.

Mike Crump said that once we get a Bike Plan together that meets the standards; we can apply for federal grant money.

Dennis Schmidt pointed out that in order to apply for planning grants, the environmental issued need to be completed first before applying for grant building monies.

Action: Robin Huffman to investigate the Feasibility Study authors' names for next meeting.

7. Skyway Scenic Corridor

Robin Huffman said that she asked to have this item included on the Agenda in hopes that the committee will come back with ideas. One idea would be to formulate a mitigation bank along the canyon rim; how far back on the other side with special area and special zoning to be determined.

Chuck Rough said that striving for a Designated Corridor, part in and part out of the sphere could be accomplished.

Jane Dolan stated that 100 feet on either side may not be adequate.

Kim Yamaguchi would like to identify the properties and from there examine if the property would be eligible for it.

Paul McIntosh said the purpose of the Designated Scenic Corridor is to be proactive to the inevitable development coming up the Skyway, have standards in place along with areas to preserve in advance. The Plan needs to be adopted by both the Town of Paradise and the County.

Jane Dolan requested the Town Council to formally vote to bring this to the County.

Sam Dresser reiterated that there needs to be areas protected to maintain the scenic view.

Robin Huffman reiterated that she wants a definite plan in place before developments/sub-divisions are initiated.

Kim Yamaguchi stated that he needed to know what size footprint to allow. Additionally, both Kim Yamaguchi and Jane Dolan discussed briefly their efforts to acquire Lookout Point. The County is trying to come up with the funding.

8. Coordinated Fire Burn scheduled - 100 ft. setback

Kim Yamaguchi said that the CDF is implementing the 100 foot setback and asked if the Town would be implementing that also.

Al McGreehan stated that the Town of Paradise had already adopted the 100 foot setback, from 30 feet, some 2-1/2 years ago. He was not sure specifically how it was administered or enforced.

Kim Yamaguchi suggested through education of the public, that strict enforcement of the 100 foot setback could be "phased in." He impressed that removing fuel is the most important issue.

Chuck Rough stated that the Town Council formally recognizes groups of neighbors who already perform fuel reduction efforts as an incentive for others to follow suit.

Kim Yamaguchi suggested a coordinated burn.

Chuck Rough said that he felt less burning was taking place. When alternative waste disposal is in place, there may be a possibility to ban outdoor burning altogether.

Al McGreehan asked if the Property Owner's Association members burn or if there is a restriction.

Kim Yamaguchi said that burning is not a common practice, but some do.

9. Public Comment

Tim Snellings distributed a flyer describing the Butte County General Plan Update Official Homepage and to make committee members aware of the first meeting to initiate the General Plan Update will be held on Thursday, April 13, 2006. You may register online.

Tim said that he will be taking guiding principles to the Board on how to proceed with the structure of the General Plan revision.

Chuck Rough notes that some restaurants in Paradise are having serious problems with waste discharge.

Bill Mannel stated that the waste discharge requirement of no grease traps or industrial pumping is putting a hardship on many businesses. The only option is dumping the grease trap in the Bay area which is quite costly.

Chuck Rough said that the Town Council will be aware regarding the sludge issue, wastewater treatment and citing properties.

Next Ad Hoc Meeting will take place on Thursday, June 15, 2006 at 10:00AM.

10. Adjournment

Adjourned by Kim Yamaguchi at 4:11PM

