



TO: Butte County Board of Supervisors

FROM: Tim Snellings, Development Services Director

SUBJECT: June 8, 2010 Progress Report #77 on Butte County General Plan 2030

This memo is the 77th in a series of updates provided to the Board of Supervisors at the beginning of each meeting to assist Board members in staying apprised of the progress on the Butte County General Plan 2030 process. I have the following developments to report:

1. Butte County General Plan 2030 Draft Environmental Impact Report (DEIR)

The comment period for the Draft Program Environmental Impact Report (DEIR) on the Draft Butte County General Plan 2030 closed yesterday, June 7, 2010. A total of 18 comment letters were received during the 60-day (April 8, through June 7, 2010) public review period. Comments received on the Draft EIR will be responded to within the Final EIR. All comments received on the Draft EIR are available for viewing on-line at www.buttegeneralplan.net. The Board of Supervisors shall receive copies of the Final EIR on August 30, 2010 when it is released for public review. The Final EIR shall be considered for adoption with the Final Butte County General Plan 2030 on September 29, 2010.

2. June 9, 2010 Butte County Airport Land Use Commission (ALUC) Hearing

On June 9, 2010, the Butte County Airport Land Use Commission (ALUC) will hold a public hearing at the Board of Supervisors Chambers, 25 County Center Drive to review the Draft Butte County General Plan 2030 for consistency with the 2000 Butte County Airport Land Use Compatibility Plan (ALUCP). The basic function of the ALUCP is to promote compatibility between airports in Butte County and the land uses that surround them. If ALUC determines the Draft General Plan 2030 is not consistent with the ALUCP, the California State Aeronautics Act (section 21670 *et seq.* of Public Utilities Code) provides a process where the Board of Supervisors may vote to overrule ALUC's determination. At least 45 days before the County intends to take a vote to overrule the ALUC determination of inconsistency, the County must provide ALUC and the Caltrans Division of Aeronautics "Notification of Intent to Overrule", including a draft resolution that contains overrule findings.

ALUC and Caltrans have 30-days after receiving the County's notification to review and comment on the findings. After the 45-days have passed, the County may adopt the resolution and findings overruling ALUC's determination by a 2/3 (in practice 4/5) vote.

3. Meeting Series #8 – Draft Zoning Ordinance

Dates have been set for the release of the Public Draft of the new Butte County Zoning Ordinance. The Zoning Ordinance will implement the land use related policies of General Plan 2030. The Draft Zoning Ordinance will be available for public review on July 2, 2010. The Zoning Ordinance will include detailed explanations of all zoning districts, land uses and development standards. Each zoning district will include uses that are permitted as-of-right within each zone, as well as uses that may require additional permits. The Zoning Ordinance will also include land use and development approval procedures. In addition, the Zoning Ordinance includes the zoning map, which identifies the location of all zoning districts throughout the unincorporated area of Butte County. Once published on July 2, 2010, members of the public will be able to identify the proposed zoning for any given area or individual property. In the coming weeks, staff will provide further details concerning the release of the Zoning Ordinance to the Board of Supervisors. Outreach will be provided to the public through the General Plan 2030 email listserve, press releases, website postings, and newspaper ads. The overall schedule for the Zoning Ordinance Meeting Series is as follows:

- ◆ Friday July 2, 2010 – Release of the Draft Zoning Ordinance
- ◆ Wednesday, July 28, 2010 – Zoning Ordinance Public Workshop, 5:00 pm – 9:00 pm, Southside Community Center, 2959 Lower Wyandotte Avenue, Oroville, CA
- ◆ August – December 2010: ten individual Planning Commission meetings devoted to the detailed review of the Draft Zoning Ordinance.
- ◆ February/March 2011: Planning Commission and Board of Supervisors Final Hearings on Zoning Ordinance Adoption.

4. Consideration of Minor Fixes and other Requests to Draft Butte County General Plan 2030

Development Services staff has completed a very comprehensive review of the Administrative Draft Zoning Map over the last two months. Because of this review, approximately 50 individual minor fixes will be necessary to the General Plan Land Use Map. Some of these individual fixes include numerous assessor parcel numbers. As an example, 46 individual parcels in one location were incorrectly listed as Resource Conservation, when they should have been Medium Density Residential. Development Services will bring these minor fixes to the Board Subcommittee for review, and then to the full board for final approval at an upcoming Board meeting. The recommended fixes will then be incorporated into the Final General Plan 2030 and Land Use Map scheduled for final adoption on September 29, 2010.

Development Services staff has also received a short list of requests from landowners (not previously discussed) and a community group concerning the General Plan 2030 and Land Use Map. Some of these requests may be characterized as routine fixes and others will require further consideration by the Board. Staff will review these requests first with the subcommittee and then will schedule a Board meeting for their consideration.