

## Planning Commission

Dave McCullough, District 1  
Barry Morrell, District 2, Chair  
John Troughton, Jr., District 3  
Kirk Pendleton, District 4,  
Vice-Chair  
Gail Beduhn, District 5



## Community Development Department

Greg Plucker,  
Secretary to the Planning Commission  
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### COLUSA COUNTY Planning Commission Minutes

May 5, 2021

**Board Chambers  
546 Jay Street, Suite 108  
Colusa, CA 95932**

The Colusa County Planning Commission meets in Regular Session this 5<sup>th</sup> day of May 2021 at the hour of 9:00 a.m. Present: Commissioners Gail Beduhn, John Troughton, Jr., Kirk Pendleton, Dave McCullough, and Barry Morrell.

Present: Jennifer Sutton, County Counsel's Office.  
Ann Nordyke, Melissa Kitts, Board Clerks.  
Kent Johanns, Community Development Department.

Pledge of Allegiance

#### I. APPROVAL OF MINUTES

1. Minutes Approval  
Planning Commission – Regular Meetings – April 7, 2021.

|                  |                                                        |
|------------------|--------------------------------------------------------|
| <b>RESULT:</b>   | <b>APPROVED [UNANIMOUS]</b>                            |
| <b>MOVER:</b>    | Troughton, Jr.                                         |
| <b>SECONDER:</b> | McCullough                                             |
| <b>AYES:</b>     | Morrell, Beduhn, Troughton, Jr., Pendleton, McCullough |

#### II. PUBLIC COMMENT

None.

#### III. PUBLIC HEARINGS

Chair Morrell makes time for a Public Hearing and adoption of a Resolution recommending the Board of Supervisors adopt statutory exemptions and approve a General Plan Map Amendment (GPA #21-01) and Zoning Map Amendment (ZA #21-01).

Mr. Johanns states that due to an error within the published Public Hearing notice the item is vacated.

PLANNING COMMISSION/COLUSA COUNTY

1. **Vacate** Public Hearing and adoption of a Resolution recommending the Board of Supervisors adopt statutory exemptions and approve a General Plan Map Amendment (GPA #21-01) and Zoning Map Amendment (ZA #21-01).

|                |                |
|----------------|----------------|
| <b>RESULT:</b> | <b>VACATED</b> |
|----------------|----------------|

Chair Morrell make time for a Public Hearing and approval of a Resolution adopting a Categorical Exemption and approving Tentative Parcel Map (TPM #21-01) for Rick Louie.

Comments received by Mr. Johanns.

9:08 a.m. Chair Morrell opens the Public Hearing and calls for Public Comment. Hearing none, Chair Morrell closes the Public Hearing.

COMMUNITY DEVELOPMENT DEPARTMENT/RICK LOUIE

2. Adopt **Resolution No. 21-004** adopting a Categorical Exemption and approving Tentative Parcel Map (TPM #21-01) for Rick Louie.

|                  |                                                        |
|------------------|--------------------------------------------------------|
| <b>RESULT:</b>   | <b>APPROVED [UNANIMOUS]</b>                            |
| <b>MOVER:</b>    | Pendleton                                              |
| <b>SECONDER:</b> | Troughton, Jr.                                         |
| <b>AYES:</b>     | Morrell, Beduhn, Troughton, Jr., Pendleton, McCullough |

Chair Morrell makes time for a Public Hearing and adoption of a Resolution recommending that the Board of Supervisors adopt a Categorical Exemption and approve a Zoning Text Amendment Defining Tiny Homes (Park Trailers) as a type of Accessory Dwelling Unit (PD-21-03). **(Handout distributed by Mr. Johanns)**

Comments received by Mr. Johanns.

9:21 a.m. Chair Morrell opens the Public Hearing and calls for Public Comment. Hearing none, Chair Morrell closes the Public Hearing.

PLANNING COMMISSION/COLUSA COUNTY

3. Adopt **Resolution No. 21-005** recommending that the Board of Supervisors adopt a Categorical Exemption and approve a Zoning Text Amendment Defining Tiny Homes (Park Trailers) as a type of Accessory Dwelling Unit (PD-21-03) with additional conditions pertaining to exterior design elements. **(Handout on file in Clerk's Office)**

|                  |                                                        |
|------------------|--------------------------------------------------------|
| <b>RESULT:</b>   | <b>APPROVED [UNANIMOUS]</b>                            |
| <b>MOVER:</b>    | Beduhn                                                 |
| <b>SECONDER:</b> | McCullough                                             |
| <b>AYES:</b>     | Morrell, Beduhn, Troughton, Jr., Pendleton, McCullough |

IV. PLANNING DIRECTOR COMMENTS/REPORTS

Mr. Johanns states that the new permitting system is being utilized and is performing well.

V. PLANNING COMMISSIONER'S COMMENTS/REPORTS

None.

Chair Morrell adjourned the meeting at 9:26 a.m. to reconvene in Regular Session on June 2, 2021 at the hour of 9:00 a.m.

Respectfully submitted,  
Greg Plucker, Secretary to the  
Planning Commission

\_\_\_\_\_  
Barry Morrell, Chair

By: \_\_\_\_\_  
Melissa Kitts, Deputy Clerk