

**CITY COUNCIL**

Wade S. Elliott, Mayor  
Charles Gee, Vice Mayor  
Bruce T. Roundy  
James Paschall Sr.  
Dennis G. Hoffman

# CITY OF ORLAND

INCORPORATED 1909

815 Fourth Street  
ORLAND, CALIFORNIA 95963  
Telephone (530) 865-1600  
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**CITY MANAGER**

Peter R. Carr

**CITY OFFICIALS**

Angela Crook  
Assistant City Manager/City Clerk  
Pamela Otterson  
City Treasurer

If anyone wishes to address the City Council on an item to be considered at this meeting, please fill out a Speaker Request Form and submit to the City Clerk before the meeting begins. (optional)

Meeting Place: Carnegie Center  
912 Third Street  
Orland, CA 95963

**AGENDA**  
**REGULAR MEETING, ORLAND CITY COUNCIL**  
**Monday October 15, 2012**

- I. CALL TO ORDER – 7:30 p.m.
- II. PLEDGE OF ALLEGIANCE
- III. ROLL CALL
- IV. ORAL AND WRITTEN COMMUNICATIONS

A. Citizen Comments:

Members of the public wishing to address the Council on any item(s) not on the agenda may do so at this time when recognized by the Mayor; however, no formal action or discussion will be taken unless placed on a future agenda. Public is advised to limit discussion to one presentation per individual. While not required, please state your name and address for the record. **(Oral communications will be limited to three minutes).**

B. Introduction:

Mayor Elliott will recognize the attendance tonight of members of the local Jr. Girl Scouts Troop 70103 and their leaders present.

C. Presentation:

Update on Chamber of Commerce activities and budget, and request to consider possible City funding – Helen Duree, Chamber of Commerce President.

D. Economic Development Commission Appointment:

Consider application to fill vacancy on the Economic Development Commission with a term expiring December 31, 2013 –  
Sarah Leydon

**V. CITY COUNCIL COMMUNICATIONS AND REPORTS**

**VI. CONSENT CALENDAR**

Matters listed under the Consent Calendar are considered to be routine and will be enacted by one motion and one vote. There will be no separate discussion of these items. If discussion is desired, that item will be removed from the Consent Calendar and will be considered separately following approval of remaining items on Consent Calendar.

- A. Approve City Council minutes for September 17, 2012.
- B. Approve Warrant List (payable obligations).
- C. Receive and file Economic Development Commission minutes for September 4, 2012.
- D. Receive and file Planning Commission minutes for August 16, 2012.
- E. Approve 2012 Local Agency Biennial Notice.
- F. Approve public notice of commission vacancies which expire December 31, 2012 and notice to advertise for those vacancies.

**VII. PUBLIC HEARINGS**

**(Public Hearing comments will be limited to three to five minutes in length).**

1. An amendment to Title 17, Zoning, Chapter 17.96, Administration and Enforcement, of the Orland Municipal Code. As proposed, the amendment would revise Section 17.96.020, Nonconforming Uses, to establish a higher percentage of damage that a nonconforming structure would be subject to in order to be required to comply with all current City standards (burn-down letter). The proposed change would increase the damage standard threshold from 50% to 75% for the purposes of code conformity.
2. An amendment to Planned Development Use Permit #2004-03 for the Benson Estates project through the adoption of Planned Development Use Permit CUP-2012-01 further described as follows:

**Planned Development Conditional Use Permit #2012-01, Amendment:**

Applicant: Richard A. Benson and Deborah P. Benson  
630 Broadway Street, King City, CA 93930

Landowner: R & D Benson, LLC  
630 Broadway Street, King City, CA 93930  
APN's: 040-190-030 through 040-190-064

Location: North side of Newport Avenue, west of Cortina Drive, south of Cortina Court, East side of Interstate "5", Orland, CA 95963.

Zoning: "PD" (Planned Development) with the underlying "R-1" (Single Family Residential) Zoning District Standards.

GP Land Use: "Low Density Residential (R-L): six (6) dwelling units per acre.

Project: A proposed Amendment to Planned Development Conditional Use Permit #2004-03 to remove the Senior-only housing (55+) condition of approval.

**Environmental Review:** A Mitigated Negative Declaration was prepared by Eco-Analysts in 2004, and certified by the Orland City Council on September 7, 2004, for the original project analyzed as senior-only housing (55+ years of age). An update to the approved Mitigated Negative Declaration was prepared for this Amendment to analyze the potential impacts of the project to eliminate the age restriction requirement.

Proposed Actions: 1) Consider and adopt the revised Mitigated Negative Declaration in support of the proposed action; and, 2) Consider and approve an amended project description re-describing as a non age-restricted project and modifying Condition of Approval #21 regarding rear-yard setback conditions.

## VIII. ADMINISTRATIVE COMMUNICATIONS

### A. City Manager – Pete Carr

1. Request to expand Facade Improvement Program.
2. Request to approve Social Media Policy.
3. Request to approve Informational Technology Plan Update and Budget Appropriation.

## IX. CLOSED SESSION

## X. REPORT FROM CLOSED SESSION

## XI. ADJOURN

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**CERTIFICATION:** Pursuant to Government Code Section 54954.2(a), the agenda for this meeting was properly posted on October 11, 2012.

A complete agenda packet is available for public inspection during normal business hours at City Hall, 815 Fourth Street, Orland, CA.

In compliance with the Americans with Disabilities Act, the City of Orland will make available to members of the public any special assistance necessary to participate in this meeting. The public should contact the City Clerk's Office 865-1601 to make such a request. Notification 72 hours prior to the meeting will enable the City to make reasonable arrangements to ensure accessibility to this meeting.

**NOTICE OF STATUTORY AUTHORITY FOR  
HOLDING CLOSED MEETING OF THE  
CITY COUNCIL OF THE CITY OF ORLAND  
October 15, 2012**

Pursuant to California Government Code Sections 54950 et seq., the City Council will hold a Closed Session. More specific information regarding this meeting is indicated below:

- A. NEGOTIATION OF REAL ESTATE TRANSACTION  
Pursuant to Government Code Section: 54956.8  
Property: 701 W. Walker St., Orland, CA  
Under negotiation: real estate price

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City Attorney, City Manager, or City Clerk