GLENN COUNTY
Planning & Community Development Services Agency

P.O. Box 1070 / 777 N. Colusa Street
Willows, CA 95988
530.934.6540 Fax 530.934.6533
www.countyofglenn.net

Bret Wood
North Valley Building Systems
30 Seville Ct.
Chico, CA 95928

RE: **Site Plan Review 2018-018, Millar**
Approval Notice APN: 019-035-020

July 27, 2018

To whom it may concern,

On June 14, 2018, the Glenn County Planning & Community Development Service Agency received your application for a Site Plan Review. This project is in the "FS-80" (Farmland Security Zone) zoning district and is an allowed use with an approved Site Plan Review.

On July 27, 2018, the Glenn County Planning & Community Development Services Agency approved the Site Plan Review. Included with the Staff Report is a copy of the Conditions of Approval. Please sign the Conditions of Approval where indicated and email or send to Glenn County Planning & Community Development Services Agency, 777 North Colusa Street, Willows, CA 95988.

Please note that this is not a building permit. For information on acquiring a building permit, contact the Glenn County Building Inspection Division at (530) 934-6546.

Sincerely,

John Lanier
Assistant Planner
jlanier@countyofglenn.net

cc: Mike Millar

GLENN COUNTY
Planning & Community Development Services Agency

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STAFF REPORT

DATE: July 27, 2018

TO: Donald Rust, Director

FROM: John Lanier, Assistant Planner

RE: **Site Plan Review 2018-018, Millar**
"FS-80" Farmland Security Zone

Attachments:

1. Conditions of Approval
2. Agency Comments
3. Request for Review and Application
4. Assessor Parcel Map
5. Site Plan and Building Elevations

1 PROJECT SUMMARY

North Valley Building Supply has applied to construct a pre-engineered metal building with dimensions of 100-foot by 65-foot (6500 square feet) with two 20-foot by 100-foot canopies. Total building dimensions are 100-foot by 105-foot (10,500 square feet) with a peak height of 22 feet. The building is proposed to be used for storage and light maintenance of agriculture equipment.

The parcel is zoned "FS-80" Farmland Security Zone (72-acre minimum parcel size) and is designated "Intensive Agriculture" in the Glenn County General Plan. The proposed project is located on the east side of State Highway 45, south of County Road 32, west of the Sacramento River, north County Road 39, in the community of Bayliss in an unincorporated area of Glenn County, California. The Assessor's Parcel Number (APN) for the 88.54± acre site is 019-020-035.

1.1 RECOMMENDATIONS

Staff recommends that the Director find that this project qualifies as a statutory exemption within section 15268 of the California Environmental Quality Act.

Staff also recommends that the Director approve the Site Plan Review with the Findings as presented in the Staff Report and the Conditions of Approval as attached.

2 ANALYSIS

The proposed project is consistent with the land use in this area. This portion of Glenn County is an agricultural area and the proposed project is a permitted use. A Site Plan Review is required prior to construction to ensure compliance with all the requirements of the Glenn County Code.

2.1 ENVIRONMENTAL DETERMINATION

This project as proposed is not anticipated to introduce potentially significant impacts to the environment.

Site plan reviews are statutorily exempt pursuant to Section 15268, "*Ministerial Projects"*, of the Guidelines of the California Environmental Quality Act (CEQA). Article 18 (Statutory Exemptions), §15268(a) & (c) (Ministerial Projects).

Site plan reviews, outlined in Section 15.130 of the Glenn County Code, are deemed as a ministerial project within Glenn County Title 15, Unified Development Code (Title 15, Division 2, Part 1).

2.2 GENERAL PLAN AND ZONING CONSISTENCY

The site is designated "Intensive Agriculture" in the Glenn County General Plan and is zoned "FS-80" (Farmland Security, minimum parcel size is 72-acres). The project is to construct a pre-fabricated metal building for agricultural equipment storage and light equipment maintenance. The site is in an area of existing agricultural activities and is a permitted use in the "FS-80" zone (Glenn County Code Chapter 15.470.020). The project as proposed is also consistent with the Williamson Act.

Permitted Uses (Glenn County Code §15.470.020):

The proposed structure is a pre-engineered metal building with dimensions of 100-foot by 65-foot with two 20-foot by 100-foot canopies. Total building dimensions are 100-foot by 105-foot with a height of 22 feet. The building is to be used for storage and light maintenance of Agriculture equipment which is a permitted use under section §15.470.020.J. The structure is related to the agricultural use of the property and is permitted provided that the performance standards in Glenn County Code Title 15, Division 4, Part 1 are met.

Purpose (Glenn County Code §15.470.010):

The Farmland Security Zone is applied to lands which are covered by a Farmland Security Contract as allowed by the California Land Conservation Act to preserve the maximum amount of the limited supply of agricultural land vital for the healthy agricultural economy of the County, to protect the general welfare of the agricultural community from encroachments of unrelated agricultural uses which by their nature, would be injurious to the physical and economic well-being of the agricultural community. The proposed equipment building is consistent with surrounding land use because the area consists of agricultural uses and existing agricultural related structures. The proposal will not adversely affect surrounding uses in the area and will not adversely affect the General Plan.

2.2.1 "FS" Farmland Security Zone (Glenn County Code Chapter 15.470):

Site Area (Glenn County Code §15.470.050):

The minimum parcel size for the "FS-80" zone is 72-acres. The parcel is 88.54± acres; therefore, the parcel meets the minimum parcel size for this zone and it is adequate in size and shape to accommodate the proposed project.

Maximum Building Height (Glenn County Code §15.470.060)

The proposed agricultural storage building has a height of approximately 22 feet; therefore, it will not exceed the maximum height of 50 feet.

Minimum Yard Requirements (Glenn County Code §15.470.080):

The proposed structure has property line setbacks greater than 100 feet for the front, sides and rear yards therefore, meets the minimum yard requirements for agricultural zoning.

2.3 GENERAL PROVISIONS

Flood Zone Designation:

The location for the proposed structure is designated Flood Zone "A" according to Flood Insurance Rate Map (FIRM) No. 06021C0650D, dated August 5, 2010 issued by the Federal Emergency Management Agency (FEMA). Flood Zone "A" is one of the Special Flood Hazard Areas (SFHAs) inundation by the 1% annual chance flood event. No base flood elevations or base flood depths are shown within this zone. Since the project site is within Flood Zone "A" designated by FEMA, a Flood Elevation Certificate will be required before issuance of a Building Permit.

Code Violations:

No violations exist on the property; therefore, the proposed building and Site Plan Review are compliant with Glenn County Code §15.130.050.F.

Fire Protection Regulations:

This project lies within the Bayliss Fire Protection District. The fire district was provided the application information regarding the proposal and no comments were received.

Environmental Health:

The Glenn County Environmental Health Department was provided the application information and has made the following comments:

1. *The proposed project parcel has an existing onsite wastewater treatment system, replacement area and water well.*
2. *The proposed Ag Equipment Storage Building is not approved for any sewage or gray water discharge.*
3. *The proposed Ag Equipment Storage Building shall not affect the onsite wastewater treatment system, replacement area or water well in anyway.*

Public Works:

The Glenn County Public Works Department was provided the application information regarding the proposal and responded with no comments.

Pacific Gas and Electric Company

Pacific Gas and Electric Company was provided the application information regarding the proposal and responded with a letter. **Please refer to attached letter for comments**.

3 PUBLIC BENEFIT

There is a public interest in reserving appropriately located areas for agriculture and related activities. This area is an agricultural area and contains structures associated with agricultural uses; therefore, the proposed project is compatible with the land use.

4 NOTICE TO APPLICANT/AGENT

This site plan review is not a building permit. It is the applicant's responsibility to secure the necessary permits in all affected federal, state, and local agencies and submit copies of such permits to the Planning & Community Development Services Agency.

If upon approval of this site plan review any problem, nuisance, or health hazard arises from the operation allowed by this review, the director shall determine the need to revise or modify the use or require additional conditions of approval.

In addition to the staff report and conditions of approval, the applicant's and his/her technical or project management representative's attention is directed to the attached memoranda from agencies reflecting their comments on reviewing the application. The items noted are a guide to assist in meeting the requirements of applicable government codes. The memoranda may also note any unusual circumstances that need special attention. The items listed are a guide and not intended to be a comprehensive summary of all codified requirements or site-specific requirements.

4.1 PERMIT ISSUANCE AND APPEAL PERIOD (GLENN COUNTY CODE §15.130.060)

Site plan review permits shall be effective upon issuance, unless within ten (10) calendar days of a decision by the Director, the decision is appealed as provided for in Section 15.050.010. In case an appeal is filed, the site plan review permit shall not have any force or effect until a decision is made by the Approving Authority on such appeal.

Site plan review permits shall not have any force or effect until the permittee acknowledges receipt thereof and has agreed in writing to each and every term and condition thereof.

5 FINDINGS

According to Glenn County Code Section 15.130.050, *the Approving Authority shall only approve or conditionally approve a site plan review permit if all of the following findings are made:*

Finding 1

The proposed use is a permitted and allowed use in the zoning district.

Finding 2

The site for the project is adequate in size, shape, location, and physical characteristics to accommodate the proposed project.

Finding 3

There are adequate public or private services, including but not limited to fire protection, water supply, sewage disposal, and storm drainage.

Finding 4

The project is in conformance with the applicable provisions and policies of Title 15 of the Glenn County Code and the Glenn County General Plan.

Finding 5

The county roads are reasonably adequate to safely accommodate the proposed project.

Finding 6

After reviewing county records, no violation of the Glenn County Code currently exists on the property.

CONDITIONS OF APPROVAL

Site Plan Review 2018-018

APN: 019-035-020

Construct a pre-engineered metal building with dimensions of 100-foot by 65-foot (6500 square feet) with two 20-foot by 100-foot canopies. Total building dimensions are 100-foot by 105-foot (10,500 square feet) with a height of 22 feet. The building is proposed to be used for storage and light maintenance of agriculture equipment.

1. That the area of operation shall be confined to those areas as shown on the site plan being identified as Exhibit "A" as submitted and on file at the Glenn County Planning & Community Development Services Agency.

Acknowledgment:

I hereby declare that I have read the foregoing conditions that they are in fact the conditions that were imposed upon the granting of this permit, and that I agree to abide fully by said conditions. Additionally, I have read the staff report and I am aware of codified county, state, and/or federal standards and regulation that shall be met with the granting of this permit.

Signed: _____ Date: _____

Bret Wood
North Valley Building Systems

COUNTY OF GLENN
HEALTH & HUMAN SERVICES AGENCY

Christine Zoppi
Director

Erin Valdez
Deputy Director
Administration

Amy Lindsey
Deputy Director
Behavioral Health

Bill Wathen
Deputy Director
Social Services

Grinnell Norton
Deputy Director Public Health
Director of Nursing

Vacant
Deputy Director
Community Action

Environmental Health Department
247 N. Villa Avenue
Willows CA 95988

Phone: 530-934-6102
Fax: 530-934-6103

Date: July 6, 2018

To: John Lanier, Assistant Planner
Planning & Community Development Services Agency
(Via Email)

From: Kevin Backus, REHS
Director, Glenn County Environmental Health Department

Re: Site Plan Review 2018-018, Millar, APN 019-020-035 (Ag Equipment Storage Building)

We have reviewed the application information for the project noted above and recommend it be found complete for further processing. We have the following comments/requirements:

1. The proposed project parcel has an existing onsite wastewater treatment system, replacement area and water well.
2. The proposed Ag Equipment Storage Building is not approved for any sewage or gray water discharge.
3. The proposed Ag Equipment Storage Building shall not affect the onsite wastewater treatment system, replacement area or water well in anyway.

Please contact Environmental Health at 530-934-6102 with any questions on this matter.

Equal opportunity employer/program. Auxiliary aids and services available upon request to individuals with disabilities

Pacific Gas and Electric Company

Plan Review Team
Land Management

PGEPlanReview@pge.com

6111 Bollinger Canyon Road 3370A
San Ramon, CA 94583

July 3, 2018

John Lanier
Glenn County
PO Box 1070 / 777 N Colusa St
Willows, CA 95988

Ref: Gas and Electric Transmission and Distribution

Dear Mr. Lanier,

Thank you for submitting 2018-18, Millar, Agriculture Equipment Storage plans for our review. PG&E will review the submitted plans in relationship to any existing Gas and Electric facilities within the project area. If the proposed project is adjacent/or within PG&E owned property and/or easements, we will be working with you to ensure compatible uses and activities near our facilities.

Attached you will find information and requirements as it relates to Gas facilities (Attachment 1) and Electric facilities (Attachment 2). Please review these in detail, as it is critical to ensure your safety and to protect PG&E's facilities and its existing rights.

Below is additional information for your review:

1. This plan review process does not replace the application process for PG&E gas or electric service your project may require. For these requests, please continue to work with PG&E Service Planning: https://www.pge.com/en_US/business/services/building-and-renovation/overview/overview.page.

2. If the project being submitted is part of a larger project, please include the entire scope of your project, and not just a portion of it. PG&E's facilities are to be incorporated within any CEQA document. PG&E needs to verify that the CEQA document will identify any required future PG&E services.

3. An engineering deposit may be required to review plans for a project depending on the size, scope, and location of the project and as it relates to any rearrangement or new installation of PG&E facilities.

Any proposed uses within the PG&E fee strip and/or easement, may include a California Public Utility Commission (CPUC) Section 851 filing. This requires the CPUC to render approval for a conveyance of rights for specific uses on PG&E's fee strip or easement. PG&E will advise if the necessity to incorporate a CPUC Section 851filing is required.

This letter does not constitute PG&E's consent to use any portion of its easement for any purpose not previously conveyed. PG&E will provide a project specific response as required.

Sincerely,

Plan Review Team
Land Management

Attachment 1 – Gas Facilities

There could be gas transmission pipelines in this area which would be considered critical facilities for PG&E and a high priority subsurface installation under California law. Care must be taken to ensure safety and accessibility. So, please ensure that if PG&E approves work near gas transmission pipelines it is done in adherence with the below stipulations. Additionally, the following link provides additional information regarding legal requirements under California excavation laws: http://usanorth811.org/wp-content/uploads/2017/05/CA-LAW-English.pdf

1. Standby Inspection: A PG&E Gas Transmission Standby Inspector must be present during any demolition or construction activity that comes within 10 feet of the gas pipeline. This includes all grading, trenching, substructure depth verifications (potholes), asphalt or concrete demolition/removal, removal of trees, signs, light poles, etc. This inspection can be coordinated through the Underground Service Alert (USA) service at 811. A minimum notice of 48 hours is required. Ensure the USA markings and notifications are maintained throughout the duration of your work.

2. Access: At any time, PG&E may need to access, excavate, and perform work on the gas pipeline. Any construction equipment, materials, or spoils may need to be removed upon notice. Any temporary construction fencing installed within PG&E's easement would also need to be capable of being removed at any time upon notice. Any plans to cut temporary slopes exceeding a 1:4 grade within 10 feet of a gas transmission pipeline need to be approved by PG&E Pipeline Services in writing PRIOR to performing the work.

3. Wheel Loads: To prevent damage to the buried gas pipeline, there are weight limits that must be enforced whenever any equipment gets within 10 feet of traversing the pipe.

Ensure a list of the axle weights of all equipment being used is available for PG&E's Standby Inspector. To confirm the depth of cover, the pipeline may need to be potholed by hand in a few areas.

Due to the complex variability of tracked equipment, vibratory compaction equipment, and cranes, PG&E must evaluate those items on a case-by-case basis prior to use over the gas pipeline (provide a list of any proposed equipment of this type noting model numbers and specific attachments).

No equipment may be set up over the gas pipeline while operating. Ensure crane outriggers are at least 10 feet from the centerline of the gas pipeline. Transport trucks must not be parked over the gas pipeline while being loaded or unloaded.

4. Grading: PG&E requires a minimum of 36 inches of cover over gas pipelines (or existing grade if less) and a maximum of 7 feet of cover at all locations. The graded surface cannot exceed a cross slope of 1:4.

5. Excavating: Any digging within 2 feet of a gas pipeline must be dug by hand. Note that while the minimum clearance is only 12 inches, any excavation work within 24 inches of the edge of a pipeline must be done with hand tools. So to avoid having to dig a trench entirely with hand tools, the edge of the trench must be over 24 inches away. (Doing the math for a 24 inch wide trench being dug along a 36 inch pipeline, the centerline of the trench would need to be at least 54 inches [24/2 + 24 + 36/2 = 54] away, or be entirely dug by hand.)

Water jetting to assist vacuum excavating must be limited to 1000 psig and directed at a 40° angle to the pipe. All pile driving must be kept a minimum of 3 feet away.

Any plans to expose and support a PG&E gas transmission pipeline across an open excavation need to be approved by PG&E Pipeline Services in writing PRIOR to performing the work.

6. Boring/Trenchless Installations: PG&E Pipeline Services must review and approve all plans to bore across or parallel to (within 10 feet) a gas transmission pipeline. There are stringent criteria to pothole the gas transmission facility at regular intervals for all parallel bore installations.

For bore paths that cross gas transmission pipelines perpendicularly, the pipeline must be potholed a minimum of 2 feet in the horizontal direction of the bore path and a minimum of 12 inches in the vertical direction from the bottom of the pipe with minimum clearances measured from the edge of the pipe in both directions. Standby personnel must watch the locator trace (and every ream pass) the path of the bore as it approaches the pipeline and visually monitor the pothole (with the exposed transmission pipe) as the bore traverses the pipeline to ensure adequate clearance with the pipeline. The pothole width must account for the inaccuracy of the locating equipment.

7. Substructures: All utility crossings of a gas pipeline should be made as close to perpendicular as feasible (90° +/- 15°). All utility lines crossing the gas pipeline must have a minimum of 12 inches of separation from the gas pipeline. Parallel utilities, pole bases, water line ‘kicker blocks’, storm drain inlets, water meters, valves, back pressure devices or other utility substructures are not allowed in the PG&E gas pipeline easement.

If previously retired PG&E facilities are in conflict with proposed substructures, PG&E must verify they are safe prior to removal. This includes verification testing of the contents of the facilities, as well as environmental testing of the coating and internal surfaces. Timelines for PG&E completion of this verification will vary depending on the type and location of facilities in conflict.

8. Structures: No structures are to be built within the PG&E gas pipeline easement. This includes buildings, retaining walls, fences, decks, patios, carports, septic tanks, storage sheds, tanks, loading ramps, or any structure that could limit PG&E’s ability to access its facilities.

9. Fencing: Permanent fencing is not allowed within PG&E easements except for perpendicular crossings which must include a 16 foot wide gate for vehicular access. Gates will be secured with PG&E corporation locks.

10. Landscaping: Landscaping must be designed to allow PG&E to access the pipeline for maintenance and not interfere with pipeline coatings or other cathodic protection systems. No trees, shrubs, brush, vines, and other vegetation may be planted within the easement area. Only those plants, ground covers, grasses, flowers, and low-growing plants that grow unsupported to a maximum of four feet (4’) in height at maturity may be planted within the easement area.

11. Cathodic Protection: PG&E pipelines are protected from corrosion with an “Impressed Current” cathodic protection system. Any proposed facilities, such as metal conduit, pipes,

service lines, ground rods, anodes, wires, etc. that might affect the pipeline cathodic protection system must be reviewed and approved by PG&E Corrosion Engineering.

12. Pipeline Marker Signs: PG&E needs to maintain pipeline marker signs for gas transmission pipelines in order to ensure public awareness of the presence of the pipelines. With prior written approval from PG&E Pipeline Services, an existing PG&E pipeline marker sign that is in direct conflict with proposed developments may be temporarily relocated to accommodate construction work. The pipeline marker must be moved back once construction is complete.

13. PG&E is also the provider of distribution facilities throughout many of the areas within the state of California. Therefore, any plans that impact PG&E's facilities must be reviewed and approved by PG&E to ensure that no impact occurs which may endanger the safe operation of its facilities.

Attachment 2 – Electric Facilities

It is PG&E's policy to permit certain uses on a case by case basis within its electric transmission fee strip(s) and/or easement(s) provided such uses and manner in which they are exercised, will not interfere with PG&E's rights or endanger its facilities. Some examples/restrictions are as follows:

1. Buildings and Other Structures: No buildings or other structures including the foot print and eave of any buildings, swimming pools, wells or similar structures will be permitted within fee strip(s) and/or easement(s) areas. PG&E's transmission easement shall be designated on subdivision/parcel maps as "**RESTRICTED USE AREA – NO BUILDING."**

2. Grading: Cuts, trenches or excavations may not be made within 25 feet of our towers. Developers must submit grading plans and site development plans (including geotechnical reports if applicable), signed and dated, for PG&E's review. PG&E engineers must review grade changes in the vicinity of our towers. No fills will be allowed which would impair ground-to-conductor clearances. Towers shall not be left on mounds without adequate road access to base of tower or structure.

3. Fences: Walls, fences, and other structures must be installed at locations that do not affect the safe operation of PG&'s facilities. Heavy equipment access to our facilities must be maintained at all times. Metal fences are to be grounded to PG&E specifications. No wall, fence or other like structure is to be installed within 10 feet of tower footings and unrestricted access must be maintained from a tower structure to the nearest street. Walls, fences and other structures proposed along or within the fee strip(s) and/or easement(s) will require PG&E review; submit plans to PG&E Centralized Review Team for review and comment.

4. Landscaping: Vegetation may be allowed; subject to review of plans. On overhead electric transmission fee strip(s) and/or easement(s), trees and shrubs are limited to those varieties that do not exceed 15 feet in height at maturity. PG&E must have access to its facilities at all times, including access by heavy equipment. No planting is to occur within the footprint of the tower legs. Greenbelts are encouraged.

5. Reservoirs, Sumps, Drainage Basins, and Ponds: Prohibited within PG&E's fee strip(s) and/or easement(s) for electric transmission lines.

6. Automobile Parking: Short term parking of movable passenger vehicles and light trucks (pickups, vans, etc.) is allowed. The lighting within these parking areas will need to be reviewed by PG&E; approval will be on a case by case basis. Heavy equipment access to PG&E facilities is to be maintained at all times. Parking is to clear PG&E structures by at least 10 feet. Protection of PG&E facilities from vehicular traffic is to be provided at developer's expense AND to PG&E specifications. Blocked-up vehicles are not allowed. Carports, canopies, or awnings are not allowed.

7. Storage of Flammable, Explosive or Corrosive Materials: There shall be no storage of fuel or combustibles and no fueling of vehicles within PG&E's easement. No trash bins or incinerators are allowed.

8. Streets and Roads: Access to facilities to be maintained at all times. Street lights may be allowed in the fee strip(s) and/or easement(s) but in all cases must be reviewed by PG&E for

proper clearance. Roads and utilities should cross the transmission easement as nearly at right angles as possible. Road intersections will not be allowed within the transmission easement.

9. Pipelines: Pipelines may be allowed provided crossings are held to a minimum and to be as nearly perpendicular as possible. Pipelines within 25 feet of PG&E structures require review by PG&E. Sprinklers systems may be allowed; subject to review. Leach fields and septic tanks are not allowed. Construction plans must be submitted to PG&E for review and approval prior to the commencement of any construction.

10. Signs: Signs are not allowed except in rare cases subject to individual review by PG&E.

11. Recreation Areas: Playgrounds, parks, tennis courts, basketball courts, barbecue and light trucks (pickups, vans, etc.) may be allowed; subject to review of plans. Heavy equipment access to PG&E facilities is to be maintained at all times. Parking is to clear PG&E structures by at least 10 feet. Protection of PG&E facilities from vehicular traffic is to be provided at developer's expense AND to PG&E specifications.

12. Construction Activity: Since construction activity will take place near PG&E's overhead electric lines, please be advised it is the contractor's responsibility to be aware of, and observe the minimum clearances for both workers and equipment operating near high voltage electric lines set out in the High-Voltage Electrical Safety Orders of the California Division of Industrial Safety (https://www.dir.ca.gov/Title8/sb5g2.html), as well as any other safety regulations. Contractors shall comply with California Public Utilities Commission General Order 95 (http://www.cpuc.ca.gov/gos/GO95/go_95_startup_page.html) and all other safety rules. No construction may occur within 25 feet of PG&E's towers. All excavation activities may only commence after 811 protocols has been followed.

Contractor shall ensure the protection of PG&E's towers and poles from vehicular damage by (installing protective barriers) Plans for protection barriers must be approved by PG&E prior to construction.

13. PG&E is also the owner of distribution facilities throughout many of the areas within the state of California. Therefore, any plans that impact PG&E's facilities must be reviewed and approved by PG&E to ensure that no impact occurs that may endanger the safe and reliable operation of its facilities.

Conditions of Approval

Site Plan Review

No. 2018-018

N.V.B.S. – Mike Millar

No comments

By:
Michael Biggs
Engineering Technician III
7/12/18

GLENN COUNTY
Planning & Community Development Services Agency

P.O. Box 1070 / 777 N. Colusa Street
Willows, CA 95988
530.934.6530 Fax 530.934.6533
www.countyofglenn.net

REQUEST FOR REVIEW

COUNTY DEPARTMENTS/DISTRICTS

- ☒ Glenn County Agricultural Commissioner
- ☒ Glenn County Air Pollution Control District/CUPA
- ☒ Glenn County Assessor
- ☒ Glenn County Building Inspector
- ☒ Glenn County Engineering & Surveying Division
- ☒ Glenn County Environmental Health Department
- ☒ Glenn County Sheriff's Department
- ☐ Glenn County Board of Supervisors
- ☐ Glenn County Counsel
- ☐ Glenn County Planning Commission
- ☐ Glenn LAFCO

FEDERAL AGENCIES

- ☐ U.S. Army Corps of Engineers
- ☐ U.S. Fish and Wildlife Service
- ☐ U.S. Department of Agriculture
- ☐ U.S. Bureau of Reclamation - Willows

STATE AGENCIES

- ☐ Central Valley Flood Protection Board
- ☐ Central Valley Regional Water Quality Control Board (RWQCB)
- ☐ CHP – Willows Office (GPA's, ZC's, and TSM's)
- ☐ Department of Alcoholic Beverage Control (ABC)
- ☐ Department of Conservation, Division of Land Resource Protection
- ☐ Department of Conservation, Office of Mine Reclamation (OMR)
- ☐ Department of Conservation, Division of Oil, Gas, and Geothermal Resources
- ☐ Department of Fish and Wildlife
- ☐ Department of Food and Agriculture
- ☐ Department of Forestry and Fire Protection (Cal Fire)
- ☐ Department of Housing and Community Development (HCD)
- ☐ Department of Public Health
- ☐ Department of Toxic Substances Control (DTSC)
- ☒ Department of Transportation (Caltrans)
- ☐ Department of Water Resources (DWR)
- ☐ Office of the State Fire Marshall
- ☐ Public Utilities Commission

OTHER

- ☐ AT&T
- ☐ California Water Service Co. (Chico)
- ☐ California Association of RC&D
- ☐ City of Willows
- ☐ Comcast Cable (Chico Office)
- ☐ Community Services District:
- ☐ Drainage District:
- ☐ Enterprise Rancheria of Maidu Indians
- ☒ Fire Protection District: Hamilton-Bayliss
- ☐ Glenn County Resource Conservation District
- ☐ Grindstone Rancheria of Wintun-Wailaki
- ☐ Northeast Center of the California Historical Resources Information System
- ☒ Pacific Gas and Electric Company (PG&E)
- ☐ Paskenta Band of Nomlaki Indians
- ☐ Railroad:
- ☐ Reclamation District:
- ☐ School District:
- ☐ Special District:
- ☐ Tehama-Colusa Canal Authority
- ☐ UC Cooperative Extension Office
- ☐ Water/Irrigation District:

DATE: July 2, 2018

PROJECT: **Site Plan Review 2018-018, Millar, Agriculture Equipment Storage**

PLANNER: John Lanier, Assistant Planner

APN: 019-020-035

GLENN COUNTY
Planning & Community Development Services Agency

P.O. Box 1070 / 777 N. Colusa Street
Willows, CA 95988
530.934.6530 Fax 530.934.6533
www.countyofglenn.net

REQUEST FOR REVIEW

DATE:	July 2, 2018
PROJECT:	**Site Plan Review 2018-018, Millar, Agriculture Equipment Storage**
PLANNER:	John Lanier, Assistant Planner
APPLICANT:	North Valley Building Systems #30 Seville ct. Chico, CA 95928
LANDOWNER:	Mike Millar 2882 State Route 45 Glenn CA, 95943
ENGINEER	Summit Structural Design, Andy Johnson 383 Rio Lindo Avenue Chico, CA 95926
PROPOSAL:	**Site Plan Review 2018-018, Millar, Agriculture Equipment Storage** Mike Millar has applied to construct an agriculture storage building with overall dimensions of 100 feet by 65 feet with a 20-foot canopy (total of 85 feet). The proposal has a peek height of approximately 22 feet.
LOCATION:	The site is located on the east side of State Highway 45, south of County Road 32, west of the Sacramento River, north county road 39, in the community of Bayliss in an unincorporated area of Glenn County, California
APN:	019-035-020 (88.54± acres)
ZONING:	"FS-80" Farmland Security Zone (72-acre, minimum parcel size)
GENERAL PLAN:	"Intensive Agriculture"

FLOOD ZONE: Flood Zone "A" according to Flood Insurance Rate Map (FIRM) No. 06021C0675D, dated August 5, 2010 issued by the Federal Emergency Management Agency (FEMA). Flood Zone "A" is one of the Special Flood Hazard Areas (SFHAs) inundation by the 1% annual chance flood event. No base flood elevations or base flood depths are shown within this zone.

The Glenn County Planning Division is requesting comments on this proposal for determination of completeness, potential constraints, and/or proposed conditions of approval. If comments are not received by **Wednesday, July 18, 2018,** it is assumed that there are no specific comments to be included in the analysis of the project. Comments submitted by e-mail are acceptable. Thank you for considering this matter.

AGENCY COMMENTS:

Please consider the following:

1. Is the information in the application complete enough to analyze impacts and conclude review?

2. Comments may include project-specific code requirements unique to the project. Cite code section and document (i.e. General Plan, Subdivision Map Act, etc.).

3. What are the recommended Conditions of Approval for this project and justification for each Condition? When should each Condition be accomplished (i.e. prior to any construction at the site, prior to recording the parcel map, filing the Final Map, or issuance of a Certificate of Occupancy, etc.)?

SPR 2018 - 018

GLENN COUNTY
PLANNING AND PUBLIC WORKS AGENCY
777 North Colusa Street
WILLOWS, CA 95988
(530) 934-6540
FAX (530) 934-6533
www.countyofglenn.net

APPLICATION FOR SITE PLAN REVIEW (AGRICULTURAL)

NOTE: FAILURE TO ANSWER APPLICABLE QUESTIONS AND REQUIRED ATTACHMENTS COULD DELAY THE PROCESSING OF YOUR APPLICATION.

1. Applicant(s):

Name: North Valley Building Systems

Address: #30 Seville ct. Chico, CA 95928

Phone:(Business) 530-345-7296 ~~(Home)~~ cell 530-228-4565

Fax: 530-345-2399 E-mail: Bret@northvalleybuilding.com

2. Property Owner(s):

Name: Mike Millar

Address: 2882 Hwy 45 Glenn, CA 95943

Phone:(Business) 530-934-2882 (Home) _____

Fax: _____ E-mail: rmmillar02@hotmail.com

3. Engineer/Person who Prepared Site Plan (if applicable):

Name: Summit Structural Design, Andy Johnson

Mailing Address: 383 Rio Lindo Ave, Suite 200 Chico, CA 95926

Phone:(Business) 530-592-4407 ext. 101 (Home) _____

Fax: _____ E-mail: andy@summitchico.com

4. Name and address of property owner's duly authorized agent (if applicable) who is to be furnished with notice of hearing (Section 65091 California Government Code).

   Name: Mike Millar (please cc North Valley Building Systems, #30 Seville ct. Chico, CA 95928)

   Mailing Address: 2882 Hwy 45 Glenn, CA 95943

5. Request or Proposal: Construct 65' x 100' x 22' eve pre engineered metal building for agricultural equipment storage and light equipment maintenance

6. Address and Location of Project: 2882 Hwy 45 Glenn, CA 95943

7. Current Assessor's Parcel Number(s): 019-020-035-000

8. Existing Zoning: FS-80

9. Existing Use of Property: agricultural

10. Provide any additional information that may be helpful in evaluating your proposal: This proposed building will be located in an area already being used in day to day farming operations. No existing orchards will have to be removed nor will this have an adverse affect on current agricultural operations

DECLARATION UNDER PENALTY OF PERJURY

(Must be signed by Applicant(s) and Property Owner(s))
(Additional sheets may be necessary)

The Applicant(s) and/or Property Owner(s), by signing this application, shall be deemed to have agreed to defend, indemnify, release and hold harmless the County, its agents, officers, attorneys, employees, boards and commissions from any claim, action or proceeding brought against the foregoing individuals or entities, the purpose of which is to attack, set aside, void or null the approval of this development entitlement or approval or certification of the environmental document which accompanies it, or to obtain damages relating to such action(s). This indemnification agreement shall include, but not be limited to, damages, costs expenses, attorney fees or expert witness fees that may be asserted by any person or entity, including the applicant, arising out of or in connection with the approval of the entitlement whether or not there is concurrent passive or active negligence on the part of the County.

Applicant(s):

Signed: _____

Print: Bret Wood

Date: 5/30/18

Address: #30 Seville Ct. Chico, CA 95928

I am (We are) the owner(s) of property involved in this application and I (We) have completed this application and all other documents required.

I am (We are) the owner(s) of the property involved in this application and I (We) acknowledge the preparation and submission of this application.

I (We) declare under penalty of perjury that the foregoing is true and correct.

Property Owner(s):

Signed: _____

Print: Mike Millar

Date: 5/30/18

Address: 2882 Hwy 45 Glenn, CA 95943

Mike Millar Farms
Mike Millar

2882 Hwy 45
Glenn, CA 95943
Ph. (530) 520-0676

May 30, 2018

Glenn County Planning & Public Works
Planning Department
777 N. Colusa Street
Willows, CA 95988

Re: Site Plan Review
APN: 019-020-035-000

To Whom It May Concern,

Please accept this letter of intent for our proposed building that will be constructed on our parcel listed above. The 65' x 100' x 22' eave metal building will be used for the storage of my tractors, various farming implements and required equipment directly associated with the agricultural operations that take place on this parcel and surrounding ones I also own. This building will be used exclusively in relation to the agricultural operations that I own and manage.

If you have any questions or need additional information you can reach me at (530) 520-0676.

Respectfully,

Mike Millar

Mike Millar

RECORDING REQUESTED BY

North State Title Company
Escrow No. **05300467-** Order No.

AND WHEN RECORDED MAIL TO

Name **Michael T. Millar**
Address **2882 Highway 45**
City, State, & Zip **Glenn, CA 95943**

2005-7906
Recorded at the request of
NORTH STATE TITLE CO
10/26/2005 10:37A
Fee: 10.00 No of Pages:2

OFFICIAL RECORDS
Vince T Minto Clerk-Recorder
Glenn County, CA

SPACE ABOVE THIS LINE FOR RECORDER'S USE

INTERSPOUSAL TRANSFER DEED

Individual Grant Deed **(Excluded from Reappraisal Under Proposition 13)**
THE UNDERSIGNED GRANTOR(s) DECLARE(s)
Documentary Transfer Tax is $ -0- EXEMPT UNDER R & T CODE 11927.
Parcel No. 019-020-030-0, 019-020-033-0, ,

This is an INTERSPOUSAL TRANSFER under Sec. 63 of the Revenue and Taxation Code. Grantee(s) has (have) checked the applicable exclusion:

( ) From joint tenancy to community property
( ) From joint tenancy to tenancy in common
(☒) To relinquish any community interest and to vest said property in the name of the grantee as his/her sole and separate property
( ) From one spouse to the other spouse (see below)
( ) From one spouse to both spouses (see below)
( ) Other _____

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

Rachelle Joann Millar, wife of Michael T. Millar

hereby GRANT(S) to **Michael T. Millar, a married man as his sole and separate property**

the following described real property in the Unincorporated Area of county of **GLENN**, state of **California**:

See Exhibit A attached hereto and made a part hereof.

It is the intent of the grantor herein to divest all interest in and to the herein described property, community and otherwise, and to vest title to the grantee.

Dated: **September 21, 2005**

STATE OF CALIFORNIA
COUNTY OF GLENN } SS.

Rachelle Joann Millar
Rachelle Joann Millar

On 10/24/05 before me, the undersigned Notary Public, personally appeared **Rachelle Joann Millar** personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument

B. PERRY
COMM. #1412483
NOTARY PUBLIC - CALIFORNIA
GLENN COUNTY
My Comm. Expires Apr. 20, 2007

WITNESS my hand and official seal.

Signature B Perry

MAIL TAX
STATEMENTS TO: SAME AS ABOVE

2005-7906
Pg: 1/2

Exhibit A

PARCEL 1:

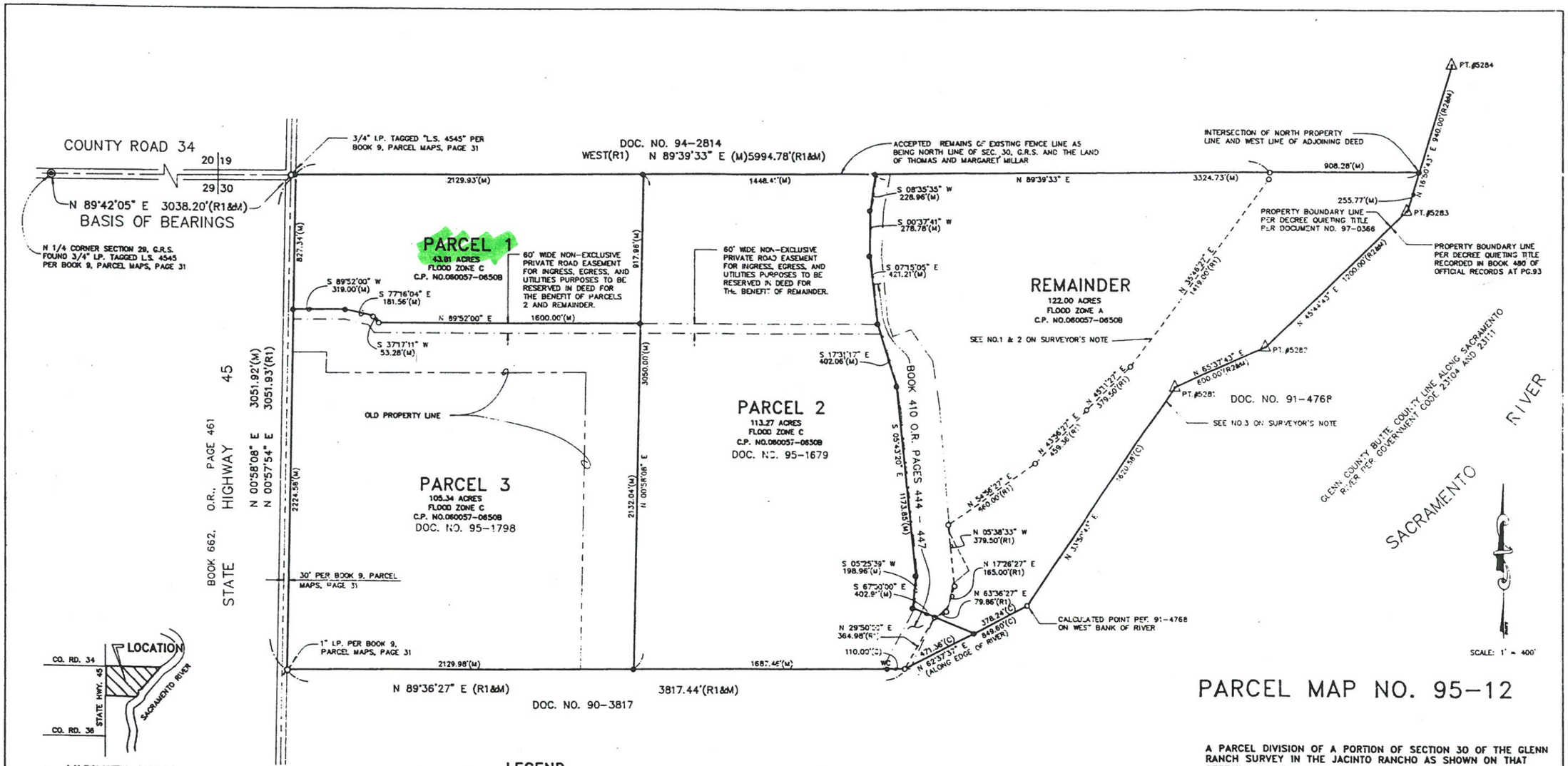
Parcels 1 and 3 as shown on that certain Parcel Map filed for record in the office of the County Recorder, County of Glenn, State of California on December 1, 1997 in Book 11 of Parcel Maps, at page 96.

PARCEL 2:

Parcel 2 as shown on that certain Parcel Map filed for record in the office of the County Recorder, County of Glenn, State of California on December 1, 1997 in Book 11 of Parcel Maps, at page 96.

EXCEPTING THEREFROM any portion of the described property within the natural bed of the Sacramento River below the line of ordinary high water where it was located prior to any artificial or evulsive changes in the location of the shoreline.

ALSO EXCEPTING THEREFROM any portion of the described property within the sovereign bed of the Sacramento River.



VICINITY MAP

NOT TO SCALE

NOTES

FLOOD ZONE A: AREAS OF 100-YEAR FLOOD; BASE FLOOD ELEVATIONS AND FLOOD HAZARD FACTORS NOT DETERMINED.

FLOOD ZONE C: AREAS OF MINIMAL FLOODING.

BASIS OF BEARINGS

THE BASIS OF BEARINGS FOR THIS SURVEY IS THE SOUTH LINE OF SECTION 20, G.R.S., SHOWN AS "N. 89°42'05"E." ON THAT CERTAIN MAP OF RECORD IN BOOK 7 OF PARCEL MAPS, AT PAGE 57, AND BOOK 9 OF PARCEL MAPS, AT PAGE 31, GLENN COUNTY RECORDS.

LEGEND

- ● SET 3/4" I.P. TAGGED L.S. 5712
- ø FOUND MONUMENT AS DESCRIBED
- ○ CALCULATED POINT
- WC WITNESS CORNER
- △ FOUND USF&W MONUMENT W/ALUMINUM CAP MARKED L.S. 4495 PER BOOK 12, MAPS AND SURVEYS, PAGE 6
- (C) CALCULATED DISTANCE
- (M) MEASURED
- (R1) RECORD PER BOOK 9, PARCEL MAPS, PAGE 31
- (R2) RECORD PER BOOK 480, OFFICIAL RECORDS, PAGE 93
- C.P. NO. COMMUNITY PANEL NUMBER FIRM MAP

SURVEYOR'S NOTE:

1) DESCRIPTION CONTAINED IN VESTING DEED OF PROPERTY DOCUMENT NO. 95-1679 DOES NOT CLOSE.

2) BEARINGS PER 95-1679 HAVE BEEN ROTATED 0°23'33" LEFT TO MATCH THIS SURVEY.

3) BEARINGS PER 91-4768 HAVE BEEN ROTATED 0°28'51" LEFT TO MATCH THIS SURVEY.

PARCEL MAP NO. 95-12

A PARCEL DIVISION OF A PORTION OF SECTION 30 OF THE GLENN RANCH SURVEY IN THE JACINTO RANCHO AS SHOWN ON THAT CERTAIN MAP FILED IN BOOK 9 OF PARCEL MAPS AT PAGE 31, BEING ALSO A PORTION OF PROJECTED TOWNSHIP 20 NORTH, RANGE 1 WEST, M.D.B. & M., RECORDS OF THE COUNTY OF GLENN, STATE OF CALIFORNIA.

FOR

THOMAS B. MILLAR

AND

MARGARET ANN MILLAR

A.P.NO. 019-020-021 & 022

DOC. NO. 95-1798, 95-1679, 97-0366

384.42 ACRES

ROBERT J. FEENEY RCE 22972
377-B CONNORS COURT
CHICO, CALIFORNIA 95926
(916) 899-0409

FEBRUARY, 1997

SHEET 2 OF 2

OWNER'S & SUBDIVIDER'S STATEMENT

WE, THE UNDERSIGNED, HEREBY CERTIFY THAT WE ARE THE OWNERS OF, OR HAVE SOME RIGHT, TITLE OR INTEREST IN AND TO THE REAL PROPERTY INCLUDED WITHIN THE SUBDIVISION SHOWN UPON THIS MAP AND THAT WE ARE THE ONLY PERSONS WHOSE CONSENT IS NECESSARY TO PASS CLEAR TITLE TO SAID PROPERTY, AND WE CONSENT TO THE PREPARATION AND RECORDATION OF SAID MAP AND SUBDIVISION AS SHOWN WITHIN THE SUBDIVISION BOUNDARY LINES.

Thomas B. Millar
THOMAS B. MILLAR

Margaret Ann Millar
MARGARET ANN MILLAR

DANIEL A. O'NEILL TRUSTEE
METROPOLITAN LIFE INSURANCE COMPANY

TAX COLLECTOR'S CERTIFICATE

I HEREBY CERTIFY THAT THERE ARE NO LIENS OF UNPAID COUNTY OR SPECIAL DISTRICT TAXES AGAINST ANY OF THE LANDS OF THE OWNERS SHOWN ON THE ACCOMPANYING PARCEL MAP, EXCEPT TAXES WHICH ARE A LIEN BUT NOT YET PAYABLE I ESTIMATE TO BE IN THE AMOUNT OF $_____

I ACKNOWLEDGE RECEIPT OF SATISFACTORY SECURITY OF THE ESTIMATED AMOUNT $499.24 TO INSURE PAYMENT OF TAXES WHICH ARE A LIEN BUT NOT YET PAYABLE.

A.P.NO. 019-20--021-0
019-20-022-0

DATED THIS 19 DAY OF Nov, 1997

JOSEPH W. SITES GLENN COUNTY TAX COLLECTOR BY: DEPUTY

PLANNING STATEMENT

I, JOHN BENOIT SECRETARY TO THE GLENN COUNTY PLANNING COMMISSION HEREBY CERTIFY THAT I HAVE EXAMINED THIS MAP; THAT THE SUBDIVISION AS SHOWN HEREON IS SUBSTANTIALLY THE SAME AS IT APPEARED ON THE TENTATIVE MAP, AND ANY APPROVED ALTERATIONS THEREOF AS APPROVED BY THE GLENN COUNTY TECHNICAL ADVISORY COMMITTEE ON DECEMBER 21, 1995.

John Benoit
JOHN BENOIT
SECRETARY, GLENN COUNTY PLANNING COMMISSION
AND GLENN COUNTY PLANNING DIRECTOR

OTHER INTERESTS:

1) THAT THE APPLICANT SHALL IMPROVE THE PRIVATE ROAD EASEMENT TO PRIVATE ROAD STANDARDS AS SHOWN ON STANDARD DRAWINGS NO. RS-10 AND RS-11 PRIOR TO THE ISSUANCE OF A CERTIFICATE OF OCCUPANCY FOR PARCEL 2 AND REMAINDER.

2) PARCEL 2 AND REMAINDER ARE SERVED BY A PRIVATE ROAD. MAINTENANCE OF SAID ROAD IS NOT THE RESPONSIBILITY OF GLENN COUNTY. OWNERS OF SAID PARCELS ARE HEREBY ADVISED THAT THEY AND/OR OTHERS ARE SOLELY RESPONSIBLE FOR MAINTENANCE OF THIS ROAD.

3) LAND LIES WITHIN RECLAMATION DISTRICT NO. 2047 AND IS SUBJECT TO TAXES AND ASSESSMENTS.

4) LAND LIES WITHIN THE MAINTENANCE AREA NO.2 AND IS SUBJECT TO TAXES AND ASSESSMENTS.

5) LAND LIES WITHIN THE LEVEE DISTRICT NO. 1 AND IS SUBJECT TO TAXES AND ASSESSMENTS.

6) EASEMENT TO THE SACRAMENTO AND SAN JOAQUIN DRAINAGE DISTRICT IN BOOK 410 OF OFFICIAL RECORDS, AT PAGE 444.

7) OIL AND GAS LEASE: GLENN COUNTY RECORDER'S FILE NO. 89-4833

8) DEED OF TRUST: METROPOLITAN LIFE, GLENN COUNTY RECORDER'S FILE NO. 96-6354

ACKNOWLEDGEMENT

STATE OF CALIFORNIA)
COUNTY OF GLENN)) SS.

ON THIS 28th DAY OF February, 1997, BEFORE ME, THE UNDERSIGNED, PERSONALLY APPEARED Daniel A. O'Neill, PERSONALLY KNOWN TO ME (OR PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE) TO BE THE PERSON, WHOSE NAME(S) IS/ARE SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE/SHE/THEY EXECUTED THE SAME IN HIS/HER/THEIR AUTHORIZED CAPACITY(IES), AND THAT BY HIS/HER/THEIR SIGNATURE(S) ON THE INSTRUMENT THE PERSON(S) OR THE ENTITY UPON BEHALF OF WHICH THE PERSON(S) ACTED, EXECUTED THE INSTRUMENT.

WITNESS MY HAND

SIGNATURE — LYNDA B. DOMINGUEZ
PRINTED NAME

MY COMMISSION EXPIRES: Nov. 29, 1997

NOTARY'S PRINCIPAL PLACE OF BUSINESS Fresno, Fresno
(CITY & COUNTY)

ACKNOWLEDGEMENT

STATE OF CALIFORNIA)
COUNTY OF GLENN)) SS.

ON THIS 7th DAY OF March, 1997, BEFORE ME, THE UNDERSIGNED, PERSONALLY APPEARED Margaret Ann Millar, PERSONALLY KNOWN TO ME (OR PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE) TO BE THE _____, WHOSE NAME(S) IS/ARE SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE/SHE/THEY EXECUTED THE SAME IN HIS/HER/THEIR AUTHORIZED CAPACITY(IES), AND THAT BY HIS/HER/THEIR SIGNATURE(S) ON THE INSTRUMENT THE PERSON(S) OR THE ENTITY UPON BEHALF OF WHICH THE PERSON(S) ACTED, EXECUTED THE INSTRUMENT.

WITNESS MY HAND

SIGNATURE — CLARA LARRABEE
PRINTED NAME

MY COMMISSION EXPIRES: 4-17-98

NOTARY'S PRINCIPAL PLACE OF BUSINESS Willows - Glenn
(CITY & COUNTY)

ACKNOWLEDGEMENT

STATE OF CALIFORNIA)
COUNTY OF GLENN)) SS.

ON THIS 18th DAY OF March, 1997, BEFORE ME, THE UNDERSIGNED, PERSONALLY APPEARED Thomas B. Millar, PERSONALLY KNOWN TO ME (OR PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE) TO BE THE _____, WHOSE NAME(S) IS/ARE SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE/SHE/THEY EXECUTED THE SAME IN HIS/HER/THEIR AUTHORIZED CAPACITY(IES), AND THAT BY HIS/HER/THEIR SIGNATURE(S) ON THE INSTRUMENT THE PERSON(S) OR THE ENTITY UPON BEHALF OF WHICH THE PERSON(S) ACTED, EXECUTED THE INSTRUMENT.

WITNESS MY HAND

SIGNATURE — CLARA LARRABEE
PRINTED NAME

MY COMMISSION EXPIRES: 4-17-98

NOTARY'S PRINCIPAL PLACE OF BUSINESS Willows - Glenn
(CITY & COUNTY)

19-01

ENGINEER'S STATEMENT

THIS MAP WAS PREPARED BY ME OR UNDER MY DIRECTION AND WAS COMPILED FROM RECORD DATA AND IS BASED UPON A FIELD SURVEY IN CONFORMANCE WITH THE REQUIREMENTS OF THE SUBDIVISION MAP ACT AND LOCAL ORDINANCE AT THE REQUEST OF THOMAS B. MILLAR IN JANUARY, 1996. I HEREBY STATE THAT THIS PARCEL MAP SUBSTANTIALLY CONFORMS TO THE APPROVED OR CONDITIONALLY APPROVED TENTATIVE MAP, IF ANY. THE MONUMENTS ARE OF THE CHARACTER SHOWN, AND OCCUPY THE POSITIONS INDICATED AND ARE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED.

Robert J. Feeney
ROBERT J. FEENEY R.C.E. 22972
REGISTRATION EXPIRES; 12/31/97

RECORDER'S STATEMENT

FILED THIS 1st DAY OF DECEMBER 1997, AT 2:29 P.M. IN BOOK 11 OF PARCEL MAPS AT PAGE 96 AT THE REQUEST OF ROBERT J. FEENEY

FEE: $10.00 PAID

VINCE T. MINTO GLENN COUNTY RECORDER
SERIAL NO. 97-5908

BY: Joella I. Silva
DEPUTY
JOELLA I. SILVUS

COUNTY SURVEYOR'S STATEMENT

THIS MAP HAS BEEN EXAMINED BY ME OR UNDER MY DIRECTION AND SUBSTANTIALLY CONFORMS TO THE APPROVED OR CONDITIONALLY APPROVED TENTATIVE MAP, AND ANY APPROVED ALTERATIONS THEREOF. I HEREBY STATE THAT THIS PARCEL MAP IS IN CONFORMANCE WITH THE REQUIREMENTS OF THE SUBDIVISION MAP ACT AND LOCAL ORDINANCE AT THE TIME OF THE TENTATIVE MAP APPROVAL AND I AM SATISFIED THAT THIS PARCEL MAP IS TECHNICALLY CORRECT.

THOMAS J. TINSLEY RCE 19256
GLENN COUNTY SURVEYOR
REGISTRATION EXPIRES: SEPT. 30, 2001

11-24-97
DATE

PARCEL MAP NO. 95-12

A PARCEL DIVISION OF A PORTION OF SECTION 30 OF THE GLENN RANCH SURVEY IN THE JACINTO RANCHO AS SHOWN ON THAT CERTAIN MAP FILED IN BOOK 9 OF PARCEL MAPS AT PAGE 31, BEING ALSO A PORTION OF PROJECTED TOWNSHIP 20 NORTH, RANGE 1 WEST, M.D.B. & M., RECORDS OF THE COUNTY OF GLENN, STATE OF CALIFORNIA.

FOR

THOMAS B. MILLAR
AND
MARGARET ANN MILLAR

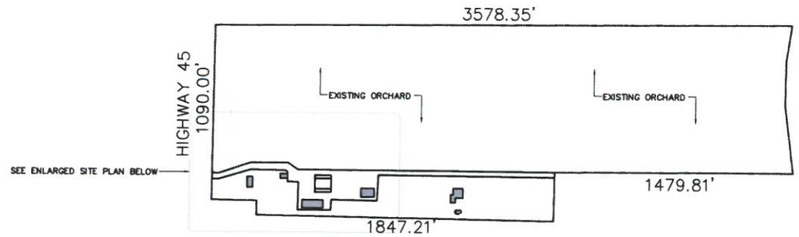
A.P.NO. 019-020-021 & 022
DOC. NO. 95-1798, 95-1679, 97-0366
384.42 ACRES

ROBERT J. FEENEY RCE 22972
377-B CONNORS COURT
CHICO, CALIFORNIA 95926
(916) 899-0409

FEBRUARY, 1997

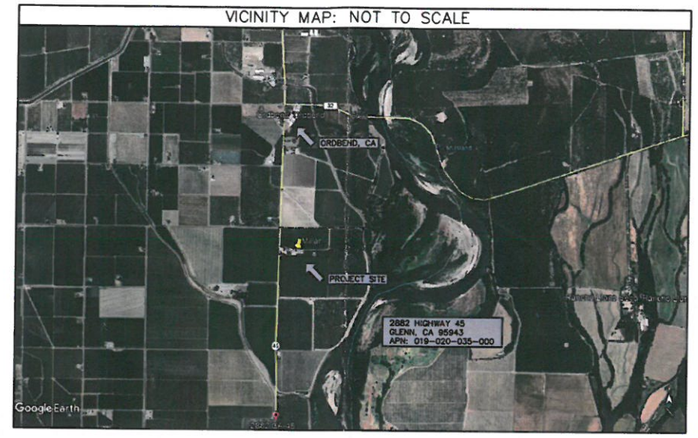
SHEET 1 OF 2

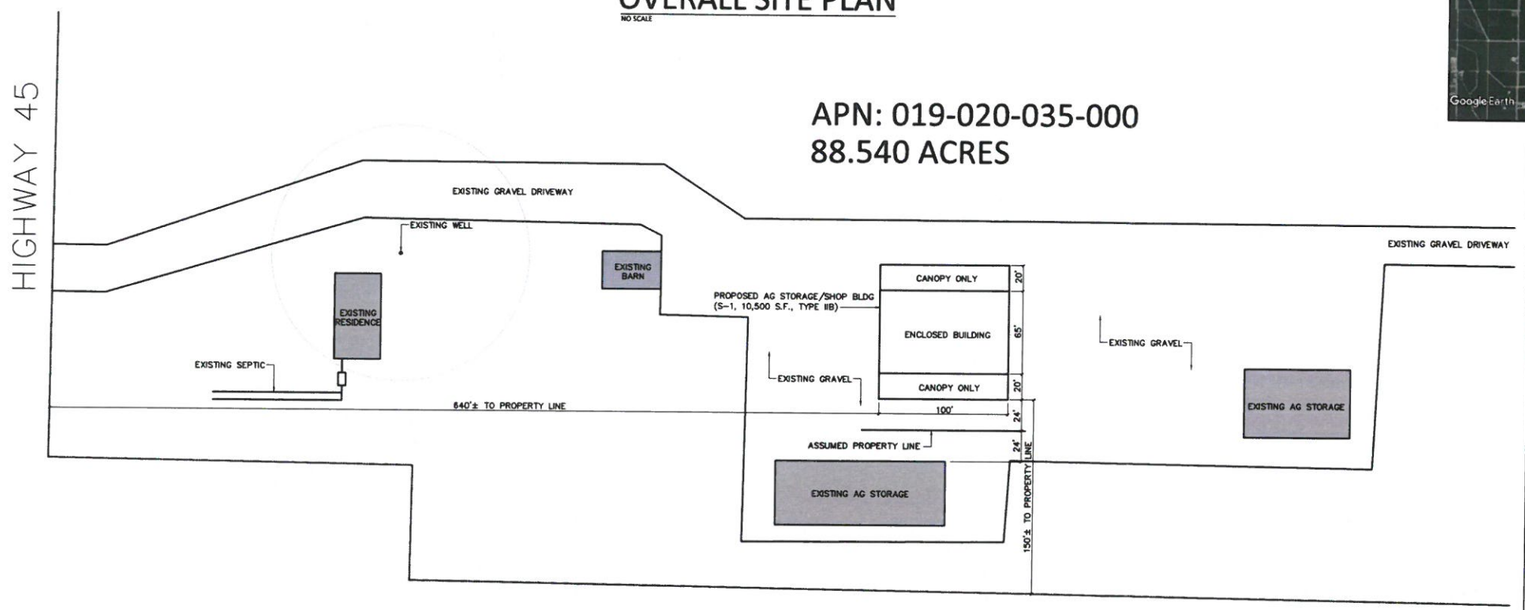
97-5908 11 PM 96



OVERALL SITE PLAN

NO SCALE





ENLARGED SITE PLAN

NO SCALE

NOTE: ENGINEER OF RECORD HAS NOT VISITED THE PROPOSED CONSTRUCTION SITE. DIMENSIONS AND LAYOUT OF EXISTING BUILDINGS AND SITE HAS BEEN DEDUCED FROM INFORMATION PROVIDED BY THE CONTRACTOR. CONTRACTOR MUST FIELD VERIFY PLANS AND ALL DIMENSIONS PRIOR TO CONSTRUCTION AND IMMEDIATELY REPORT ANY DISCREPANCIES TO SUMMIT STRUCTURAL DESIGN.

SPECIAL INSPECTION REQUIREMENTS:
- HIGH STRENGTH BOLTING OF METAL BUILDING ABOVE

PROJECT DIRECTORY

OWNER:
MILLAR
2882 HIGHWAY 45
GLENN, CA 95943

PROJECT ENGINEER:
SUMMIT STRUCTURAL DESIGN
383 RIO LINDO AVE
CHICO, CA 95926
(530) 592-4407

GENERAL CONTRACTOR:
NORTH VALLEY BUILDING SYSTEMS, INC.
BRET WOOD - PROJECT MANAGER
30 SEVILLE COURT
CHICO, CA 95928
(530) 345-7296

65' x 100' x 22'-0" METAL BUILDING

DRAWING INDEX

A1.....SITE PLAN/CODE ANALYSIS
A2.....FLOOR PLAN/ELEVATIONS/SECTION
S1.....BUILDING FOUNDATION
CG1-CG3.....CAL GREEN

SCOPE OF PROJECT

CONSTRUCT A 65x100 PRE-ENGINEERED METAL BUILDING FOR STORAGE OF EQUIPMENT AND MACHINERY USED EXCLUSIVELY IN AGRICULTURE

CODE ANALYSIS

GOVERNING CODES: 2016 CBC
2016 CEC
2016 CPC
2016 CMC
2016 CFC
2016 CALIF. HEALTH & SAFETY CODE AND AMENDMENTS
2016 CALIF. BUILDING ENERGY EFFICIENCY STANDARDS
2016 CALIF. BUILDING CODE CHAPTER 11
2016 CAL GREEN

OCCUPANCY GROUP: S-1 (AGRICULTURAL EQUIPMENT STORAGE/SHOP BUILDING)
OCCUPANCY SEPARATION: NONE

ALLOWABLE HEIGHT AND BUILDING AREAS (TABLE 506.2)
ALLOWABLE AREA: 17,500 S.F. (BASIC)
ACTUAL FLOOR AREA: 6,500 S.F. (ENCLOSED) + 4,000 S.F. (CANOPY ONLY) = 10,500 S.F. TOTAL
ALLOWABLE STORY/HEIGHT: 2/55'
ACTUAL STORY/HEIGHT: 1/22'-0"

CONSTRUCTION TYPE: TYPE IIB

FIRE-RESISTANCE RATINGS: NONE
EXTERIOR WALL SEPARATION: NONE

RATED CONSTRUCTION: CHAPTER 7

PROJECTIONS: NON-RATED (SECTION 704.2)

OPENINGS: NO LIMIT (SECTION 705.8.1, EXCEPTION 2)

AUTOMATIC SPRINKLER: NONE

NUMBER OF EXIT REQ'D: 1

STRUCTURAL DESIGN

DESIGN LOADS FOR NEW BUILDINGS PER BUTLER BUILDING SYSTEMS

A) THE STRUCTURE HAS BEEN DESIGNED FOR THE FOLLOWING CRITERIA PER CBC CHAPTER 16, DIVISIONS I, II, III, AND IV U.N.O.:

B) SEISMIC:
SEISMIC IMPORTANCE FACTOR: 1
MAPPED SPECTAL RESPONSE ACCELERATIONS: $S_S = 0.674$, $S_1 = 0.298$
SEISMIC SITE CLASS: D
SPECTRAL RESPONSE COEFFICIENTS: $S_{DS} = 0.5665$, $S_{D1} = 0.3[illegible]$
SEISMIC DESIGN CATEGORY: D
BASIC SEISMIC-FORCE-RESISTING SYSTEMS: ORDINARY STEEL MOMENT FRAMES AND ORDINARY STEEL CONCENTRICALLY BRACED FRAMES
SEISMIC BASE SHEAR: SEE ATTACHED CALCULATIONS BY BUTLER BUILDING SYSTEMS
RESPONSE MODIFICATION FACTOR: R(ORDINARY STEEL MOMENT FRAMES)= 3.5
R(ORDINARY STEEL CONC. BRACED FRAMES)= 3.25
ANALYSIS PROCEDURE USED: SEE ATTACHED CALCULATIONS BY BUTLER BUILDING SYSTEMS

C) WIND:
WIND SPEED: 110 MPH
WIND EXPOSURE: C
BASIC WIND PRESSURE: 22.66 PSF

D) GRAVITY LOADS:
LIVE LOADS:
ROOF.....20 PSF

FOUNDATION STRUCTURAL DESIGN PER SHEET S1 AND ATTACHED STRUCTURAL CALCULATIONS BY SUMMIT STRUCTURAL DESIGN.

UNDATE

REGISTERED PROFESSIONAL ENGINEER
ANDREW C. JOHNSON
No. C 69188
Exp. 6/30/20
CIVIL
STATE OF CALIFORNIA

THESE PLANS HAVE BEEN REVIEWED FOR COMPLIANCE ONLY WITH THE ATTACHED STRUCTURAL CALCULATIONS

SUMMIT STRUCTURAL DESIGN
383 Rio Lindo Ave.
Suite 200
Chico, CA 95926
P. 530.892.4407
SummitChico.com

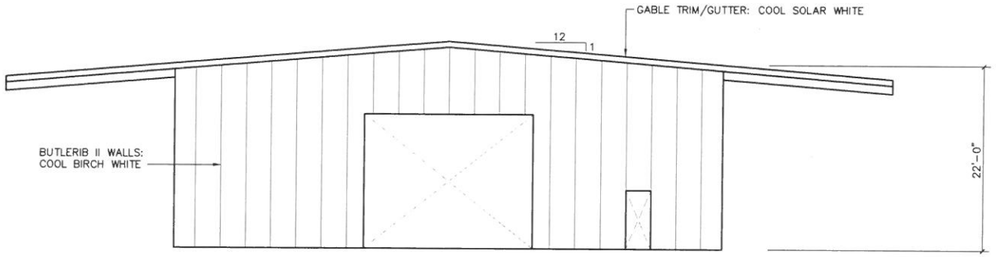
NVBS NORTH VALLEY BUILDING SYSTEMS

SITE PLAN/CODE ANALYSIS

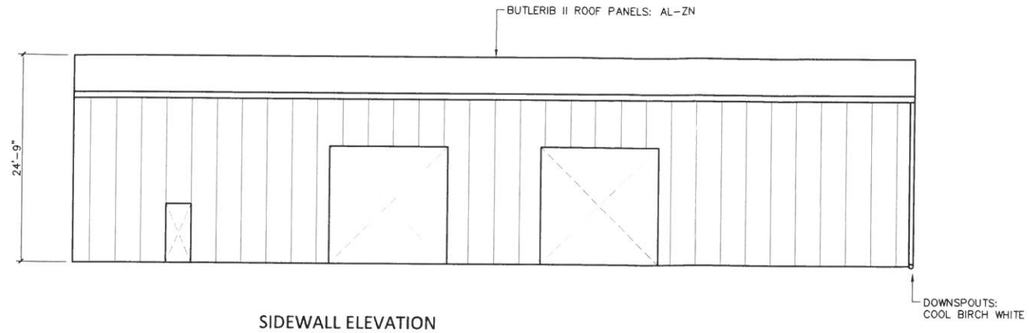
65x100 METAL BUILDING FOR MILLAR
2882 HIGHWAY 45, GLENN, CA 95943

REVISIONS:

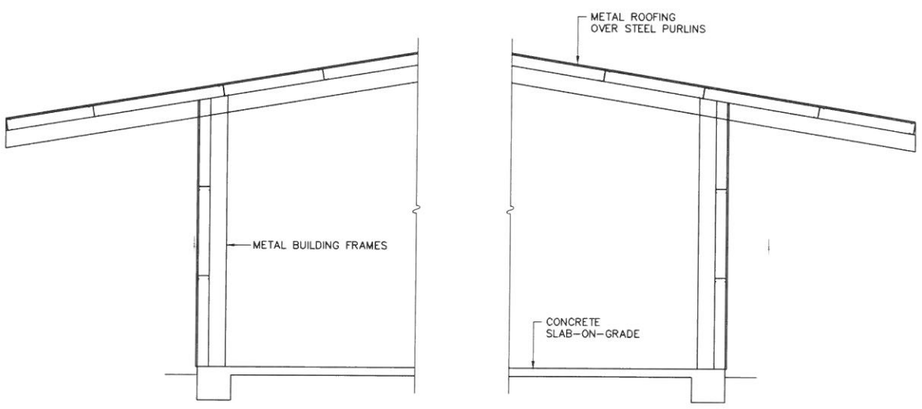
DATE:	05/29/18
SCALE:	NTS
DRAWN BY:	ACJ
JOB NUMBER:	18-197
SHEET:	A1



ENDWALL ELEVATION
NO SCALE

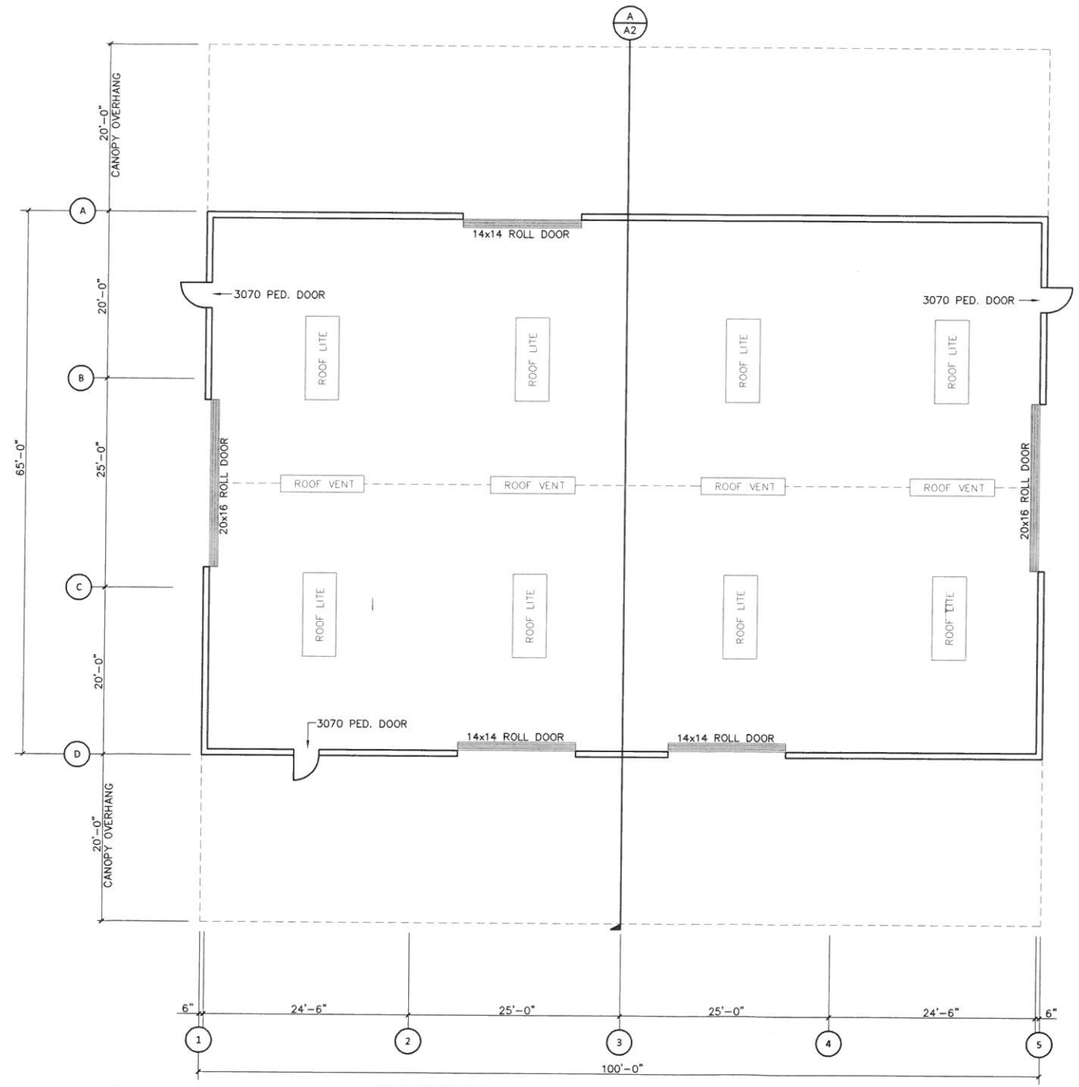


SIDEWALL ELEVATION
NO SCALE



BUILDING SECTION
NO SCALE

A
A2



FLOOR PLAN
SCALE: 1/8" = 1'-0"

REGISTERED PROFESSIONAL ENGINEER
ANDREW C. JOHNSON
No. C 69188
Exp. 6/30/20
CIVIL
STATE OF CALIFORNIA

THESE PLANS HAVE BEEN REVIEWED FOR COMPLIANCE ONLY WITH THE ATTACHED STRUCTURAL CALCULATIONS

SUMMIT STRUCTURAL DESIGN
383 Rio Lindo Ave.
Suite 200
Chico, CA 95926
P. 530.592.4407
SummitChico.com

NVBS
NORTH VALLEY BUILDING SYSTEMS

FLOOR PLAN/ELEVATIONS/SECTION
65x100 METAL BUILDING FOR MILLAR
2882 HIGHWAY 45, GLENN, CA 95943

REVISIONS:

DATE:	05/29/18
SCALE:	1/8" = 1'-0"
DRAWN BY:	ACJ
JOB NUMBER:	18-197
SHEET:	A2