

RESOLUTION NO. 2026 - \_\_\_\_

**A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF COLUSA – RECOMMENDING CITY COUNCIL APPROVAL OF THE WASTWATER TREATMENT PLANT ANNEXATION (WWTP #2) – COLUSA TRIPLE CROWN DEVELOPMENT AND RELATED APPLIATIONS AND 1) APPROVE AN ANNEXATION 2) ADOPT A MITIGATIVE NEGATIVE DECLARATION AND 3) ADOPT A MITIGATION MONITORING AND REPORTING PROGRAM 4) ADOPT A GENERAL PLAN AMENDMENT 5) REZONE PROPERTY 6) APPROVAL OF COLUSA MUNICIPAL CODE AMENDMENTS 7) APPROVE A TENTATIVE SUBDIVISION MAP 8) APPROVE CANNABIS USE PERMIT AND 9) APPROVE A SITE PLAN REVIEW (“PROJECT”)(State Clearing House Number 20260100440)**

**WHEREAS**, the City of Colusa City Council has authorized the processing of an annexation application for 680.06 acres of land that is west of the city limits and abuts the Wastewater Treatment Plant. The annexation area also includes approximately 14.79 acres of road right-of-way for Will S. Green Road and portions of Westcott Road. Together, all the lands total approximately 694.85 acres and contain 10 Assessor Parcel Numbers 017-020-024, 017-020-025, 017-020-026, 017-020-027, 017-030-079, 017-030-080, 015-130-128, 015-130-129, 015-130-068, 015-130-082; and

**WHEREAS**, in addition to the annexation (WWTP #2), the project includes a general plan amendment (GPA 25-01), rezone (RZ 25-01), municipal code amendment (CA 25-01), site plan review (SPR 25-01), tentative subdivision map (TSM 25-01) and cannabis use permit (Cannabis UP 25-01) which all constitutes as the Project (“Project”); and

**WHEREAS**, the City has prepared a Mitigated Negative Declaration (MND) for the Project and a mitigation monitoring and reporting program for the Project pursuant to the California Environmental Quality Act (“CEQA”) (Pub. Resource Code §2100 et seq.) CEQA Guidelines (14 Cal. Code Regs., § 1500 et seq.) and the local procedures adopted by the city pursuant thereto; and

**WHEREAS**, the MND reflects the City of Colusa’s independent judgment and analysis; and

**WHEREAS**, the Planning Commission has considered the Project, the recommendations of the staff report, the MND and comments provided at a public hearing, duly noticed and held in a manner as required by law on March 4, 2026

NOW THEREFORE, BE IT RESOLVED by the City of Colusa Planning Commission as follows:

1. The Commission hereby determines and finds that the facts set forth in the recitals above are true and correct and hereby added as substantive findings.

2. Based on all of the above, and based on the findings contained in the attached draft Resolutions and Ordinances prepared for the City Council, the Planning Commission hereby recommends that the City Council approve the Wastewater Treatment Plant Annexation (WWTP #2) – Colusa Triple Crown facility by adopting the attached resolutions and ordinances, which would adopt the MND in compliance with CEQA, make specific findings required by CEQA, adopt a mitigation monitoring and reporting program, amend the General Plan, rezone the Project site, amend portions of and add to the Colusa Municipal Code, approve Tentative Subdivision Map, approve a Cannabis Use Permit and approve the Development Agreement between Colusa Triple Crown and the City, each attached hereto.
3. The Planning Commission hereby specifies that the materials and documents which constitute the record of proceedings upon which its decisions are based are located and under the custody of the City of Colusa.

**THE FOREGOING RESOLUTION** was duly introduced and passed at a regular meeting of the City of Colusa Planning Commission Meeting held on the 4th day of March 2026, by the following vote.

**AYES:**

**NOES:**

**ABSTAIN:**

**ABSENT:**

Signed and approved as to form by me on this \_\_\_\_\_ day of \_\_\_\_\_ 2026

ATTEST: \_\_\_\_\_

\_\_\_\_\_

*City Manager, Jesse Cain*

Planning Chair, \_\_\_\_\_

*John Martin*