



**SPECIAL MEETING
OF THE
CITY OF SACRAMENTO
PLANNING COMMISSION
...SYNOPSIS...**

City Planning Commission will meet *Thursday* at 5:30 p.m.
915 I Street, Historic Building Second Floor Hearing Room 201

September 15, 2005
Meeting Coordinator: David Kwong, 808-2691

NOTICE TO THE PUBLIC

APPEALS on the Planning Commission decision to the City Council must be filed at New City Hall, 915 I Street, 3rd Floor, within 10 calendar days of this meeting. If the 10th day falls on a Sunday or holiday, the appeal may be filed on the following business day.

PLANNING COMMISSIONERS

<p>THERESA TAYLOR-CARROLL, CHAIR D.E. RED BANES, VICE-CHAIR VACANCY JOHN BOYD MICHAEL NOTESTINE</p>	<p>JOHN VALENCIA BARRY WASSERMAN DARREL WOO JOSEPH YEE</p>
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SUMMARY OF AGENDA CONTENTS

September 15, 2005

AGENDA ITEM	FILE	STAFF RECOMMENDATION
<p>1. Islands at Riverlake located along the north and south sides of Pocket Road between East and West Shore drives. Entitlements to develop a 166 lot single-family subdivision in the Alternative Single-family LPPT Planned Unit Development (R-1A PUD) zone. Assessors Parcel Numbers (APNs): 031-1210-003; 031-1200-073; 031-1210-061; 031-1030-015; 031-1030-031; 031-1300-048; (District 7).</p> <p>A. Environmental Determination: Environmental Impact Report (EIR);</p> <p>B. Mitigation Monitoring Plan;</p> <p>C. Pocket Community Plan-South Pocket Specific Plan Amendment to clarify the Townhouse and Related Development designation of the LPPT PUD allows the full range of residential uses allowed under the zoning code for alternative single-family residential housing types as allowed in the Alternative Single-family (R-1A) zone including attached and detached units, townhouses, cluster housing, condominiums, cooperatives or other similar projects;</p> <p>D. PUD Guidelines Amendment to clarify the Townhouse and Related Development (R-1A) designation allows the full range of residential uses allowed under the zoning code for alternative single-family residential housing types as allowed in the Alternative Single-family (R-1A) zone including attached and detached units, townhouses, cluster housing, condominiums, cooperatives or other similar projects;</p> <p>E. Tentative Subdivision Map to subdivide 21.4± vacant acres into 166 lots;</p> <p>F. Special Permit to develop 139 detached alternative single-family homes and 27 common lots in the Alternative Single-family Planned Unit Development (R-1A PUD) zone;</p> <p>G. Subdivision Modification to reduce the standard 53 right-of-way for a private street.</p> <p style="text-align: right;">Continued from September 8, 2005</p>	<p>P05-004 Hearing</p>	<p>Kimberly Kaufmann-Brisby, 808-5590</p> <p>A-B Certified EIR</p> <p>C Forwarded to City Council with out Recommendation with a report of the votes taken</p> <p>D Recommended Approval to City Council</p> <p>E, G Adopted Notice of Decision and Findings of Fact for Approval</p> <p>F Denied due to lack of 4 affirmative votes.</p>
<p>2. Gateway Master Plan. Review and comment</p>	<p>M02-086</p>	<p>Brian Abbanat, 808-7584</p> <p>Continued to September 22, 2005 by Staff</p>
<p>3. South Area Community Plan Update. Project Status Report</p>	<p>M04-031</p>	<p>Susanne Cook, 808-5375</p> <p>Continued to September 22, 2005 by Staff</p>

4.	Swanston Station Transit Village Plan. . Update of the preparation of the Swanston Station Plan	M04-057	Brian Abbanat, 808-7584 Continued to September 22, 2005 by Staff
5.	Planning Issues Report and Vision Statement & Guiding Principles for General Plan Update. 1. Issues Report 2. Vision Statement & Guiding Principles	M05-005	Desmond Parrington, 808-5044 Continued to September 22, 2005 by Staff