



Minutes City of Sacramento Planning Commission

COMMISSION MEMBERS:

Joseph Contreras
Joseph Yee, AIA
Michael Notestine, Vice Chair

Darrel Woo, Chair
Jodi Samuels
D.E. "Red" Banes

John Boyd
Barry Wasserman
Chris Givens

CITY STAFF:

David Kwong, Planning Manager
Sabina Gilbert, Senior Deputy City Attorney

New City Hall
915 I Street – 1st Floor, Council Chambers

June 26, 2008 – 5:30 P.M.

The City Planning Commission was created by the City Council. Its powers and duties include: to develop and maintain the General Plan; to make recommendations to the City Council on amendments to the General Plan and the City's zoning code and on zoning changes; to act upon applications for tentative subdivision maps, special permits and variances; and to make environmental determinations associated with these actions.

NOTICE TO THE PUBLIC

You are welcomed and encouraged to participate in this meeting. Public comment is taken (3 minutes maximum) on items listed on the agenda when they are called. Public Comment on items not listed on the agenda will be heard at the end of the meeting as noted on the agenda. Comments on controversial items may be limited and large groups are encouraged to select 3-5 speakers to represent the opinion of the group.

Notice to Lobbyists: When addressing the Commission you must identify yourself as a lobbyist and announce the client/business/organization you are representing (City Code 2.15.160).

Speaker slips are located in the lobby of the hearing room and should be completed and submitted to the Commission Secretary.

Government Code 54950 (The Brown Act) requires that a brief description of each item to be transacted or discussed be posted at least 72 hours prior to a regular meeting. The City posts Agendas at City Hall as well as offsite meeting locations.

The order of agenda items is for reference; agenda items may be taken in any order deemed appropriate by the Commission. The agenda provides a general description and staff recommendations; however, the Commission may take action other than what is recommended. The agenda is available for public review on the Friday prior to the meeting. Hard copies of the agenda, synopsis, and staff reports are available from the Development Services Department at 300 Richards Blvd, 3rd Floor (.25 cents per page), during regular business hours or can be downloaded at www.cityofsacramento.org/dsd.

Meeting facilities are accessible to persons with disabilities. If you require special assistance to participate in the meeting, notify the Development Services Department at (916) 808-5908 at least 48 hours prior to the meeting.



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(916) 808-5656

Minutes

June 26, 2008

*New City Hall
915 I Street – 1st Floor, Council Chambers*

All items listed are heard and acted upon by the Planning Commission unless otherwise noted.

Call to Order – 5:30 p.m.

Roll Call- All present with the exception of Commissioners Boyd and Samuels. Commissioners Samuels arrived at 7:00 pm.

Consent Calendar

All items listed under the Consent Calendar are considered and acted upon by one motion. Anyone may request that an item be removed for separate consideration.

1. **Approval of Minutes for June 12, 2008**

Location: (Citywide)

Recommendation: Approve Commission Minutes from June 12, 2008

Contact: David Kwong, Planning Manager, 916-808-2691

Action: Moved, seconded (Banes/Notestine 6:0:2; Recused: Givens) to approve minutes.

Public Hearings

Public hearings may be reordered by the Chair at the discretion of the Commission. If you challenge the decision of this Commission you may be limited to raising only those issues that are raised in this hearing or in written correspondence received by the Commission prior to the hearing.

2. **P05-153 Franklin Point** (Continued from 04/17/08, 05/08/08, 06/12/08) (Noticed on 04/03/08 and 04/25/08)

Location: Southwest Corner Franklin Boulevard/Mack Road, District 7, 119-0070-062-0000, 119-0070-063-0000

Recommendation: Continue to July 10, 2008

Contact: Kimberly Kaufmann-Brisby, Associate Planner, 916-808-5590; Nedzlene Ferrario, Senior Planner, 916-808-7826

Action: Continued to July 10, 2008

3. **P06-074 Azusa Project** (Continued from 06/12/08) (Noticed on 05/30/08)

Location: 1141 and 1151 Azusa Street, District 1, 274-0091-001-0000, 274-0091-002-0000

Recommendation: Approve- Item A: Environmental Determination: Mitigated Negative Declaration; **Item B:** Mitigated Monitoring Plan; **Item C:** Tentative Map to subdivide 2 lots into 7 lots in the Standard Single Family (R-1) zone; **Item D:** Subdivision Modification to create lots less than 52 feet wide; **Item E:** Subdivision

Modification to create lots less than 100 feet deep; **Item F:** Subdivision Modification to create lots less than 5,200 feet in size.

Contact: Mark Kraft, Associate Planner, 916-808-8116; Lindsey Alagozian, Senior Planner, 916-808-2659

Action: Continued to July 10, 2008

4. **P06-150 Land Park Gas Station** (Noticed on 06/13/08)

Location: 4000 South Land Park Dr, District 4, 017-0071-004-0000

Recommendation: Approve- Item A: A report back regarding the canopy lighting levels.

Contact: Michael York, Associate Planner, 916-808-8239; Nedzlene Ferrario, Senior Planner, 916-808-7826

Action: No public comment. Received and filed.

5. **P07-122 Divine Mercy Catholic Church** (Noticed on 06/13/08)

Location: 5301 Banfield Drive, District 1, 201-0440-032-0000

Recommendation: Approve- Item A: Previously Adopted Negative Declaration; **Item B:** Previously Adopted Mitigation Monitoring Plan; **Item C:** Special Permit to construct a new approximately 11,545 square foot church, on an approximately 7.6 acre parcel, in the Employment Center 30, Planned Unit Development (EC-30-PUD) zone; **Item D:** Planned Unit Development-Schematic Plan Amended to depict a church and school use in the Northborough PUD.

Contact: Stephanie Hockman, Junior Planner, 916-808- 7497; Lindsey Alagozian, Senior Planner, 916-808-2659

Action: No public comment. Moved, seconded (Banes/Givens 7:0:0) to approve staff recommendations.

6. **P07-127 Wayne Court Industrial** (Noticed on 06/13/08)

Location: 25 Wayne Court (east of South Watt Ave), District 6, 062-0060-030-0000

Recommendation: Approve- Item A: Mitigated Negative Declaration; **Item B:** Mitigation Monitoring Plan; **Item C:** Development Plan Review-New Site Plan to construct two light industrial buildings totaling approximately 221,000 square feet in the Light Industrial Review (M-1S-R) zone.

Contact: Antonio Ablog, Associate Planner, 916-808-7702; Nedzlene Ferrario, Senior Planner, 916-808-7826

Action: No public comment. Moved, seconded (Banes/Contreraz 7:0:0) to approve staff recommendations.

7. **P07-168 Sierra Waste Wood Grinding** (Noticed on 06/13/08)

Location: 8260 Berry Avenue, District 6, 040-0121-022-0000

Recommendation: Approve- Item A: Environmental Exemption (Per CEQA 15301);
Item B: Special Permit to operate a Greenwaste facility within the Heavy Industrial (M-2S) zone.

Contact: Heather Forest, Associate Planner, 916-808-5008; Nedzlene Ferrario, Senior Planner, 916-808-7826

Action: No public comment. Moved, seconded (Banes/Givens 7:0:0) to approve staff recommendations.

8. P08-021 Cheers Bar & Grill (Noticed on 06/13/08)

Location: 1620 W El Camino Ave, District 1, 274-0410-005-0000

Recommendation: Approve- Item A: Environmental Exemption (Per CEQA 15301);
Item B: Special Permit for the sale of alcoholic beverages for onsite consumption.

Contact: Kimberly Kaufmann-Brisby, Associate Planner, 916-808-5590; Lindsey Alagozian, Senior Planner, 916-808-2659

Action: No public comment. Moved, seconded (Banes/Contreraz 7:0:0) to approve staff recommendations.

9. P08-043 21st & I Street Rezone (Noticed on 06/13/08)

Location: 2108 I Street (near southeast corner of 21st and I Streets), District 3, 007-0022-004-0000

Recommendation: Continue to August 14, 2008

Contact: Michael York, Associate Planner, 916-808-8239; Stacia Cosgrove, Senior Planner, 916-808-7110

Action: Continued to August 14, 2008

10. P08-044 East Lawn Cemetery Antenna (Noticed on 06/13/08)

Location: 4300 Folsom Blvd (Folsom Blvd between 42nd & 46th Streets), District 3, 008-0010-011-0000

Recommendation: Withdrawn from the agenda to be re-noticed to a later date

Contact: Jamie Cutlip, Assistant Planner, 916-808-8684; Stacia Cosgrove, Senior Planner, 916-808-7110

Action: Withdrawn from agenda to be re-noticed to a later date.

Staff Reports

Staff reports include oral presentations including those recommending receive and file.

11. P08-034 Riverside & Broadway Target (Noticed on 06/13/08)

Location: 2505 Riverside Blvd, District 4, 009-0291-018-0000, 009-0291-019-0000, 009-0291-020-0000

Recommendation: Review and Comment Only- : A request to demolish an existing single-story 123,251 square foot retail building and replace it with a two-story multi-

tenant 224,403 square foot retail building on approximately 8.85 acres in the General Commercial (C-2) zone.

Contact: Paul Philley, Junior Planner, 916-808-5714; Evan Compton, Acting Senior Planner, 916-808-5260

Action: Public comment made by (T. Rocha, L. Stetson, R. Miller, L. Roye). Reviewed and comments were provided.

Public Comments- Matters Not on the Agenda

12. **None**

Questions, Ideas and Announcements of Commission Members

13. **L. Stetson requested Planning Commission meetings be televised, as the work reviewed by the Commission is very important to the public.**

Adjournment - 7:45pm