

AGENDA

ARDEN ARCADE COMMUNITY PLANNING ADVISORY COUNCIL

Swanston Community Center
2350 Northrop Ave
Sacramento, CA 95825

Thursday, January 24, 2019

7:00 PM

<http://www.per.saccounty.net/CPAC/Pages/CPAC-Arden-Arcade.aspx>

Applicant or appointed representative must be present for the item to be heard. If you are unable to attend, please contact the following:

Arden Arcade CPAC Chair Brenda Davis (916) 800-2087
Arden Arcade CPAC Vice Chair Thomas Wroten (916) 705-7575

County of Sacramento, Office of Planning and Environmental Review representatives for the Arden Arcade Area

Senior Planner Wendy Hartman (916) 875-0527 hartmanw@saccounty.net
Associate Planner Kristi Grabow (916) 874-5345 GrabowK@saccounty.net

To receive notifications or obtain more information regarding:

Sacramento County public meetings: <https://public.govdelivery.com/accounts/CASACRAM/subscriber/new>

Current Planning projects, visit the Planning Projects Viewer website at <https://planningdocuments.saccounty.net/>

To submit project comments to CPAC members, email them to CPAC-ArdenArcade@saccounty.net. Please identify the relevant project using the project name, control number or address.

OFFICERS: Brenda Davis Chair
Thomas Wroten Vice-Chair
Craig Kramer Secretary

MEMBERS: Colin Sueyres Tina Bonilla
Steve Turner Damien Schiff

COUNTY PLANNING REPRESENTATIVES: Wendy Hartman Kristi Grabow

<i>EXA – Excused Absence</i>	<i>U - Unexcused Absence</i>	<i>P – Present</i>
QUORUM DETERMINATION:	Yes	No
COUNTY PLANNING REPRESENTATIVE:	Yes	No

Matters under the jurisdiction of the CPAC that are not posted on the agenda may be addressed by the general public following completion of the regular agenda. The CPAC may limit the length of any off-agenda testimony.

CALL MEETING TO ORDER:

- Call meeting to order
- Introduction of members, staff, and County representatives
- Explanation of the Role of the Council
- Operating Rules for the Council

PLANNING ITEMS FOR REVIEW:

1.

Control No.: PLNP2015-00043 – Cal Expo Chevron Expansion

APN: 285-0010-017-0000

Applicant/Owner: Gillum Consulting, Inc.

Location: A Property Located On The South East Corner Of Arden Way And Ethan Way At 2000 Arden Way In The Arden Arcade Community.

Request:

1. A **Use Permit Amendment** For A Remodel And Expansion Of An Existing Gas Station (85-UP-VA-0779) To Include A New 1,580 Square Foot Convenience Store, Two New Fueling Islands, Trash Enclosure, Landscaping, Façade Improvements, And Signage On Approximately 0.6 Acres In The Light Commercial (LC) Zone.
2. A **Special Development Permit** To Deviate From The Trash Enclosure Setback Requirement.
3. A **Special Development Permit** To Allow The Roof Structure Height To Extend Higher Than Two And One-Half (2½) Feet Above The Design Clearance Height Of The Canopy Over The Pump Islands.
4. A **Design Review** To Comply With The Countywide Design Guidelines.

Final Hearing Body: Board of Supervisors

Lead Planner: Ciara Fisher, Assistant Planner, 916-874-1628, fisherci@saccounty.net

[Click here for more information.](#)

COUNCIL RECOMMENDATION:

TIME:

Motion by:		Seconded by:		
Vote	Yes	No	Abstain	Absent

Action:

2.

Control No.: PLNP2018-00292 – Cal Expo Chevron Public Convenience And Necessity

APN: 285-0010-017-0000

Applicant/Owner: Gillum Consulting, Inc.

Location: For A Property Located On The South East Corner Of Arden Way And Ethan Way At 2000 Arden Way In The Arden Arcade Community.

Request: A Request For A **Public Convenience And Necessity** Letter From The Board Of Supervisors For An Off-Sale Type 20 Beer And Wine Liquor License.

Final Hearing Body: Board of Supervisors

Lead Planner: Ciara Fisher, Assistant Planner, 916-874-1628, fisherci@saccounty.net

[Click here for more information.](#)

COUNCIL RECOMMENDATION:

TIME:

Motion by:		Seconded by:		
Vote	Yes	No	Abstain	Absent

Action:

3.

Control No.: PLNP2017-00349 – 7-Eleven Use Permit Amendment

APN: 268-0364-018

Applicant/Owner: Milestone Associates

Location: A Property Located At 3449 El Camino Avenue On The Northwest Corner Of Watt Avenue And El Camino Avenue In The Arden Arcade Community.

Request:

1. A **Use Permit Amendment** For Renovations To An Existing Primary Service Station On 0.77 Acres In The LC Zone, Including The Addition Of 3,940 Square-Foot Of Convenience Store And Retail Space, Replacement Of An Existing Carwash, And Addition Of Four New Fuel Dispensers.
2. A **Special Development Permit** To Allow The Use Of An Existing Non-Conforming Driveway.
3. A **Special Development Permit** To Deviate From Required Landscaping Standards.

Final Hearing Body: Board of Supervisors.

Lead Planner: Thomas Vogt, Associate Planner, 875-5563, vogtt@saccounty.net

[Click here for more information.](#)

COUNCIL RECOMMENDATION:

TIME:

Motion by:		Seconded by:		
Vote	Yes	No	Abstain	Absent

Action:

4.

Control No.: PLNP2018-00072 – 7-Eleven Public Convenience And Necessity

APN: 268-0364-018

Applicant/Owner: Manpreet Singh

Location: A Property Located At 3449 El Camino Avenue On The Northwest Corner Of Watt Avenue And El Camino Avenue In The Arden Arcade Community.

Request: A Request For A **Public Convenience And Necessity** Letter From The Board Of Supervisors For An Off-Sale Type 20 Beer And Wine Liquor License For A Remodeled Convenience Market And Self-Serve Gas Station.

Final Hearing Body: Board of Supervisors.

Lead Planner: Thomas Vogt, Associate Planner, 875-5563, vogtt@saccounty.net

[Click here for more information.](#)

COUNCIL RECOMMENDATION:

TIME:

Motion by:		Seconded by:		
Vote	Yes	No	Abstain	Absent

Action:

Note: This CPAC has the right to file an appeal with the County of Sacramento when the committee, commission or official takes an action or determination that conflicts with community-wide policies as understood by the respective CPAC and its constituency. During the Appeal hearing, the applicant or appointed representative must be present.

Motion by:		Seconded by:		
Vote:	Yes:	No:	Abstain:	Absent:
Comments:				

STAFF UPDATE:

OTHER BUSINESS:

Presentation By The Planning Department Regarding Zoning Code Relating To Vacation Rentals (A.K.A. Short-Term Rentals).

PUBLIC COMMENT:

ADJOURNMENT:

The meeting facility is accessible to persons with disabilities. Requests for interpreting services, assistive listening devices, or other considerations should be made through the County of Sacramento, Office of Planning and Environmental Review at (916) 874-5397, no later than five working days prior to the meeting. California Relay Service (CRS) is a third party interpretation service for deaf, hard-of-hearing, and/or speech-impaired persons. CRS can be reached by dialing 711 or 1-800-855-7100.



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