

ARDEN ARCADE
COMMUNITY PLANNING ADVISORY COUNCIL

Arden Dimick Library Community Room 891 Watt Avenue Sacramento. CA 95864

Thursday, June 22, 2017

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 ChairEverett Littles(916) 337-8451Arden Arcade CPAC Vice ChairBrenda Davis(916) 801-7346

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

Senior PlannerManuel Mejia(916) 874-7934mejiam@saccounty.netAssociate PlannerSheryl Lenzie(916) 874-7722lenzies@saccounty.net

To contact the Office of Planning and Environmental Review CPAC Secretary, please call (916) 874-5397.

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 <u>CPAC-ArdenArcade @saccounty.net</u>. Please identify the relevant project using the project name, control number or address.

**OFFICERS:** Everett Littles Chair

Brenda Davis Vice-Chair Craig Kramer Secretary

**MEMBERS:** Jennifer Kennedy George Corollo

Tina Bonilla Thomas Wroten

COUNTY PLANNING REPRESENTATIVES: Manuel Mejia Sheryl Lenzie

EXA – Excused Absence	<b>U</b> - Unexcused Absence		<b>P</b> – Present	
QUORUM DET	ERMINATION:	Yes	No	
COUNTY PLANNING REPR	RESENTATIVE:	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
- Council to consider approval of the April 27, 2017 minutes

## PLANNING ITEMS FOR REVIEW:

				PLAI	NINING ITENIS I	OK KEVIEW:					
1.							Entitlement	(s):	UPZ, SPZ,	DRS	
	Contro	l No.:	PLNP2	016-00046	Arden Creek	Town Center					
	APN:		281-03	31-023, 024	, AND 025						
	Applica	nt:	NORR	NORR Architects, Inc.							
	Owner:		Merlon	e Geier Part	tners						
	Location	n:		oject is locat len commur		east corner of the	e Watt Aven	ue/Ar	den Way in	tersection in	
	Reques	t:	<ol> <li>A Use Permit to allow a drive-up business on APN's 281-0331-023 and 024; with reduced landscaping in the SC (Shopping Center) zone.</li> </ol>								
	2. A Special Development Permit to deviate from:										
<ul> <li>A. Zoning Code Section 5.5.2 Table 5.13 to allow a reduction from the 50-foot front yard building setback requirement for "Shops B" and Shops C" buildings.</li> </ul>											
B. Zoning Code Section 5.2.5.D.2. to allow a six-foot high pre-cast fence rather than the required six-foot high masonry wall adjacent to a residential zoning district											
<ul> <li>Zoning Code Section 5.5.2 Table 5.13 to allow a reduction from the 31-foot setback requirement from the public right-of-way for a trash enclosure.</li> </ul>											
<ul> <li>D. The Arden Arcade Community Special Sign District height and maximum square footage standards for monument signs.</li> </ul>											
<ol> <li>A <b>Design Review</b> for two new buildings and three new monument signs; and respective improvements, to comply with the Sacramento County Zoning Code Section 6.3.2.A. Design Review.</li> </ol>											
Final Hearing Body: Zoning Administrator											
Investigating Member:											
	Lead Planner: Cindy Schaer, Project Manager, 874-8624, schaerc@saccounty.net										
	Click he	ere for more info	rmation								
СО	UNCIL F	RECOMMENDA	TION:				TIME:				
	tion by:				Second	ded by:					
Vot		Yes		No		Abstain		Abse	ent		
Act	ion:			1		I					

respective CPAC and its constituency. During the Appeal hearing, the applicant or appointed representative must be present.							
Motion by:		Seconded by:					
Vote: Yes: No:		No:	Abstain:		Absent:		
Comments:							

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

## **OTHER BUSINESS:**

John Lundgren
 Senior Planner/Environmental Analyst

CPAC Presentation on Proposed Clean-up Amendments Safety Element

Melinda Avey – Human Services Coordinating Council

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## 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 1-800-735-2929



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