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Legislative Body Planning and Design Commission

Posting Type Regular Meeting Agenda

Posting Location 915 I Street Sacramento, CA 95814

Meeting Date & Time Thur-06-14-2018@5:30PM

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Ligaiviu
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2018 PLANNING AND DESIGN COMMISSION

Cornelious Burke (Chair)
Darryl Lucien (Vice-Chair)
Jose Bodipo-Memba
Douglas Covill
William Farrell
Nicolina Hernandez
Todd Kaufman
Lynn Lenzi
Alix Ogilvie
Phillip Pluckebaum
Jia Wang Connelly
Joseph Yee
Vacant



Agenda

Planning and Design Commission

City Hall – Council Chamber
915 I Street, 1st Floor

*Published by the
Community Development Department
(916) 264-5011*

COMMISSION STAFF

Tom Pace, Planning Director
Stacia Cosgrove, Principal Planner
Bruce Monighan, AIA, Urban Design Manager
Evan Compton, Principal Planner
Jeffrey Heeren, Senior Deputy City Attorney

**Thursday, June 14, 2018
5:30 p.m.**

NOTICE TO THE PUBLIC

You are welcomed and encouraged to participate in this meeting. Public comment is taken on items listed on the agenda when they are called. Public Comment on items not listed on the agenda will be heard 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. **Speaker slips are available on the City's Website and located in racks inside the chamber and should be completed and submitted to the Commission Clerk.**

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 meeting agendas on the City website, at City Hall as well as offsite meeting locations. The order and estimated time for agenda items are listed for reference and may be taken in any order deemed appropriate by the legislative body.

The agenda provides a general description and staff recommendation; however, the legislative bodies may take action other than what is recommended. Full staff reports are available for public review on the City's website and include all attachments and exhibits. "To Be Delivered" and "Supplemental" reports will be published as they are received. All meeting materials are also available at the meeting for public review.

Live video streams and indexed archives of meetings are available via the internet. Visit the City's official website at http://sacramento.granicus.com/ViewPublisher.php?view_id=21.

Meeting facilities are accessible to persons with disabilities. If you require special assistance to participate in the meeting, notify the Office of the City Clerk at (916) 808-7200 at least 48 hours prior to the meeting.

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

City of Sacramento

Planning and Design Commission

Thursday, June 14, 2017

5:30 PM

915 I Street, 1st Floor

Regular Meeting Agenda

City Hall Council Chamber

All items listed are heard and acted upon by the Planning and Design Commission.

Open Session - 5:30 p.m.

Roll Call

Consent Calendar

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

1. Approval of Meeting Minutes of May 24, 2018

File ID: 2017-00921

Location: Citywide

Recommendation: Pass a motion to approve the Planning and Design Commission Meeting Minutes of May 24, 2018

Contact: Stacia Cosgrove, Principal Planner, 916-808-7110,
scosgrove@cityofsacramento.org

Director Report

2. Director's Report (Oral Report)

File ID: 2017-00667

Location: Citywide

Recommendation: Receive and File

Contact: Stacia Cosgrove, Principal Planner, 916-808-7110,
scosgrove@cityofsacramento.org

Public Hearings

Public hearing items may be reordered at the discretion of the Chair.

3. Appeal of 2751 Land Avenue Cannabis Cultivation Facility (Z17-091) (Noticed 5/14/2018) (Continued from 5/24/2018)

File ID: 2017-00719

Location: 2751 Land Avenue (District 2)

Recommendation: Conduct a public hearing and upon conclusion pass a motion to approve thereby denying the third-party appeal: Item A. Environmental Exemption (per CEQA Guidelines Section 15301 - Existing Facilities); **Item B.** Conditional Use Permit to cultivate cannabis within an existing 37,200 square foot building with 7,970 square foot added interior mezzanine (for a total of 45,170 square feet of industrial warehouse space) located on a ±1.66-acre parcel in the Light Industrial (M-1) Zone; and **Item C.** Site Plan and Design Review for minor exterior changes to an existing industrial building

Contact: Daniel Abbes, Assistant Planner, (916) 808-5873, DAbbes@cityofsacramento.org Sandra Yope, Senior Planner, (916) 808-7158, SYope@cityofsacramento.org, Community Development Department

4. Panhandle Annexation (P16-013) (Noticed 06/01/2018)

File ID: 2018-00735

Location: South of Elkhorn Boulevard, north of Del Paso Road, west of Sorento Road, and east of the Northpointe Park Planned Unit Development (Natomas Park and Regency Park) / Adjacent to Council District 1

Recommendation: Conduct a public hearing and upon conclusion recommend approval and forward to the City Council: Item A. Resolution certifying the Environmental Impact Report and adopting the Mitigation Monitoring Program, Findings of Fact, and a Statement of Overriding Considerations; **Item B.** Ordinance approving the Panhandle Development Agreement between the City of Sacramento and Twin Rivers Unified School District; **Item C.** Ordinance approving the Panhandle Development Agreement between the City of Sacramento and Bennett North Natomas LLC, DeCou North Natomas LLC; **Item D.** Ordinance approving the Panhandle Development Agreement between the City of Sacramento and Moontide, LLC; **Item E.** Ordinance approving the Panhandle Development Agreement between the City of Sacramento and Carl Brothers, Trustee of the Ernest G Brother 1993 Revocable Trust; **Item F.** Ordinance approving the Panhandle Development Agreement between the City of Sacramento and Tasso Peter Cononelos; **Item G.** Ordinance approving the Panhandle Development Agreement between the City of Sacramento and Beachfields, LLC; **Item H.** Resolution initiating annexation of 589.4 acres into the City of Sacramento; **Item I.** Resolution approving the Tax Exchange Agreement between the City of Sacramento and the County of Sacramento; **Item J.** Resolution amending the 2035 General Plan Land Use and Urban Design Element to change the land use designation for various parcels and to amend the 2035 General Plan Circulation Element in accordance with the proposed Panhandle Annexation project; **Item K.** Ordinance establishing zoning designations for the Panhandle Annexation project; **Item L.** Resolution approving the Panhandle Planned Unit Development Guidelines and

Schematic Plan; **Item M.** Resolution approving the Panhandle Finance Plan; **Item N.** Resolution approving the Panhandle Annexation Mixed Income Housing Strategy; **Item O.** Resolution approving a Tentative Master Parcel Map to subdivide 465.5 acres into 42 parcels and Site Plan and Design Review of the Tentative Master Parcel Map with deviations to minimum lot size requirements in the A-OS zone; and **Item P.** Resolution approving the Water Supply Assessment Report for the Panhandle Annexation project
Contact: Garrett Norman, Associate Planner, 916-808-7934, GNorman@cityofsacramento.org, Community Development Department; Teresa Haenggi, Senior Planner, 916-808-7554, THaenggi@cityofsacramento.org, Community Development Department

5. Ordinance Amending Section 17.228.900 of the Sacramento City Code Relating to Cannabis Production (M18-009) (Noticed on 06-01-18)

File ID: 2018-00867

Location: Citywide

Recommendation: Pass a Motion to forward to the City Council to approve an ordinance amending the special use regulations for cannabis production in chapter 17.228 to waive the conditional use permit requirement for the Self-Distribution and Transportation Only types of distribution businesses

Contact: Joy Patterson, Principal Planner, (916) 808-5607, Community Development Department

Public Comments-Matters Not on the Agenda

Member Comments – Ideas, Questions and Meeting/Conference Reports

Adjournment