

# Minutes

## NORTH HIGHLANDS COMMUNITY PLANNING ADVISORY COUNCIL

Tuesday, December 23, 2014

7:00 PM

North Highlands Parks and Recreation District Office  
6040 Watt Avenue (@ Freedom Park Drive)  
North Highlands, CA 95660

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

**Note: Applicant or appointed representative should be present.** If unable to attend, please contact the North Highlands CPAC Chairperson, Robert Ellis at (916) 825-8817 or [ellisjr25@gmail.com](mailto:ellisjr25@gmail.com). For additional planning information, please contact the Sacramento County Planning and Environmental Review Division representatives for the North Highlands CPAC. They are Cathy Hack at (916) 874-7183 or [hackc@saccounty.net](mailto:hackc@saccounty.net) and Nick Pascoe at (916) 874-6141 or [pascoen@saccounty.net](mailto:pascoen@saccounty.net). To contact the Planning and Environmental Review Division CPAC Secretary, please call Glenda Basina at (916) 874-5397.

*Note: To receive notification of Sacramento County public meetings sign up for Sac County news. Visit the following website and enter your e-mail address: <https://public.govdelivery.com/accounts/CASACRAM/subscriber/new?>*

*Note: To receive additional information regarding Current Planning projects visit the Planning Projects Viewer website at <http://www.planningdocuments.saccounty.net/>. Select the appropriate community from the drop down field, click the search button and a list of projects will be generated. Scroll down the list until the project is located and click on it for additional information. For direct access to information on projects in this agenda, use the link provided below the Control Number.*

*Note: To submit project comments to CPAC members, email them to [CPAC-NorthHighlands-FF@saccounty.net](mailto:CPAC-NorthHighlands-FF@saccounty.net). Please identify the relevant project using the project name, control number or address.*

**OFFICERS:**

P ROBERT E. ELLIS, JR                      CHAIR  
P ELIZABETH MITCHELL                      SECRETARY

**MEMBERS:**

P JULIA BAUER                                      P MICHELLE RIVAS  
R ARVIN WHITT

**REPRESENTATIVES:**

CATHY HACK - COUNTY PLANNING AND ENVIRONMENTAL REVIEW  
NICK PASCOE - COUNTY PLANNING AND ENVIRONMENTAL REVIEW  
P Jessica Bauer

EXA – EXCUSED ABSENCE    R – RESIGNED    U - UNEXCUSED ABSENCE    TE - TERM EXPIRED    P – PRESENT

QUORUM DETERMINATION:                      Yes                      No  
COUNTY REPRESENTATIVE:                      Yes                      No

**Matters under the jurisdiction of the CPAC and not on the posted 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
- EXPLANATION OF ROLE OF THE COUNCIL
- ROLL CALL
- INTRODUCTION OF MEMBERS, STAFF, AND COUNTY REPRESENTATIVES

**PLANNING ITEMS FOR REVIEW:**

1. Control No.: PLNP2014-00102

**Project Name:** 3336 Q St Residential Accessory Dwelling

**Assessor's Parcel No.:** 208-0134-007

**Location:** The property is located at 3336 Q St, North Highlands on the south side of Q Street and 100 feet west of 34th street, in the North Highlands community. (Supervisor District 4: MacGlashan)

**Owner:** Evelyn Noguera  
3336 Q St, North Highlands, 95660

**Applicant/Phone/Email:** Evelyn Noguera  
3336 Q St, North Highlands, 95660  
[evelynnoguera@hotmail.com](mailto:evelynnoguera@hotmail.com)

**Project County**

**Manager:** Shelby Maples, Planner I, (916-874-6323); [maples@saccounty.net](mailto:maples@saccounty.net)

**Request:** A Use Permit to legalize an existing accessory dwelling with 890 square feet of habitable floor area and a 312 square foot patio cover, attached to an approximately 600 square foot garage on 1.05 acres in the AR-1 (Agricultural-Residential) zone.

Investigating Member:

**COUNCIL RECOMMENDATION:**

Motion by: *Michelle Rivas*

Seconded by: *Julia Bauer*

Vote:	Yes <i>4</i>	No <i>0</i>	Abstain <i>0</i>	Absent <i>0</i>
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Action: *approve request for use permit*

**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.**

Motion by: *Michelle Rivas*

Seconded by: *Julia Bauer*

Vote:	Yes: <i>4</i>	No: <i>0</i>	Abstain: <i>0</i>	Absent: <i>0</i>
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Comments:

**OTHER BUSINESS:**

**PUBLIC COMMENT:**

**APPROVAL OF MINUTES:**

**ADJOURNMENT:** 7:13 pm

CPAC Member forwarding minutes to County Planning and Environmental Review Division:

*Elizabeth Mitchell*

***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 Planning and Environmental Review Division at (916) 874-5397 or 874-7647 (TTY), 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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