

# AGENDA

## ORANGEVALE COMMUNITY PLANNING ADVISORY COUNCIL

Orangevale Community Center  
6826 Hazel Avenue  
Orangevale, CA 95662

Tuesday, October 2, 2018

6:30 PM

<http://dev.per2.saccounty.net/CPAC/Pages/CPAC-Orangevale.aspx>

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

**Orangevale CPAC Chair**      Anthony Abdelsayed      (916) 865-8386      [anthonyabdelsayed@gmail.com](mailto:anthonyabdelsayed@gmail.com)

**County of Sacramento, Office of Planning and Environmental Review representatives for the Orangevale Area**

**Senior Planner**      Kim Hudson      (916) 874-5849      [HUDSONK@saccounty.net](mailto:HUDSONK@saccounty.net)  
**Associate Planner**

**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 [CPAC-Orangevale@saccounty.net](mailto:CPAC-Orangevale@saccounty.net). Please identify the relevant project using the project name, control number or address.**

**OFFICERS:** Anthony Abdelsayed      Chair  
Robert Crawford      Vice-Chair  
Sue Galster      Secretary

**MEMBERS:** Judy Burger      Diane Ebbitt  
Linda Gilbert      Mark Heckey

**COUNTY PLANNING REPRESENTATIVES:** Kim Hudson

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

**PLANNING ITEMS FOR REVIEW:**

1.

**Control No.:** PLNP2018-00166. Castel Place

**APN:** 213-0120-015-0000

Applicant/Owner: Eric Kastell

Location: A property located At 9175 Elm Avenue, approximately 0.6 miles East of Hazel Avenue, in the Orangevale community.

Request: 1. A Tentative Parcel Map to create four lots and a remainder lot in the AR-1 zoning district on approximately five acres.  
2. A Design Review to comply with the Countywide Design Guidelines.

Final Hearing Body: Subdivision Review Committee

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

[Click here for more information.](#)

<b>COUNCIL RECOMMENDATION:</b>				<b>TIME:</b>	
Motion by:			Seconded by:		
Vote	Yes	No	Abstain	Absent	
Action:					

2.

**Control No.:** **Continued from August 7, 2018**  
PLNP2016-00040 Pecan Avenue Tentative Parcel Map

**APN:** 213-0272-023

Applicant/Owner: Lee Christensen

Location: The property is located at 6627 Pecan Avenue, approximately 250 feet north of Central Avenue in the Orangevale Community.

Request: 1. A Tentative Parcel Map to divide approximately 0.93 acres into two 0.46 acre lots in the RD-2 (Residential, 2 units per acre) zone.  
2. A Special Development Permit to deviate from the required minimum lot width and street frontage of 75 feet in the RD-2 zone to approximately 60 feet for Parcel 1 and approximately 71 feet for Parcel 2.

Final Hearing Body: Subdivision Review Committee

Lead Planner: Thomas Vogt, Associate Planner, (916) 875-5563, vogtt@saccounty.net

[Click here for more information.](#)

<b>COUNCIL RECOMMENDATION:</b>				<b>TIME:</b>	
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:**

**Effective September 4, 2018 Administrative Duties for the Orangevale Community Planning Advisory Council will be Stephanie Townsend.**

**OTHER BUSINESS:**

**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.*



**YOUR LINK  
TO COUNTY SERVICES  
ONLINE, OR ON THE GO!**

**www.311.SacCounty.net | Dial 3-1-1**  
*Outside unincorporated Sacramento County  
Dial 916-875-4311*