

Orangevale CPAC Meeting October 4, 2016

Call to Order 6:30pm

Member Roll Call: Anthony Abdelsayed Present
Kristen Connor Present
Herbert Willstatter Unexcused Absence
Jerry Freelove No longer on board
Robert Crawford Present
Frank Almas Present
Lorraine Silvera Present

Anthony Abdelsayed: Introduction

Project #1 Lockhart Workshop AR1= 1 unit per Acre 5 Acre lot

Richard Rozumowicz: presented plan....road off Pecan 42 ft. standard curb & gutter would like 15 homes. Explained all the different zoning in 1000ft radius. Homes plan at this time- would be ok with one story. Fencing- 6ft redwood with metal posts up to 7ft.

Leanne Mueller: explained houses could be 1 or 2 story without notice to neighbors if project passed.

Anthony Abdelsayed: Question-Zoning is ok with 5 homes why so many?

Richard Rozumowicz: Answer- Large lots look terrible with brown grass because of water meters people are not keeping lots green.

Lorraine Silvera: We are in a drought and have been asked not to water as much my lot would be green if I could water more.

No other comment from board

Open to public comment

John Kelley [REDACTED]: no issue with amount of lots, does have issue with drainage.

Ron Powers [REDACTED]: Against rezoning.

Betty Boone [REDACTED]: Against project because of drainage issues, traffic, zoning and noise. Brought 2 letters in to read from neighbors against project but would not leave with CPAC.

Roberta Talbert [REDACTED]: Against project. Against properties being developed, children at risk with increased traffic, against rezoning.

Sharon Brunberg [REDACTED]: Against project, against rezoning.

Simone Giachino [REDACTED]: Against project, not good for Pecan or neighborhood, traffic and drainage issues, not appealing development.

Judy Trent Whitnock [REDACTED]: Against rezoning, keep Orangevale rural.

Catherine Francini [REDACTED]: Against project, traffic issues, keep rural.

Cabel Spitter [REDACTED]: Against project, safety hazard for children. Biggest concern is water/drainage, doesn't want houses to look into their back yard.

Tammy Duncan [REDACTED]: Against project agrees with public comments.

Robert Peterson [REDACTED]: Against project, drainage issues, children safety and traffic.

Kirk Lockhart Property Owner: Agrees to drainage problem, thinks can be managed with ditches. Would like to improve drainage problems.

Anthony Abdelsayed: Question- Access for road during construction?

Richard Rozumowicz: Answer- Will improve access IOD has nothing to do with road service Mr. Lockhart owns lot #10 with house and vacant parcel.

Robert Crawford: Question- Is there a plan to fix drainage problems?

Richard Rozumowicz: Answer- It's complicated but would bring back a drainage plan.

Project #2 Adams Residential Accessory Dwelling

Greg Adams 7130 Beech Ave: Property owner requesting use permit for 1200sq ft. accessory dwelling. In-law unit for 70 year old Father In-law. Unit would be detached with garage below. Height would be a maximum height of 32 feet 47 inches.

Lorraine Silvera: Question- What year was house built?

Greg Adams: Answer- 1974

No other comment from board

Open to public comment

John Kirkwood [REDACTED]: Against project, would change water flow off hill, would cause sewer issues.

Brent & Ann McCaleb [REDACTED]: Against project, drainage issues, sound issues, would like masonry wall.

Greg Johnston [REDACTED]: Against project, issues with height of building.

Sharon Brunberg [REDACTED]: Against project.

No other comment

Motion to deny project made by Anthony Abdelsayed seconded by Kristen Conner 4 voting in favor 1 opposed.

Motion to appeal made by Anthony Abdelsayed seconded by Kristen Conner 3 voting in favor 2 opposed.

Anthony Abdelsayed: Need to vote in Secretary- Nominated Lorraine Silvera all agreed.

Meeting Adjourned: 8:21pm