

# AGENDA

## ORANGEVALE COMMUNITY PLANNING ADVISORY COUNCIL

Orangevale Community Center  
6826 Hazel Avenue  
Orangevale, CA 95662

Tuesday, May 7, 2019

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** Robert Crawford 916-439-0605

**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** Jessie Shen (916) 875-3711 [SHENJ@saccounty.net](mailto:SHENJ@saccounty.net)

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:** Robert Crawford Chair  
Diane Ebbitt Vice-Chair  
Sue Galster Secretary

**MEMBERS:** Lorraine Silvera Mark Heckey

**COUNTY PLANNING REPRESENTATIVES:** Kim Hudson Jessie Shen

<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.:** PLNP2018-00068 – Pecan Avenue Tentative Parcel Map

**APN:** 213-0162-040/045

Applicant/Owner: Area West Engineers, Inc./ Kirk Lockhart

Location: A Property Located At 6836 Pecan Avenue, Located On The East Side Of Pecan Avenue Approximately 1,300 Feet South Of Elm Avenue In The Orangevale Community.

Request:
 

1. A **Tentative Parcel Map** to divide an approximately five-acre parcel into 4 single-family lots and a remainder lot in the AR-1 zone.
2. A **Special Development Permit** to allow a reduction in the minimum lot area requirement for number of the lots.
3. A **Design Review** to comply with the Countywide Design Guidelines.

Final Hearing Body: Subdivision Review Committee

Lead Planner: Meredith Holsworth, Associate Planner, (916) 874-5835, [holsworthm@saccounty.net](mailto:holsworthm@saccounty.net)

[Click here for more information.](#)

**COUNCIL RECOMMENDATION:**

**TIME:**

Motion by:		Seconded by:		
Vote	Yes	No	Abstain	Absent

Action:

**2.**

**Control No.:** PLNP2019-00046 – 6347 Hickory Avenue Special Development Permit

**APN:** 261-0210-032

Applicant/Owner: Shelby Belford

Location: A Property Located At 6347 Hickory Avenue In The Orangevale Community.

Request:
 

1. A **Special Development Permit** to allow a 1,059 square foot residential accessory dwelling unit (ADU) to exceed the maximum allowable square footage of 800 square feet on approximately 1.91 acres in the RD-2 zone.
2. A **Special Development Permit** to allow the proposed accessory dwelling unit to deviate from the required 10-foot setback from the primary dwelling to a minimum of 8 feet.

Final Hearing Body: Zoning Administrator

Lead Planner: Kimber Gutierrez, Associate Planner, (916) 874-7529, [gutierrezk@saccounty.net](mailto:gutierrezk@saccounty.net)

[Click here for more information.](#)

**COUNCIL RECOMMENDATION:**

**TIME:**

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:**

- 1. New Member Lorraine Silvera**
- 2. Resignations of Member Linda Gilbert and Member Judy Burger**

**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.*



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