

AMENDED AGENDA

RIO LINDA/ ELVERTA COMMUNITY PLANNING ADVISORY COUNCIL

Rio Linda Depot Visitors Center
6730 Front street
Rio Linda, CA 95673

Wednesday, April 26, 2017

7:00 PM

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

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

Rio Linda CPAC Chair Zachary Arbios (916) 718-7304

Sacramento County Planning and Environmental Review Division representatives for the Rio Linda/ Elverta Area

Principal Planner Chris Pahule (916) 874-4447 pahulec@saccounty.net

Associate Planner Julie Newton (916) 876-8502 newtonju@saccounty.net

To contact the Planning and Environmental Review Division 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-RioLinda-Elverta@saccounty.net. Please identify the relevant project using the project name, control number or address.

OFFICERS: Zachary Arbios Chair
Roy Hickey Vice-Chair
Susie Shields Secretary

MEMBERS: Michael Huiras Hal Morris

COUNTY PLANNING REPRESENTATIVES: Chris Pahule Julie Newton

<i>EXA – Excused Absence</i>	<i>U - Unexcused Absence</i>	<i>P – Present</i>
QUORUM DETERMINATION:	Yes	No
COUNTY PLANNING REPRESENTATIVE:	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
- Council to consider approval of the March 22, 2017 minutes

PLANNING ITEMS FOR REVIEW:

1. **Entitlement(s): UPZ**

Control No.: **PLNP2016-00447 Rodriguez Residential Accessory Dwelling**

APN: **PLNP2016-00447**

Applicant/ Owner: Victor Rodriguez

Location: The project is located at 125 M Street, approximately 500 feet east of West 2nd Street in the Rio Linda community.

Request: A **Use Permit** to allow the conversion of an existing 826 square-foot garage into a residential accessory dwelling up to 1,200 square feet, on approximately 4.77 acres in the AR-2 zone.

Final Hearing Body: Zoning Administrator

Investigating Member:
Lead Planner: *Shelby Maples, Associate Planner, (916) 874-6323, mapless@saccounty.net*

[Click here for more information](#)

COUNCIL RECOMMENDATION:			TIME:	
Motion by:		Seconded by:		
Vote	Yes	No	Abstain	Absent
Action:				

2. **Entitlement(s):**

Control No.: **Elverta Specific Plan Implementation Status Update**

APN: **Various**

Applicant/ Owner:
Location: Rio Linda/Elverta

Request: A brief update on the status of the approved Elverta Specific Plan, including amendments, proposed applications in progress, pre-application maps, changes to plan assumptions, and other ongoing implementation efforts.

Final Hearing Body:
Investigating Member:
Lead Planner: *Jessica (Heuer) Lynch, Senior Planner, (916) 874-8379, lynchje@saccounty.net*

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:

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 Planning and Environmental Review Division 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 1-800-735-2929



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MINUTES

RIO LINDA/ ELVERTA COMMUNITY PLANNING ADVISORY COUNCIL

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Wednesday, March 22, 2017

7:00 PM

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Rio Linda CPAC Chair Hal Morris (916) 991-2416

Sacramento County Planning and Environmental Review Division representatives for the Rio Linda/ Elverta Area

Planning Director Chris Pahule (916) 874-4447 pahulec@saccounty.net

Associate Planner Julie Newton (916) 876-8502 newtonju@saccounty.net

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OFFICERS: Hal Morris Chair
Roy Hickey Vice-Chair
Vacant Secretary

MEMBERS: Zachary Arbios Susie Shields
Michael Huiras

COUNTY PLANNING REPRESENTATIVES: Chris Pahule Julie Newton

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

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CALL MEETING TO ORDER:

- Call meeting to order
- Introduction of members, staff, and County representatives
- Explanation of the Role of the Council
- Council to consider approval of the February 22, 2017 minutes (if available)

PLANNING ITEMS FOR REVIEW

1. Entitlement(s): **TMZ**

Control No.: PLNP2016-00472 Lindeman Temporary Mobile Home

APN: 214-0172-015

Applicant/ Owner: Royce Lindeman

Location: The project is located at 5851 Marysville Boulevard, approximately 1,000 feet west of 4th Street in the Rio Linda community.

Request: A **Use Permit** to allow a 750 square-foot temporary medical hardship mobile home on 1.84 acres in the AR-2 zone.

Final Hearing Body: Zoning Administrator

Investigating Member:

Lead Planner: Meredith Holsworth, Assistant Planner, (916) 874-5835, holsworthm@saccounty.net

[Click here for more information](#)

COUNCIL RECOMMENDATION:

TIME: 0720

Motion by: Zach Arbois Seconded by: Ray Hickey

Vote	Yes	No	Abstain	Absent
	4			1 (Mike Hiras)

Action: follow county protocol

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Motion by:	Seconded by:			
Vote:	Yes:	No:	Abstain:	Absent:

Comments:

OTHER BUSINESS:

- > CPAC Elections
 - Zach: Chair
 - Ray: Asst Chair
 - Susie: Secretary

Public comment: property line issue, easement
 → referred to code enforcement, county record, property map/parcel/assessor

PUBLIC COMMENT:

ADJOURNMENT:

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