

ACTION SUMMARY
SOUTH SACRAMENTO CPAC
Sheriff Community Room
7000 65th Street, Suite B, Sacramento, CA 95823

WEDNESDAY

FEBRUARY 20, 2019

6:30 PM

MEMBERS: BURKE LUCY(CHAIR), TODD LAMBERT(SECRETARY), JOHN NEWMAN,
VIRGINIA JAMESON, ERICA JARAMILLO, STEPHANIE WILLIAMS
(Erica Jaramillo Was Absent)

1. [PLNP2018-00025 – ARCO AM/PM 65th Street/Florin Road](#)

APPLICANT: Takhar South Sac, Inc. / Burlington Coat Factory of Florin, Inc.

ASSESSOR'S PARCEL NO: 042-0012-042

LOCATION: A Property Located On The Northwest Corner Of The 65th Street/Florin Road Intersection In The South Sacramento Community.

CPAC RECOMMENDATION: On Wednesday February 20, 2019, The South Sacramento Community Planning Advisory Council (CPAC) Met And Approved The Proposed Project (5 Yes, 0 No, 1 Absent).

REQUEST:

1. A **Tentative Parcel Map** to divide an existing 13.08 acre parcel into one 1.25 acre lot and one 11.83 acre lot.
2. A **Use Permit** to allow a 24-hour automobile service station and a 24-hour convenience store in the SC, Shopping Center zone, on approximately 1.25 acres.
3. A **Special Development Permit** to allow a reduction of the landscape planter from 25 feet to 20 feet.
4. A **Design Review** to comply with the Countywide Design Guidelines.

FINAL HEARING BODY: Board of Supervisors

START TIME: 6:35 PM

CPAC ACTION: Recommended Approval

AYES: Burke Lucy, Todd Lambert, John Newman, Virginia Jameson, Stephanie Williams

NOES: None

ABSTAIN: None

ABSENT: Erica Jaramillo

RECUSAL: None

END TIME: 7:13 PM

2. [PLNP2018-00087 – Arco AM/PM 65th And Florin PCN](#)

APPLICANT: Takhar, Robert Singh

ASSESSOR'S PARCEL NO: 042-0012-042

LOCATION: For an Arco AM/PM at the northwest corner of 65th Expressway and Florin Road.

CPAC RECOMMENDATION: On Wednesday February 20, 2019, The South Sacramento Community Planning Advisory Council (CPAC) Met And Approved The Proposed Project (5 Yes, 0 No, 1 Absent).

REQUEST: The Board of Supervisors (Board) hears requests for **public convenience/necessity (PCN)** applications for liquor licenses within the unincorporated area, prior to issuance of a license by the State Department of Alcoholic Beverage Control (ABC) if the site is located within an over concentrated census tract or a specified high crime reporting district. The applicant is requesting an Off Sale Beer & Wine (Type 20) license due to being in a high crime reporting district and in an over concentrated census tract for the Arco AM/PM at the northwest corner of 65th Street and Florin Road in the South Sacramento Community.

FINAL HEARING BODY: Board of Supervisors

START TIME: 6:35 PM

CPAC ACTION: Recommended Approval

AYES: Burke Lucy, Todd Lambert, John Newman, Virginia Jameson, Stephanie Williams

NOES: None

ABSTAIN: None

ABSENT: Erica Jaramillo

RECUSAL: None

END TIME: 7:13 PM

3. [PLNP2018-00283 – Wesley Avenue Parcel Map](#)

APPLICANT: Phillip Chang

ASSESSOR'S PARCEL NO: 039-0091-006

LOCATION: Located at 0 Wesley Avenue, Approximately 850 Feet East Of Franklin Boulevard And 275 Feet South Of 49th Avenue in the South Sacramento County.

CPAC RECOMMENDATION: On Wednesday February 20, 2019, The South Sacramento Community Planning Advisory Council (CPAC) Met And Approved The Proposed Project (5 Yes, 0 No, 1 Absent).

REQUEST:

1. A **Tentative Parcel Map** to create four (4) residential lots on 0.78 acre property on aRD-10 zone.
2. A **Design Review** to comply with the Countywide Design Guidelines.

FINAL HEARING BODY: Subdivision Review Committee

START TIME: 7:14 PM

CPAC ACTION: Recommended Approval

AYES: Burke Lucy, Todd Lambert, John Newman, Virginia Jameson, Stephanie Williams

NOES: None

ABSTAIN: None

ABSENT: Erica Jaramillo

RECUSAL: None

END TIME: 7:27 PM

WORKSHOPS

4. [PLNP2019-00049 – Chohan Woods Tentative Subdivision Map- Early Workshop](#)

APPLICANT: Chohan Woods

ASSESSOR'S PARCEL NO: 115-0201-018

LOCATION: The project is located at 7516 Rangeview Lane, on the South side of Rangeview Lane approximately 365 feet west of Power Inn Road in the South Sacramento community.

An **Early CPAC Workshop** to discuss a Tentative Subdivision Map and related entitlements to divide a 7.23-acre parcel in the RD-5 Zoning District into 61 lots. The lots will range in size from 3,840 to 5,115 square feet.

REQUEST: **Please note that this project is scheduled as a workshop item and is for information sharing purposes only. No formal application has been filed with the Office of Planning and Environmental Review. The applicant would like to solicit preliminary comments and suggestions from the community.**

Note: To obtain copies of the proposed site plan and other project related materials, please contact Leanne Mueller, Associate Planner, Office of Planning and Environmental Review, at muellerl@saccounty.net or 99160874-6155. Please include the Control Number and Project Name in your inquiry.

START TIME: 7:27 PM

END TIME: 8:07 PM

OTHER BUSINESS

Annual Election Of Officers

Chair: Burke Lucy (5 Yes, 0 No, 1 Absent).

Vice Chair: Erica Jaramillo (5 Yes, 0 No, 1 Absent).

Secretary: Todd Lambert (5 Yes, 0 No, 1 Absent).