

AGENDA

SOUTH SACRAMENTO COMMUNITY PLANNING ADVISORY COUNCIL

Sheriff Community Room
7000 65th Street, Suite B
Sacramento, CA 95823

Wednesday, November 15, 2017

6:30 PM

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

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

South Sacramento CPAC Chair Burke Lucy (916) 393-6997

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

Senior Planner Mark Michelini (916) 874-5648 michelini@saccounty.net

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-SouthSacramento@saccounty.net. Please identify the relevant project using the project name, control number or address.

OFFICERS: Burke Lucy Chair
Vacant Vice-Chair
Todd Lambert Secretary
Orga Pacheco Secretary

MEMBERS: John Newman Virginia Jameson
Erica Jaramillo

COUNTY PLANNING REPRESENTATIVES: Mark Michelini

<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 **October 18, 2017** minutes

PLANNING ITEMS FOR REVIEW:

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

Control No.: PLNP2017-00233 Fruitridge Bait & Tackle - PCN

APN: 026-0281-001

Applicant: Leu Her

Owner: Fruitridge Laundry ACQ LLC

Location: The property is Located At 4234 Fruitridge Road At On The South Side Of Fruitridge Road Approximately 160 Feet East Of 42nd Street In The South Sacramento Community.

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, Leu Her representing Fruitridge Bait & Tackle, requests an Off Sale Beer and Wine Liquor (Type 20) license at Fruitridge Bait & Tackle store at 4234 Fruitridge Road, in the community of South Sacramento.

Final Hearing Body: Board of Supervisors

Investigating Member:

Lead Planner: Manuel Mejia, Senior Planner, (916) 874-7934, MejiaM@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:				

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 1-800-735-2929



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Dial 916-875-4311*

MINUTES

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OFFICERS: Burke Lucy-**P** Chair
Vacant Vice-Chair
Todd Lambert-**EXA** Secretary
Orga Pacheco-**P** Secretary

MEMBERS: John Newman-**P** Virginia Jameson-**P**
Erica Jaramillo-**P**

COUNTY PLANNING REPRESENTATIVES: Mark Michelini-**P**

<i>EXA – Excused Absence</i>	<i>U - Unexcused Absence</i>	<i>P – Present</i>
QUORUM DETERMINATION:	<u>Yes</u>	No
COUNTY PLANNING REPRESENTATIVE:	<u>Yes</u>	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 September 20, 2017 minutes

PLANNING ITEMS FOR REVIEW:

1. **Entitlement(s): PMR, DRS**

Control No.: **PLNP2017-00249 Capital Commerce Center Tentative Parcel Map**

APN: **036-0010-008**

Applicant: Hackman Capital Partners

Location: The property is located at 6200 Franklin Boulevard, at the northwest corner of 47th Avenue and Franklin Boulevard in the South Sacramento community.

- Request:**
1. A **Tentative Parcel Map** to divide 125.80 acres into 4 lots in a M-2 zone.
 2. A **Design Review** to comply with the Countywide Design Guidelines.

Final Hearing Body: Subdivision Review Committee

Investigating Member:

Lead Planner: *Josh Greetan, Assistant Planner, (916) 876-6425, greetanj@saccounty.net*

[Click here for more information](#)

COUNCIL RECOMMENDATION: **TIME: 7:30**

Motion by: Virginia		Seconded by:		
Vote	Yes 5	No 0	Abstain 0	Absent 1

Action:
Approved see CPAC Referral

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:

Nate Ellis, Stan Meady speakers for development:
No new development, parcel divide into four
Want to either have purchaser or lease property
Looking for large water users

PUBLIC COMMENT:

Truck business owner wants to know if street increase to six lane
 Homeowners want to know impact of new business
 Pollution, noise, if wall going to be build – Buffer Zone

Would like notices be sent out if anything is going to be build. They also want restrictions implemented, or enforced.
Planning update last 2012, next 2030

ADJOURNMENT: 7:45 pm

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