

# AGENDA

Thursday, December 22, 2016

7:30 PM

## SOUTHEAST AREA COMMUNITY PLANNING ADVISORY COUNCIL

**HENDRICKSON HALL  
12746 IVIE ROAD, HERALD CA 95638**

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

**Note: Applicant or appointed representative should be present.** If unable to attend, please contact the Southeast Area CPAC Chairman, Timothy Reinarts, at (916) 568-2800. The Sacramento County Planning and Environmental Review Division representatives for the Southeast Area are Chris Pahule at (916) 874-4447 or [pahulec@saccounty.net](mailto:pahulec@saccounty.net) and Michelle Nagao at (916) 874-7523 or [nagaom@saccounty.net](mailto:nagaom@saccounty.net). To contact the Planning and Environmental Review Division CPAC Secretary, please call (916) 874-5397.

*Note: To receive notification of Sacramento County public meetings sign up for Sac County news. Visit the following website and enter your e-mail address: <https://public.govdelivery.com/accounts/CASACRAM/subscriber/new?>*

*Note: To receive additional information regarding Current Planning projects visit the Planning Projects Viewer website at <https://planningdocuments.saccounty.net/> Select the appropriate community from the drop down field, click the search button and a list of projects will be generated. Scroll down the list until the project is located and click on it for additional information. **For direct access to information on projects in this agenda, use the link provided below the Control Number.***

*Note: To submit project comments to CPAC members, email them to [CPAC-Southeast@saccounty.net](mailto:CPAC-Southeast@saccounty.net). Please identify the relevant project using the project name, control number or address.*

<b>OFFICERS:</b>	TIMOTHY REINARTS BILL TUBBS	<u>CHAIR</u> <u>SECRETARY</u>
<b>MEMBERS:</b>	DANIEL BRUS TINA HOLT	KAREN SWEET CURT SWANSON
<b>REPRESENTATIVES:</b>	CHRIS PAHULE - COUNTY PLANNING AND ENVIRONMENTAL REVIEW MICHELLE NAGAO - COUNTY PLANNING AND ENVIRONMENTAL REVIEW	

**EXA** – EXCUSED ABSENCE    **R** – RESIGNED    **U** - UNEXCUSED ABSENCE    **TE** - TERM EXPIRED    **P** – PRESENT

QUORUM DETERMINATION:                      Yes                      No

COUNTY REPRESENTATIVE:                      Yes                      No

**Matters under the jurisdiction of the CPAC and not on the posted 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
- EXPLANATION OF ROLE OF THE COUNCIL
- ROLL CALL
- INTRODUCTION OF MEMBERS, STAFF, AND COUNTY REPRESENTATIVES

**PLANNING ITEMS FOR REVIEW:**

1. Control No.: [PLNP2016-00333](#)

**Project Name:** O'Brien Residential Accessory Dwelling

**Assessor's Parcel No.:** 136-0160-055

**Location:** The property is located at 11933 Walmort Road, approximately 500 feet east of Reigl Road in the Southeast community.  
(District 5: Nottoli)

**Applicant/Owner** Don & Barbara O'Brien  
**Phone/Email:** 11933 Walmort Road, Wilton, CA 95693  
916-687-8638; [obrienkennels@aol.com](mailto:obrienkennels@aol.com)

**County Project Manager:** *Thomas Vogt, Assistant Planner, (916) 875 5563, [vogt@sacounty.net](mailto:vogt@sacounty.net)*

**Request:** A Use Permit to allow a 1, 157 square-foot residential accessory dwelling on 4.34 acres in the A 5 zone.

Investigating Member:

COUNCIL RECOMMENDATION:

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.**

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

2. Control No.: [PLNP2016-00408](#)

**Project Name:** Hauschildt Road Tentative Parcel Map

**Assessor's Parcel No.:** 148-1130-007

**Location:** The property is located at 12550 Hauschildt Road, on the north end of Hauschildt Road, in the Southeast community. (District 5: Nottoli)

**Owner** Clarence Hauschildt  
 P.O. Box 327, Herald, CA 95638  
[hrbar@att.net](mailto:hrbar@att.net)

**Applicant/Phone/Email:** Attention: Dennis Barksdale  
 Claybar Engineering, Inc.  
 9354 Elk Grove Florin Road, Elk Grove, CA 95624  
 916-207-9026; [dcb@claybar.com](mailto:dcb@claybar.com)

**County Project Manager:** *Thomas Vogt, Assistant Planner, (916) 875 5563, [vogtt@saccounty.net](mailto:vogtt@saccounty.net)*

- Request:**
1. A **Tentative Parcel Map** to divide approximately 88.48 acres into one 20-acre and one 68-acre parcel in the AG-20 zone.
  2. A **Design Review** to conform to Countywide Design Guidelines.

Investigating Member:

COUNCIL RECOMMENDATION:

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.**

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

3. Control No.: [PLNP2016-00434](#)

**Project Name:** Richardson Residential Accessory Dwelling

**Assessor's Parcel No.:** 152-0260-007

**Location:** The property located at 13034 Alta Mesa Road, approximately one mile south of Borden Road in the Southeast community.  
(District 5: Nottoli)

**Owner:** Gail Richardson  
13034 Alta Mesa Road, Herald, CA 95638  
209-747-1788; [rgale@softcom.net](mailto:rgale@softcom.net)

**Applicant/Phone/Email:** Ranse & Michelle Gale  
13631 Montfort Road, Herald, CA 95638  
916-317-4933; [katsanders08@yahoo.com](mailto:katsanders08@yahoo.com)

**County Project Manager:** Thomas Vogt, Assistant Planner, (916) 875 5563, [vogtt@saccounty.net](mailto:vogtt@saccounty.net)

**Request:** A Use Permit to allow a 1,193 square-foot residential accessory dwelling on approximately 4.58 acres in the A 5 zone.

Investigating Member:

COUNCIL RECOMMENDATION:

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.**

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

4. Control No.: [PLNP2016-00358](#)

**Project Name:** Damskey Residential Accessory Dwelling

**Assessor's Parcel No.:** 136-0271-047

**Location:** The property is located at 12401 Woods Road, approximately 1,500 feet east of Alta Mesa East Road in the Southeast community. (District 5: Nottoli)

**Owner:** Richard & Dawn Damskey  
12401 Woods Road, Wilton, CA 95693  
209-327-4111

**Applicant/Phone/Email:** Ranse & Michelle Gale  
13631 Montfort Road, Herald, CA 95638  
209-747-1788; [rgale@softcom.net](mailto:rgale@softcom.net)

**County Project Manager:** *Thomas Vogt, Assistant Planner, (916) 875 5563, [vogtt@saccounty.net](mailto:vogtt@saccounty.net)*

**Request:** A Use Permit to allow a 1,200 square-foot residential accessory dwelling on approximately 4.77 acres in the A 5 zone.

Investigating Member:

COUNCIL RECOMMENDATION:

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.**

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

**OTHER BUSINESS:**

**PUBLIC COMMENT:**

**APPROVAL OF MINUTES:**

**ADJOURNMENT:**

CPAC Member forwarding minutes to County Planning and Environmental Review Division:

***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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Dial 916-875-4311