

Please notice meeting location is at the alternative location

MINUTES

VINEYARD AREA COMMUNITY PLANNING ADVISORY COUNCIL

ALTERNATIVE LOCATION:

**Heritage Peak Charter School
8065 Elk Grove-Florin, Suite 160
Sacramento, CA 95829**

Tuesday, July 11, 2017

7:00 PM

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

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

Vineyard CPAPC Chair Tim Murphy (310) 483-9501 timmurphyvcpac@gmail.com

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

Senior Planner John Lundgren (916) 874-8043 lundgrenj@saccounty.net

Associate Planner Charity Gold (916) 874-7529 goldc@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-Vineyard@saccounty.net. Please identify the relevant project using the project name, control number or address.

OFFICERS: Tim Murphy **P** Chair
Jag Nagendra **EXA** Vice-Chair
Sophia Trotter-Goetze **P** Secretary

MEMBERS: Tammy Trujillo **EXA** Mary Duncan **P**
John Costa **P** Belinda Beeks-Malone **U**
Bill Thompson **P** Bartley Baer **P**

COUNTY PLANNING REPRESENTATIVES: Wendy Hartman **P**

<i>EXA – Excused Absence</i>	<i>U - Unexcused Absence</i>	<i>P – Present</i>
QUORUM DETERMINATION:	Yes X	No
COUNTY PLANNING REPRESENTATIVE:	Yes X	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 **7:05**
- Introduction of members, staff, and County representatives
- Explanation of the Role of the Council
- Council to consider approval of the June 6, 2017 minutes

Motion to approve minutes from June 6, 2017 made by John Costa. Second to the motion made by Bill Thompson. Motion carries unanimously.

PLANNING ITEMS FOR REVIEW:

1. Entitlement(s): SDP, SPP, DRS

Control No.: PLNP2016-00277 Vineyard Creek Parcel Tentative Subdivision Map, Special Development, and Design Review

APN: 065-0270-004

Applicant/ Owner: Lennar Homes of California
Sean MacDiarmid

Location: The project is located on the south side of the future Waterman Road extension approximately 1,700 feet north of Gerber Road in the Vineyard community.

Request:

1. A **Tentative Subdivision Map (SDP)** to divide 6.77± gross acres into 79 single family lots, four landscape/common area lots, and three alley/parking area lots on a site that has a General Plan designation of LDR, Community Plan and Specific Plan designation of MFR 12-22, and a Zoning Designation of RD-20.
2. A **Special Development Permit (SPP)** to deviate from setbacks, number of required guest parking spaces, and open space requirements.
3. A **Design Review (DRS)** to comply with the Countywide Design Guidelines.

Final Hearing Body: Planning Commission

Investigating Member:

Lead Planner: Wendy W. Hartman, Senior Planner, 875-0527, hartmanwt@saccounty.net

[Click here for more information](#)

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

Motion by: John Costa		Seconded by: Bartley Baer		
Vote	Yes 6	No 0	Abstain 0	Absent 3

Action: Approval. If the application is denied by the Planning Commission the Vineyard CPAC would like to appeal that decision.

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: John Costa		Seconded by: Bartley Baer		
Vote:	Yes: 6	No: 0	Abstain: 0	Absent: 3

Comments:

Concern that Poinsettia Street being 50 ft wide will not allow for two way traffic if parking is allowed on both sides of the street.

Vineyard CPAC members would like the minutes to reflect that we asked for and received a special presentation regarding the Affordable Housing requirement as it pertains to this project.

OTHER BUSINESS:

1. Wendy Hartman presented PLNP2017-00142. Urgency Ordinance to Extend SZC-2017-0010 Relating to Accessory Dwelling Units which was presented to the Board of Supervisors today. This Urgency Ordinance was drafted to bring Sacramento County into compliance with changes to the California State Government Code Section 65852.2 that came into effect on January 1, 2017.
2. Staff requested we consider moving our August Vineyard CPAC meeting from August 1st to a later date. Lot P, an issue that has sparked a lot of community interest in the past, is set to come before the CPAC in August. Since August 1st is National Night Out, there is concern that all of the community members interested in sharing comments on the Lot P issue will not be able to attend the meeting as they may be committed to National Night Out events. The CPAC members present shared that August 8 would be a good option. Mary Duncan noted that she will be out of town for most of the month of August.
3. Tim Murphy announced that Jag Nagendra has moved out of our boundaries and is no longer eligible to serve on our CPAC. In addition, due to a new position and an increased work load in his district, Tim will be leaving the Vineyard CPAC following the August 2017 meeting. We will hold new elections next month.

PUBLIC COMMENT:

ADJOURNMENT: 8:10pm

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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