



AGENDA

April 22, 2020 - 7:00 PM

CITY OF CITRUS HEIGHTS

PLANNING COMMISSION MEETING

City Hall Council Chambers

6360 Fountain Square Drive, Citrus Heights, CA

PLEASE NOTE: In order to minimize the spread of the COVID 19 virus, Governor Newsom has issued Executive Orders that temporarily suspend some requirements of the Brown Act. Please be advised that the Council Chambers are closed to the public and that some, or all, Planning Commissioners may attend Planning Commission meetings telephonically or otherwise electronically. The meeting will be held via webcast with **NO PHYSICAL LOCATION FOR PUBLIC ATTENDANCE**.

If you would like to watch the meeting webcast, please contact the Planning Division at (916) 727-4740 or by email at planning@citrusheights.net to obtain information on if a webcast will be available for this meeting.

If you wish to make a public comment, please submit your comment via email to planning@citrusheights.net or by completion of an online Speaker Card at planning@citrusheights.net. Each comment will be read aloud by the Planning Commission Secretary each speaker will have up to five minutes to speak.

Alternatively, members of the public can view the Planning Commission meeting live webcast at: <http://citrusheights.net/305/Planning-Commission>

The Agenda for this meeting of the Planning Commission was posted at Citrus Heights City Hall, 6360 Fountain Square Drive, Citrus Heights, CA before the close of business at 5:00 p.m. On the Friday preceding the meeting.

If you need a disability-related modification or accommodation, to participate in this meeting, please contact the Planning division 916-725-2448, planning@citrusheights.net, or City Hall 6360 Fountain Square Drive at least 48 hours prior to the meeting. TDD: California Relay Service 7-1-1.

1. CALL MEETING TO ORDER

a. Full Packet

Documents:

[APRIL 22 FULL PC PACKET.PDF](#)

2. ROLL CALL

Commission Members:

Duncan, Flowers, Ingle, Lagomarsino, Van Duker, Vice Chair Scheeler,

Chair Schaefer

3. FLAG SALUTE

4. PUBLIC COMMENT

Under Government Code Section 54954.3, members of the audience may address the Commission on any item within the jurisdiction of the Commission or on any agenda item. Those wishing to speak on non-agenda items will be called upon at the beginning of the meeting. Those wishing to speak for or against an agenda item will be called upon after the presentation by the City Planning Department and the Applicant for that agenda item.

5. CONSENT CALENDAR

Approval of the meeting minutes for February 26, 2020

6. PUBLIC HEARING

a. LORDS GRACE CHURCH EXPANSION – 7227 CANELO HILLS DRIVE:

Applicant is requesting approval of a Use Permit and Design Review Permit Modification to allow for the placement of two modular classrooms onto an existing church property located at 7227 Canelo Hills Drive, Citrus Heights. Project Planner: Eric Singer Environmental Determination: the project is Categorically Exempt from CEQA per Section 15303 of the California Environmental Quality Act (New Construction or Conversion of Small Structures) Project Planner: Eric Singer

b. ZONING CODE UPDATE- ACCESSORY DWELLING UNITS:

The Planning Commission will review updates to Chapter 106.42.015 and 106.80.020 of the city's Zoning Code and forward a recommendation to the City Council. The updates are necessary to bring the city's Zoning Code in conformance with state regulations in regard to accessory dwelling units. A complete list of changes can be obtained from the Planning Division. Environmental Determination: The project is Categorically Exempt from CEQA under Section 15282(h) which exempts ordinances amendments for accessory dwelling units from environmental review. Project Planner: Alison Bermudez

c. ZONING CODE UPDATE – REVISIONS TO VARIOUS SECTIONS OF THE ZONING CODE:

The Planning Commission will review a variety of updates to Articles 1 through 4 and Article 8 of the city's Zoning Code. The proposed amendments include revisions to the regulation of indoor commercial recreation centers, small recycling centers and other various sections of the Zoning Code. The Planning Commission's decision will be forwarded to the City Council for final action. A complete list of changes can be obtained from the Planning Division. Environmental Determination: The project is Categorically Exempt from CEQA under Section 15061(b)(3) of the Guidelines. Project Planner: Alison Bermudez

7. REGULAR CALENDAR

a. PLANNING COMMISSION RULES AND REGULATIONS - Casey Kempenaar

8. ADJOURNMENT

The agenda for this meeting of the Planning Commission for the City of Citrus Heights was posted at the sites listed below on or before the close of business at 5:00 p.m. on the Friday preceding the meeting.

City of Citrus Heights, 6360 Fountain Square Drive, Citrus Heights, CA
Rusch Park Community Center, 7801 Auburn Boulevard, Citrus Heights, CA
Sacramento County Library, Sylvan Oaks Branch, 6700 Auburn Boulevard, Citrus Heights, CA

Any writings or documents provided to a majority of the City of Citrus Heights Planning Commission regarding any item on this agenda will be made available for public inspection at City Hall located at 6360 Fountain Square Drive, Citrus Heights, CA 95621.

In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, please contact Karen Ramsay at (916) 727-4742. Notification 48 hours prior to the meeting will enable the City to make reasonable arrangements to ensure accessibility to this meeting. TTY/TDD users with questions or comments can call the California Relay Service by dialing 7-1-1.

Pursuant to Sections 65009 (b) (2), of the State Government Code "If you challenge any of the above projects in court, you may be limited to raising only those issues you or someone else raised at the public hearing(s) described in this notice, or in written correspondence delivered to the city Planning Commission at or prior to, this public hearing".