
TO ADDRESS THE COMMISSION
PLEASE STEP TO THE ROSTRUM &
STATE YOUR NAME & ADDRESS

Regular Meeting
September 24, 2008 - 7 p.m.
City Hall Council Chambers
1201 Civic Center Boulevard

YUBA CITY PLANNING COMMISSION
AGENDA

Commissioner Craig Starkey (Chairman)
Commissioner Preet Didbal (Vice Chair) Commissioner John Sanbrook
Commissioner Satwant Takhar Commissioner Mike Tomlinson
Commissioner John Dukes Commissioner Jana Shannon

Roll Call

Pledge of Allegiance

Approval of minutes from meeting held on August 13, 2008

Appearance of Interested Citizens*

Correspondence: - None

Commission Consideration:

1. Revisions to the approved elevations for DP 07-09, River Valley Fitness.

Public Hearing:

1. General Plan Amendment #GP 08-01, Rezone #RZ 08-01, Tentative Map #TM 08-01, and Development Plan #DP 08-01. Proposed General Plan amendment from Neighborhood Commercial to Community Commercial, proposed zone change from C-1 to C-2, proposed subdivision of two parcels into three parcels and construction and operation of a 14,000 square foot "Fresh & Easy" neighborhood grocery store, a 14,550 square foot "Walgreens" drug store, and a 3,250 square-foot "shops" building. The proposed project is located at the southeast corner of Lincoln Road and Sessler Drive; APN 56-010-003 and 56-010-004. Applicant, Taylor Village Sacramento Investments Partners L.P.; Property owner, Arkadiusz Kazmierczak and Alka Kumar.
2. Tentative Subdivision Map #TM 08-03. Proposal to subdivide one 18.7-acre lot into two parcels and one remainder parcel; located at 589 El Margarita; APN 63-040-013; Property Owner/Applicant, Brian Brandt and Terry R. Brandt.

3. Use Permit #UP 08-04. Use Permit to allow a 7,650 square foot expansion to an 18,450 square foot church; located at 600 N. George Washington Blvd.; APN 19-040-063; Property Owner/ Applicant, Church of the Nazarene.
4. Modification of conditions for Subdivision Map #SM 04-03 Domain Estates; located north of Butte House Road, west of Blevin Road at the terminus of Queens Avenue; APN 59-530-003, 004, 007; Owner/Applicant, Piara Johl.

Commission Discussion: - None

Other Business: - None

Report on Actions of the City Council

Adjournment

Persons dissatisfied with any decision of the Planning Commission may appeal such action to the City Council. Appeals, accompanied by a fee of \$620, must be filed with the City Clerk, 1201 Civic Center Boulevard, Yuba City, CA 95993 within 10 days of such action. If no appeal is filed within this time limit, the Commission action becomes final. The exception to this is rezonings--please check with the Planning Department, 1201 Civic Center Boulevard, Yuba City for the procedure. Mailed notices of the Council hearings will be accomplished in the same manner as the Planning Commission hearings unless additional notice is deemed necessary.

If you require auxiliary aids or services (e.g., signing services) to make a presentation to the Planning Commission, the City will be glad to assist you. Please contact the City offices (530/822-4601) at least 72 hours in advance so such aids or services can be arranged. City Hall TDD: 530/822-4732.

*Members of the public may address the Planning Commission on items of interest that are within the City's jurisdiction whether or not such items of interest are on the agenda for this meeting. Members of the Commission will respond as best as they can to public comments but cannot take action or enter into a discussion on items not contained on the agenda. Public comment on public hearing agenda items will be permitted during the hearing.