



City of Yuba City
Planning Division Staff Report
Planning Commission Meeting

January 11, 2011

Prepared By: Roberta Kyle, Administrative Assistant

COMMISSION CONSIDERATION: REQUEST FOR A 2-YEAR EXTENSION FOR USE PERMIT # UP 07-13 FOR THE CONSTRUCTION OF A CHURCH, SCHOOL, AND RELATED USES AT THE SOUTHEAST CORNER OF STATE ROUTE 20 AND EL MARGARITA ROAD; ASSESSOR'S PARCEL NUMBER: 63-010-090; APPLICANT: CLIFF SMART; PROPERTY OWNER: CALVARY CHRISTIAN CENTER

Background:

On November 18, 2009, the Planning Commission approved a Use Permit for the above referenced project with an expiration date of November 18, 2011.

Section 8-5.7105 of the Yuba City Municipal Code states that approved Use Permits shall expire if construction has not substantially commenced within two years of the date of the approval. Section 8-5.7106 of the Yuba City Municipal Code states that the body that originally considered the application may grant a two-year extension of time if the applicant has made a written request for an extension and if it is determined that conditions have not changed to the extent that would warrant denial of the extension. No public hearing is required to grant an extension of time.

Staff Analysis:

The applicant, Calvary Christian Center, submitted a letter requesting a two-year extension on Use Permit # UP 07-13. Conditions on the project have not changed therefore, staff supports the requested action.

Recommended Action:

Staff recommends that the Planning Commission grant an extension of its approval of Use Permit # UP 07-13 for two years with a new expiration date of November 18, 2013.

Attachments:

1. Aerial photo
2. Letter from applicant