

PLANNING COMMISSION

CITY OF YUBA CITY

OCTOBER 26, 2022

6:00 P.M. – REGULAR MEETING

Video link to full Planning Commission meeting:

<https://www.youtube.com/watch?v=qlJFJK0iXeM>

Materials related to an item on the Agenda, submitted to the Commission after distribution of the agenda packet, are available for public inspection at City Hall at 1201 Civic Center Blvd., Yuba City, during normal business hours. Such documents are also available on the City of Yuba City's website at www.yubacity.net, subject to staff's availability to post the documents before the meeting.

Staff Announcement

Ben Moody announced that due to the lack of a quorum there will be no meeting. The items will be re-noticed and considered by the Planning Commission at a future time.

Commissioners in Attendance:

Chairperson Michele Blake
Vice Chairperson John Shaffer
Commissioner Jackie Sillman

Commissioners Absent:

Commissioner Lorie Adams
Commissioner Karri Campbell (Sutter County Representative)
Commissioner Stacy Brookman
Commissioner Bhavin Singh Dale

Business Items on the Agenda – No Quorum. No Action Taken.

5. Consideration of General Plan Amendment (GPA) 22-02 & Rezone (RZ) 22-03, YC Hooper Ventures Multi-Family, to re-designate the General Plan and rezone 7.84 acres from Office to Multiple-Family Residential.

- Recommendation:
- A. Conduct a Public Hearing; and
 - B. Adopt a Resolution recommending the City Council of the City of Yuba City adopt an Ordinance to determine the project will not create any significant environmental impacts per Environmental Assessment 22-05, and approve General Plan Amendment 22-02 and Rezone 22-03 to re-designate 7.84 acres from Office and Office park (O) to Medium/High Density Residential, and rezone from Commercial-Office (C-O) to Multiple-Family Residence (R-3).

6. Consideration of Planned Development 15 and Tentative Subdivision Map 22-06 and 22-07, Chima Ranch, located in the southwest portion of the City along the west side of Sanborn Road, immediately west of the intersection of Pebble Beach Drive and Sanborn Road.

Recommendation:

- A. Conduct a Public Hearing; and
- B. Adopt a Resolution recommending City Council adopt an Ordinance approving Planned Development (PD) 15 and;
- C. Adopt a Resolution approving TSM 22-06 and TSM 22-07, large and small lot subdivision maps to divide 14.86 acres into 82 single-family residential lots including a Mitigated Negative Declaration, as detailed in Environmental Assessment (EA) 22-14 dated October 5, 2022, subject to the proposed Conditions of Approval and Mitigation Measures.