



Planning Commission Staff Report

March 14, 2007
Item 8.b.

SUBJECT: Actions of the City Council, March 6, 2007

Actions of the Zoning Administrator and Planning Commission

Council did not appeal PCUP-187, Eileen Yang, Pelican Learning Center, thereby leaving intact the condition that the Planning Commission added requiring students 12 years and younger to be escorted and signed into/out of the facility by their parents or adult supervisor. Council noted, however, that the time to appeal the Commission's approval, including the condition in question, does not expire until March 15, 2007. If the approval is appealed, then the Council will review all conditions.

PUD-99-08-1M, Ruben Guzman

Accept or appeal an application for a minor modification to an approved PUD development plan to allow additional grading and retaining walls in the rear and side yards of an existing single-family home located at 2528 Leona Place. Zoning for the property is PUD-LDR (Planned Unit Development – Low Density Residential) District.

Council accepted the report.

PUD-98-16-4M, Roger and Jane Manning

Accept or appeal an application for a minor modification to an approved PUD development plan for the Mariposa Ranch Development to reduce the right (south) side yard setback from the required seven feet to five feet and the combined side yard setback from the required 25 feet to 18 feet for the construction of a custom home at 5270 Clubhouse Drive (Lot 14, Tract 7372). Zoning for the property is PUD-LDR (Planned Unit Development – Low Density Residential) District.

Council accepted the report.

PUD-56, Michael Aminian/Mohsen Sadri

Consider an application for PUD development to plan approval to allow three new single-family homes on an approximately 2.45-acre parcel located at 865 Clara Lane, in the Vineyard Avenue Corridor Specific Plan area. Zoning for the property is PUD-LDR and OS (Planned Unit Development – Low Density Residential and Open Space) District.

Council introduced an ordinance approving PUD-56 per staff, with the following modifications:

1. Modify the second sentence of Condition No. 11 as follows: “The proposed location of the pump shall ~~be shown on the tentative parcel map and shall be~~ subject to the review and approval of the City Engineer and the Planning Director.”
2. Delete the last sentence of Condition No. 13, “~~The grading changes shall be shown on the tentative parcel map.~~”

Vote: 5-0.