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**Legislative Body** Planning and Design Commission

**Posting Type** Meeting Agenda

**Posting Location** 915 I Street Sacramento, CA 95814

**Meeting Date & Time** Thursday, December 12, 2013

The document noted above was posted at the time and date displayed in the signature box below.

Signature **Jose V. Mederos**

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Sacramento, ou=Office of the City Clerk,  
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Date: 2013.12.05 08:39:24 -08'00'

## Commission Members

Kiyomi Burchill (Chair)  
Edmonds Chandler  
Douglas Covill  
Rommel Declines  
Philip Harvey  
Todd Kaufman  
Meeta Lele  
Alan LoFaso  
Kim Mack  
Phyllis Newton  
David Nybo (Vice-Chair)  
John Parrinello  
Tim Ray

## City Staff

David Kwong, AICP, Planning Director  
Jeffrey Heeren, Senior Deputy City Attorney  
Greg Bitter, AICP, Principal Planner  
Gregory Taylor, AIA, LEED AP BD+C, Urban Design Manager



# Agenda

## Planning and Design Commission

City Hall-Council Chamber  
915 I Street, 1<sup>st</sup> Floor

Published by the  
Community Development Department

*The City Planning and Design Commission was created by the City Council. Its powers and duties include: to develop, maintain, and recommend amendments to the General Plan; to recommend amendments to the City's zoning code and on zoning changes; to develop and recommend policies, programs, and design standards related to urban design; to act upon applications for tentative subdivision maps, special permits, variances, and design projects of major significance; and to make environmental determinations associated with these actions.*

**Thursday, December 12, 2013  
5:30 p.m.**

### **NOTICE TO THE PUBLIC**

You are welcomed and encouraged to participate in this meeting. Public comment is taken (3 minutes maximum) on items listed on the agenda when they are called. Public Comment on items not listed on the agenda will be heard at the end of the meeting as noted on the agenda. Comments on controversial items may be limited and large groups are encouraged to select 3-5 speakers to represent the opinion of the group.

**Notice to Lobbyists:** When addressing the Commission you must identify yourself as a lobbyist and announce the client/business/organization you are representing (City Code 2.15.160).

**Speaker slips are located in the lobby of the hearing room and should be completed and submitted to the Commission Secretary.**

Government Code 54950 (The Brown Act) requires that a brief description of each item to be transacted or discussed be posted at least 72 hours prior to a regular meeting. The City posts Agendas at City Hall as well as offsite meeting locations. The order of agenda items is for reference and may be taken in any order deemed appropriate by the legislative body. The agenda provides a general description and staff recommendations; however, the legislative body may take action other than what is recommended. Full staff reports are available for public review on the City's website and include all attachments and exhibits. Hard copies are available at the Community Development Department (10 cents per page). Live video streams and indexed archives of meetings are available via the internet. Visit [http://sacramento.granicus.com/ViewPublisher.php?view\\_id=21](http://sacramento.granicus.com/ViewPublisher.php?view_id=21).

Meeting facilities are accessible to persons with disabilities. If you require special assistance to participate in the meeting, notify the Community Development Department at (916) 808-5011 at least 48 hours prior to the meeting.

# AGENDA

**Thursday, December 12, 2013**

**5:30 p.m.**

*City Hall – 915 I Street- First Floor Council Chamber*

All items listed are heard and acted upon by the Planning and Design Commission unless otherwise noted

## **Call to Order**

## **Roll Call**

## **Consent Calendar**

All items listed under the Consent Calendar are considered and acted upon by one motion. Anyone may request that an item be removed for separate consideration.

### **1. 2014 Regular Meeting Calendar**

**Location:** Citywide

**Recommendation:** **Approve** the 2014 Planning and Design Commission calendar as the 2<sup>nd</sup> and 4<sup>th</sup> Thursdays of every month, except January meetings will be held on the 3<sup>rd</sup>, 4<sup>th</sup>, and 5<sup>th</sup> Thursdays. In March, meetings will be held on the 1<sup>st</sup>, 2<sup>nd</sup>, and 4<sup>th</sup> Thursdays. In May, meetings will be held on the 3<sup>rd</sup> and 5<sup>th</sup> Thursdays. In November the meeting will be held on the 3<sup>rd</sup> Thursday and 2<sup>nd</sup> Thursday in December.

**Contact:** Greg Bitter, AICP, Principal Planner, 916-808-7816

## **Director's Report (Oral)**

### **2. Director's Report (Oral)**

**Location:** Citywide

**Recommendation:** **Receive and File** - Status report on pending development applications and appeals; proposed amendments to Zoning Code, design standards, and other development-related regulations; Community Development Department organizational and operational changes, work program, and training program; and similar matters.

**Contact:** Greg Bitter, AICP, Principal Planner, 916-808-7816

## **Public Hearings**

Public hearings may be reordered by the Chair at the discretion of the Commission. If you challenge the decision of this Commission you may be limited to raising only those issues that are raised in this hearing or in written correspondence received by the Commission prior to the hearing.

**3. P13-062 – PUD Signage Guidelines Amendment for Park Place II** (Noticed on 11-27-13)

**Location:** 4790 Natomas Boulevard, 225-0040-092-0000, 225-0040-093-0000, 225-0040-094-0000, District 1

**Recommendation: Approve: Item A:** Environmental Exemption (Per CEQA 15311-Accessory Structures); **Item B:** PUD Guidelines Amendment to amend signage guidelines for the Northborough/Parkway Plaza/JMA Planned Unit Development

**Contact:** Ellen Marshall, Associate Planner, 916-808-5851; Lindsey Alagozian, Senior Planner, (916) 808-2659

## **Staff Reports**

Staff reports include oral presentations including those recommending Receive and File.

**4. P13-065 Entertainment and Sports Center** (Noticed on 11-27-13)

**Location:** Located between 3<sup>rd</sup>-7<sup>th</sup> Streets and J-L Streets, Various Parcels, District 4

**Recommendation: Item A: Review and Comment** on the proposal to construct a 17,500 seat indoor, multi-use arena, located at the site of the Downtown Plaza shopping center. The project would also establish a vision for future, adjacent development on the Downtown Plaza site in the form of 475,000 square feet of office, 350,000 square feet of retail, up to 550 residential units, and up to 250 hotel rooms.

**Contact:** Stacia Cosgrove, Senior Planner, (916) 808-7110, Gregory Bitter, AICP, Principal Planner, (916) 808-8716

## **Public Comments- Matters Not on the Agenda**

**5. To be announced.**

## **Questions, Ideas and Announcements of Commission Members**

**6. To be announced**

## **Adjournment**