

CITY OF RANCHO CORDOVA
Minutes of Meeting
Of the Planning Director's Administrative Public Hearing
May 7, 2014

1. CALL MEETING TO ORDER

The meeting of the Administrative Public Hearing of the City of Rancho Cordova was held on Wednesday, May 7, 2014 in the Coloma Room located at 2729 Prospect Park Drive, Rancho Cordova, CA, 95670. Senior Planner, Jessica Jordan called the meeting to order at 11:07 a.m.

Staff Present: Planning Department Clerk, Kelly Kennedy, Associate Planner, Matthew Diaz and Planning Department Intern, Nicholas Sosa

2. PUBLIC COMMENT

There were no public comments heard at this meeting on non-agenda items.

3. PUBLIC HEARING

A. WENDY'S RESTAURANT EXTERIOR REMODEL – PROJECT NO. DD8446 – MINOR DESIGN REVIEW.

Exterior façade modifications to an existing Wendy's restaurant with drive-through. These modifications include color changes, new metal trim, additional windows for seating area, and additional exterior title.

Location: APN: 072-0223-011-0000, 2710 Sunrise Boulevard

Zoning: Commercial Mixed Use (CMU)

Project Planner: Matthew Diaz, Associate Planner

Recommendation: Staff recommends the Senior Planner determine the project Categorically Exempt under Section 15301 (Existing Facilities) of the California Environmental Quality Act Guidelines, and approve a Minor Design Review for the proposed project, subject to the submitted Project Plans and Conditions of Approval.

Senior Planner, Jordan opened the Public Hearing

The Senior Planner had the following concerns and comments:

- Jordan – There are no comments and/or concerns on the proposed façade renovations.

PUBLIC COMMENT

- Robert Vermeltfoort, VAI – Vermeltfoort Architects, Inc Representative – Accepts all the conditions of approval without changes.

Senior Planner, Jordan closed the Public Hearing

Action: The Senior Planner determined the project Categorically Exempt under Section 15301 of the California Environmental Quality Act Guidelines, and approved a Minor Design Review for the proposed project subject to and consistent with the submitted plans, findings and conditions of approval contained within Project Approval Letter dated May 7, 2014.

B. CORDOVA NEIGHBORHOOD CHURCH ADULT DAY CARE – PROJECT NO. DD8468 – LIMITED USE PERMIT

The subject property is located at 10600 Coloma Road and is Zoned RD-5 Residential. As described in the application, the existing Cordova Neighborhood church would like to include adult day care service with their establishment Monday through Friday from 9:30 a.m. to 2:30 p.m. This proposed service would provide care for persons suffering from a variety of ailments (stroke victims, Alzheimer’s disease, etc.) for a maximum of 25 people at one time. No physical improvements to the site are proposed as the adult day care service will be located in rooms previously used for the church’s child day care service that was approved by the City of Rancho Cordova in 2005.

Location: APN: 058-0018-001-0000, 10600 Coloma Road

Zoning: RD-5 (Residential)

Project Planner: Matthew Diaz, Associate Planner

Recommendation: Staff recommends the Senior Planner determine the project Categorically Exempt under Section 15301 (Existing Facilities) of the California Environmental Quality Act Guidelines, and approve a Limited Use Permit for the proposed project, subject to the submitted Project Plans and Conditions of Approval.

Senior Planner, Jordan opened the Public Hearing

The Senior Planner had the following concerns and comments:

- Jordan – There are no comments and/or concerns on the proposed adult day care.

PUBLIC COMMENT

- There were no public comments.

Senior Planner, Jordan closed the Public Hearing

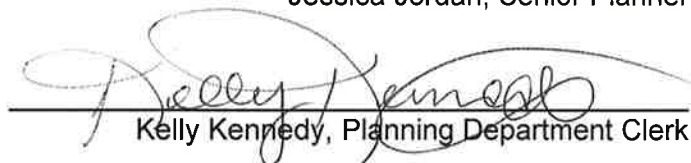
Action: The Senior Planner determined the project Categorically Exempt under Section 15301 of the California Environmental Quality Act Guidelines, and approved a Limited Use Permit for the proposed project subject to and consistent with the submitted plans, findings and conditions of approval contained within Project Approval Letter dated May 7, 2014.

4. ADJOURNMENT

There being no further business before the Senior Planner, the meeting was adjourned at 11:22 a.m., May 7, 2014 to the next scheduled meeting.



Jessica Jordan, Senior Planner



Kelly Kennedy, Planning Department Clerk