



Agenda
City of Placerville Planning Commission
Regular Meeting
Tuesday, July 21, 2015 - 6:00 P.M.
Town Hall, 549 Main Street, Placerville, California

INFORMATION FOR COMMISSION MEETINGS

Information Available: Materials related to items on this Agenda, submitted to the Planning Commission either with or after distribution of the agenda packet, are available for public review without delay in the Development Services Department at City Hall, 3101 Center Street, 2nd floor, during normal business hours. Agendas and Staff Reports are also made available online at the Planning Commission Agenda webpage.

Items of Interest to the Public: This portion of the meeting is reserved for persons wishing to address the Commission on any matter not on the Agenda that is within the subject matter jurisdiction of the Planning Commission. State law prohibits the Commission from acting on items not listed on the Agenda except by special action of the Planning Commission under specified circumstances. The Chair reserves the right to limit the speaker's time to three minutes. The Chair will recognize the speaker and ask that they state their name for the record. Personal attacks on individuals or comments which are slanderous or which may invade an individual's personal privacy will not be tolerated.

Consent Calendar: All matters listed under the Consent Calendar are considered routine and will be enacted by general consent, unless any Commissioner requests a roll call vote, or unless any member of the Commission or Staff wishes to remove an item for discussion.

Public Hearings: Applicants (or appellants) are allowed time to present testimony at the beginning of the public hearing, and if needed, an opportunity to present rebuttal at the end of the public hearing. All other speakers may be limited in the length of time speaking, at the discretion of the Chair.

Matters from Commissioners and Staff: This item involves Commissioner and Development Services Department staff comments/reports on items not on the agenda.

Meeting Dates: The Commission meets regularly on the first and third Tuesday of each month at Town Hall in the City Council Chambers; additional meetings may be scheduled as needed.

Governing Law: The Commission conducts all meetings in accordance with the "Ralph M. Brown Act" (California Government Code Sections 54950, et seq.) and pursuant to the City's Committee, Commissions & Board Policy Manual (City Council Resolution No. 7578).

1. CALL TO ORDER AND PLEDGE OF ALLEGIANCE TO THE FLAG

- 2. ROLL CALL:** Peter Wolfe, Chair John
List, Vice Chair Michael
Frenn, Member George
Lowry, Member Daniel
Robey, Member

3. CONSENT CALENDAR:

3.1 Adoption of Agenda

3.2 [Minutes of the July 7, 2015 Regular Meeting](#)

4. ITEMS PULLED FROM CONSENT CALENDAR (IF APPLICABLE)

5. ITEMS OF INTEREST TO THE PUBLIC (PUBLIC COMMENT) - NOT ON AGENDA

5.1 Oral Communications

5.2 Written Communications

6. PUBLIC HEARINGS

- 6.1 [994 Thompson Way – Site Plan Review \(SPR\) 2015-06:](#)** Property owner Jim Piazza of 994 Thompson Way (APN 004-011-78) request Site Plan Review to construct a new 1,920 square feet, two story single-family residence, with 440 square foot garage on a parcel zoned R-3/H (Multi-Family Residential/Historic District). The parcel is located within the Cedar Ravine Road Residential Historic District. This request is exempt from environmental review pursuant to Section 15332 (In-Fill Development Project) of the CEQA Guidelines.
- 6.2 [996 Thompson Way – Site Plan Review \(SPR\) 2015-07:](#)** Property owner Jim Piazza of 996 Thompson Way (APN 004-011-79) request Site Plan Review to construct a new 1,856 square feet, two story single-family residence, with 440 square foot garage on a parcel zoned R-3/H (Multi-Family Residential/Historic District). The parcel is located within the Cedar Ravine Road Residential Historic District. This request is exempt from environmental review pursuant to Section 15332 (In-Fill Development Project) of the CEQA Guidelines.

6.3 [939 Lincoln Street – Site Plan Review \(SPR\) 2015-08 - Vindler Residence:](#)

Property owners Erlinda and James Vindler of 939 Lincoln Street (APN 002-121-01) request Site Plan Review to replace the existing kitchen window along the north elevation of the existing residence from the existing slider style to a bay window. New bay window would have divided lights of three over one. In addition, the request includes the construction of a bathroom addition along the east elevation, adding new roof gable and double-hung window. New siding and window trim for new additions would match those on the existing house. Exterior Improvements total 30 sq. ft. The site is within the Bedford Street – Clay Street Residential Historic District. This project has been determined to qualify for a Categorical Exemption per Section 15301 Class 1, of the California Environmental Quality Act (CEQA) Guidelines, which permits the restoration and maintenance of an existing residence.

7. MATTERS FROM COMMISSIONERS AND STAFF

7.1 Commissioners

7.2 Staff:

- [Public Notice of the cancellation of the August 4, 2015 Planning Commission Regular Meeting due to National Night Out;](#)

8. ADJOURNMENT TO THE AUGUST 18, 2015 PLANNING COMMISSION REGULAR MEETING