



AGENDA
CITY OF CITRUS HEIGHTS
PLANNING COMMISSION MEETING
WEDNESDAY, SEPTEMBER 22, 2021

7:00 PM

PLEASE NOTE:

In order to minimize the spread of the COVID 19 virus, Governor Newsom has issued Executive Orders that temporarily suspend some requirements of the Brown Act. Planning Commissioners may attend Planning Commission meetings telephonically or otherwise electronically, the City of Citrus Heights is allowing for remote participation. There will be no physical location for this meeting.

HOW TO PARTICIPATE:

Members of the public can view the Planning Commission meeting online at: <http://citrusheights.net/305/Planning-Commission> or join the Zoom meeting (see instructions below).

PLEASE SEE BELOW FOR ZOOM MEETING INFORMATION:

Members of the public can join the Planning Meeting at 7:00 PM via Zoom Webinar link: <https://us02web.zoom.us/j/87244435574>

For those individuals accessing the meeting through Zoom who wish to make a public comment, please use the Zoom hand raise function (or *9 if you join the webinar via telephone) and the host will unmute you when it is time to speak. Speakers will be limited to 3 minutes each.

You may also submit your comment via email to planning@citrusheights.net. Written Public comments shall be limited to 250 words or less. Each written comment will be read aloud by the Secretary.

If you have questions or need assistance or if you need a disability-related modification or accommodation, to participate in this meeting, please contact the Planning Division 916-727-4740, planning@citrusheights.net, or City Hall 6360 Fountain Square Drive at least 48 hours prior to the meeting. TDD: California Relay Service 7-1-1.

PLANNING COMMISSION MEETING SEPTEMBER 22, 2021 AGENDA

Documents:

[ARCA-EAST LAWN PKT2 REDUCED.PDF](#)

CALL REGULAR MEETING TO ORDER

1. FLAG SALUTE
2. ROLL CALL

Ingle, Makhnovskiy, Nishimura, Turner Mike, Van Duker, Vice Chair Flowers, Chair Scheeler

3. CONSENT CALENDAR

Approval of minutes for September 1, 2021

Documents:

[M9 - 1 - 21 DRAFT MINUTES.PDF](#)

4. PUBLIC COMMENT

Under Government Code Section 54954.3, members of the audience may address the Commission on any item within the jurisdiction of the Commission or on any agenda item. Those wishing to speak on non-agenda items will be called upon at the beginning of the meeting. Those wishing to speak for or against an agenda item will be called upon after the presentation by the City Planning Department and the Applicant for that agenda item.

5. PUBLIC HEARING

A. AMERICAN RIVER COLLEGIATE ACADEMY- 7951 Antelope Road

The Project includes the development and operation of a new kindergarten to 6th grade charter school. The Project includes the development of two primary structures including a 25,000 square foot, two - story classroom building supporting a total of 22 classroom and related administrative space, as well as a 5,500 square foot multi-purpose building. In addition, the Project will include associated recreational, landscaping and circulation improvements as identified in the project plans.

Project Planner: Casey Kempenaar

Documents:

[SR_ARCA.3.PDF](#)
[ATT 1 7951 ANTELOPE ROAD - ARCA.PDF](#)
[ATT 2- RESO 21-___ ARCA CEQA.PDF](#)
[SITE PLAN.PDF](#)
[ATT 4 ARCA - REVISED PROJECT DESCRIPTION.PDF](#)
[ATT 5 -ARCA COAS.PDF](#)
[8. ATT 8- ROADWAY AND INTERSECTION EXHIBIT.PDF](#)
[9. ATT 9- CHASE.PDF](#)

B. EAST LAWN CEMETERY- 5757 Greenback Lane:

The proposed request involves expanding the existing cemetery grounds into the undeveloped subject parcel, including approximately 4,500 additional graves, a paved road, new landscaping, and new utility connections. Sacramento County approved entitlements for a Use Permit and Design Review Permit on September 13, 2021, and this staff report relies on their Initial Study and Mitigated Negative Declaration for CEQA purposes as Sacramento County is Lead Agency.

Project Planner: Eric Singer

Documents:

[EAST LAWN_SR.PDF](#)

ATT 1 - EAST LAWN VICINITY MAP.PDF
ATT 2 - EAST LAWN RESO.PDF
ATT 2A - EAST LAWN INITIAL STUDY MITIGATED NEGATIVE
DECLARATION.PDF
ATT 3 - EAST LAWN COAS.PDF
ATT 4 - EAST LAWN PROJECT DESCRIPTION ADDENDUM.PDF
ATT 5 - EAST LAWN PROJECT PLANS.PDF
ATT 6 - EAST LAWN TREE INVENTORY 110920.PDF
ATT 7 - SAC COUNTY PLANNING COMMISSION REPORT.PDF
ATT 8 - AQUATIC RESOURCES REPORT.PDF
ATT 9 - SPECIAL STATUS PLANT REPORT.PDF

6. REGULAR CALENDAR

None

7. PLANNING MANAGER ITEMS

Special Meeting reminder October 20, 2021

8. ADJOURNMENT

Any writings or documents provided to a majority of the City of Citrus Heights Planning Commission regarding any item on this agenda will be made available for public inspection at City Hall located 6360 Fountain Square Drive, Citrus Heights, CA.

Pursuant to Sections 65009 (b) (2), of the State Government Code "If you challenge any of the above projects in court, you may be limited to raising only those issues you or someone else raised at the public hearing(s) described in this notice, or in written correspondence delivered to the city Planning Commission at, or prior to, this public hearing.