

MEMORANDUM, City of Lodi , Community Development Department

TO: CITY MANAGER
FROM: COMMUNITY DEVELOPMENT DIRECTOR
DATE: AUGUST 15, 1989
SUBJECT: PLANNING COMMISSION ACTIONS - AUGUST 14, 1989

FOR ACTION OF THE CITY COUNCIL

1. Determined that the 1989-90 to 1993-94 Capital Improvement Program as presented and prepared by the Public Works Director was in conformance with the City of Lodi's General Plan.

OF INTEREST TO THE CITY COUNCIL

1. Continued the following items until 7:30 p.m., Monday, September 11, 1989:
 - a. Consider recommending to the City Council the certification of the Final Environmental Impact Report for Kettleman Properties, a 51 acre commercial/industrial project located at the northeast corner of East Kettleman Lane and Beckman Road. The project is currently outside the Lodi City Limits, and will require a Measure A vote.
 - b. Consider recommending to the City Council that Kettleman Properties, a 51 acre project located at the northeast corner of East Kettleman Lane and Beckman Road be rezoned M-1, Light Industrial.
2. Continued the following items until 7:30 p.m., Monday, August 28, 1989:
 - a. Consider recommending to the City Council the certification of the Final Environmental Impact Report for Sunwest Plaza Shopping Center, a 23.68 acre commercial project proposed for the southeast corner of West Kettleman Lane and Lower Sacramento Road. The project is currently outside the Lodi City Limits and will require a Measure A vote.
 - b. Consider recommending to the City Council that Sunwest Plaza Shopping Center, a 23.68 acre project proposed for the southeast corner of West Kettleman Lane and Lower Sacramento Road be rezoned C-S, Commercial Shopping Center..
3. Took the following actions on the requests of Terry Piazza, Baumbach and Piazza, Consulting Engineers, on behalf of Northern California Conference Association of Seventh Day Adventists, Inc.:
 - a. Conditionally approved the Tentative Subdivision Map of Wellwood Court (89 S 009), a proposed 1.5 acre, 10-lot residential subdivision at 1001 South Garfield Street (APN 047-300-45) in an area zoned R-1*, Single-Family Residential (Eastside).

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- b. Certified the filing of a Negative Declaration by the Community Development Director as adequate environmental documentation of the above project.
4. Determined that a Zoning Hardship as defined by the Municipal Code existed and approved the request of Tony Canton for a Zoning Variance (A-89-20) to reduce the required lot-site from 5000 square feet to 4280 square feet at 357 East Walnut Street to permit the creation of an additional single-family lot in an area zoned R-1*, Single-Family Residential (Eastside).
5. Conditionally approved the request of Tony Canton for a Lot Line Adjustment to create two parcels at 357 East Walnut Street in an area zoned H-1*, Single-Family Residential (Eastside).
6. Extended for one year (August 31, 1990) the Use Permit (U-84-14) of Century Assembly for four temporary church and school classrooms at 550 West Century Boulevard in an area zoned P-D(4), Planned Development District No. 4.
7. Determined a Zoning Hardship, as defined by the Municipal Code existed and approved the requests of James Holland for Zoning Variances (A-89-18) to reduce the required front yard and driveway setback from 20 feet to 9 feet and the rear yard setback from 10 feet to 7 feet at 1326 West Turner Road in an area zoned R-2, Single-Family Residential.
8. Determined that a Zoning Hardship as defined in the Municipal Code existed and approved the request of 5.5. Lodi for a Zoning Variance (A-89-21) to reduce the sideyard setback from 5 feet to 4 feet to permit a detached garage to be attached to a dwelling at 225 South Sunset Drive in an area zoned R-2, Single-Family Residential.
9. Set the following requests of Dillon Engineering on behalf of Dave Vaccarezza for Public Hearing at 7:30 p.m., Monday, August 28, 1989:
 - a. to rezone a parcel at 1333 East Turner Road (APN 049-020-17) from F-P, Flood Plain to M-2, Heavy Industrial to allow construction of a caretaker/owner's residence on a lot that will be built up to bring the lot above the 100 year flood plain elevation.
 - b. for a Tentative Parcel Map at 1333 East Turner Road (APN's 049-020-17 and 20) to create a parcel that will be the site of a single-family residence.
 - c. to certify the filing of a Negative Declaration by the Community Development Director as adequate environmental documentation on the above projects.

MEMORANDUM, City of Lodi , Community Development Department

TO: CITY MANAGER
FROM: COMMUNITY DEVELOPMENT DIRECTOR
DATE: AUGUST 29, 1989
SUBJECT: PLANNING COMMISSION ACTIONS - AUGUST 28, 1989

OF INTEREST TO THE CITY COUNCIL

1. At the request of the developer continued the following until 7:30 p.m., Monday, September 11, 1989:
 - a. Consider recommending to the City Council the certification of the Final Environmental Impact Report for Sunwest Plaza Shopping Center, a 23.68 acre commercial project proposed for the southeast corner of West Kettleman Lane and Lower Sacramento Road. The project is currently outside the Lodi City Limits and will require a Measure A vote.
 - b. Consider recommending to the City Council that Sunwest Plaza Shopping Center, a 23.68 acre project proposed for the southeast corner of West Kettleman Lane and Lower Sacramento Road be rezoned C-S, Commercial Shopping Center.
2. Upon the recommendation of the Community Development Director continued the following requests of Dillon Engineering on behalf of Dave Vaccarezza until 7:30 p.m., Monday, September 11, 1989:
 - a. to rezone a parcel at 1333 East Turner Road (APN 049-020-17) from F-P, Flood Plain to M-2, Yeavy Industrial to allow construction of a caretaker/owner's residence on a lot that will be built up to bring the lot above the 100 year flood plain elevation.
 - b. for a Tentative Parcel Map at 1333 East Turner Road (APN's 049-020-17 and 20) to create a parcel that will be the site of a single-family residence.
 - c. to certify the filing of a Negative Declaration by the Community Development Director as adequate environmental documentation on the above projects.
3. Conditionally approved the Tentative Subdivision Map of Lakeshore Professional Center, a me-lot, .58 acre professional office project located at 1806 West Kettleman Lane (AFN 058-160-081) in

an area zoned P-D(21), Planned Development District No. 21 as requested by Dillon Engineering on behalf of Darrell Sasaki.

4. **Approved the request of B.T. Reeves to vary the off-street parking design standards by reducing the frontyard setback from 10 feet to 8 feet to permit a parking lot expansion to match an existing lot at 300 West Pine Street in an area zoned R-C-P, Residential-Commercial-Professional.**
5. **Recommended that the San Joaquin County Planning Commission deny the request of Marc and Denise Warmerdam for a General Plan Amendment and rezoning at 4620 East Woodbridge Road from AG-40, Agricultural to M-1, Limited Manufacturing.**
6. **Set the following for public hearing at 7:30 p.m., Monday, September 11, 1989:**
 - a. **Consider recommending to the City Council the certification of the Final Environmental Impact Report for Kettleman Properties, a 51 acre commercial/industrial project located at the northeast corner of East Kettleman Lane and Beckman Road. The project is currently outside the Lodi City Limits, and will require a Measure A vote.**
 - b. **Consider recommending to the City Council that Kettleman Properties, a 51 acre project located at the northeast corner of East Kettleman Lane and Beckman Road be rezoned M-1, tight Industrial.**
 - c. **Request of Roxanne Marie Hess for a Use Permit to conduct a Licensed Day Care Center for 12 children at 1127 Dover Drive in an area zoned R-2, Single-Family Residential.**