



TOWN OF LOOMIS
PLANNING COMMISSION MEETING
LOOMIS DEPOT
5775 HORSESHOE BAR ROAD
LOOMIS, CALIFORNIA
REGULAR MEETING AGENDA

TUESDAY	October 24, 2023	7:00 PM
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The Planning Commission meeting will be held at the Loomis Depot Building and is open to public attendance.

The meeting is also available through the Town of Loomis **Zoom** platform by clicking the following link:
<https://us02web.zoom.us/j/84933352414>

Public comment will be opened for each agenda item through the Zoom platform. Use the "Raise Hand" feature. Instructions for using the "Raise Hand" feature when using a computer or mobile device can be found at:
<https://support.zoom.us/hc/en-us/articles/205566129-Raising-your-hand-in-a-webinar>

ZOOM Participation by telephone (Audio Only Option)

1. Dial (669) 900-9128
2. When asked for the meeting ID, enter **849 3335 2414 #**.
3. You will be muted by default. To inform the Clerk that you would like to make a public comment during each agenda item, dial *9 to "Raise your hand". The Clerk will unmute you when it is your turn to speak and will identify you by the last three digits of your phone number. Please note that you should only raise your hand during public comment on the agenda item you are concerned about.

You may also view the meeting through the **Town's YouTube Channel** at:
https://www.youtube.com/channel/UCy8o0_g9piGfhFmfkM1IZLQ

Please note that YouTube livestream comments are disabled during livestream viewing.

CALL TO ORDER

PLEDGE OF ALLEGIANCE

- ROLL CALL:**
- _____ Chairman Onderko
 - _____ Vice Chair Kelly
 - _____ Commissioner Wilson
 - _____ Commissioner DeMartini
 - _____ Commissioner Dipillo

PUBLIC COMMENT FOR ITEMS NOT ON THE AGENDA

This time is reserved for those in the audience who wish to address the Planning Commission on subjects that are not on the agenda. The audience should be aware that the Commission may not discuss details or vote on non-agenda items. The commission may refer your concerns raised during public comment to staff or placed on future agenda. ***Please note that you will be allotted three minutes to make public comments on any item on the agenda at the time it is heard.***

ADOPTION OF AGENDA

If items on the agenda will be rescheduled for a different day and time, it will be announced at this time. Speakers are requested to restrict comments to the item as it appears on the agenda and stay within a three-minute time limit. The Chairman has the discretion of limiting the total discussion time for an item.

PUBLIC COMMENT ON CONSENT AGENDA

CONSENT AGENDA

- 1. SEPTEMBER 26, 2023 - PLANNING COMMISSION MINUTES**
- 2. OCTOBER 2, 2023 - PLANNING PROJECT STATUS**
- 3. SEPTEMBER 2023 GENERAL PLAN UPDATE STATUS REPORT**

RECOMMENDATION

APPROVE
RECEIVE AND FILE
RECEIVE AND FILE

PUBLIC HEARING

4. #23-08 NUTE ROAD MINOR LAND DIVISION 6020 NUTE ROAD APN 045-170-078

The applicant proposes a Minor Land Division of a 49.4 acre parcel (APN 045-170-078-000) to create four parcels in the Residential Agricultural (RA) district which requires a minimum parcel size of 4.6 acres. As proposed, the parcels would be: Parcel 1 = 16.7 acres, Parcel 2 = 6.2 acres, Parcel 3 = 5.0 acres, and Parcel 4 = 21.5 acres.

This project was previously referred, reviewed, and approved as minor land division #18-01 (approved by the Planning Commission on November 27, 2018 Resolution 18-10) with a tentative map expiration of November 27, 2020. The expiration was extended on November 9, 2020 and again through state pandemic extensions (AB1561); however, those extensions expired in May 2023, prior to recording the final parcel map. Due to the expirations, the applicant is required to resubmit the project for a new tentative map approval.

RECOMMENDATION

1. Hear staff's presentation, take public comment, and discuss the project; and
2. Determine that the previously adopted (November 27, 2018) Initial Study/Mitigated Negative Declaration (SCH# 2018082037) and Mitigation Monitoring and Reporting Plan continue to be applicable to this project; and
3. Adopt Resolution #23-03 approving a Minor Land Division, per the findings in Exhibit A, the Conditions of Approval in Exhibit B, and as depicted in Exhibit C.

5. NEEDLE EXCHANGE AND DISTRIBUTION PROGRAM – ZONING ORDINANCE UPDATE

At its meeting of September 12, the Town Council adopted Urgency Ordinance 23-293. The ordinance added Chapter 5.24 of the Loomis Municipal Code as an interim ban (until October 27th) on the establishment, operation, use and/or participation in needle exchange or distribution programs within the Town of Loomis.

The addition of Chapter 13.48 to the Zoning Ordinance regarding syringe service programs and the modifications to Sections 13.24.040, 13.26.040, 13.28.030 and 18.80.020 referencing Chapter 5.24 and Chapter 13.48 are necessary to ensure consistency between Chapter 5.24 and the Town's Zoning Ordinance as well as to establish terms upon which Code Enforcement may occur.

RECOMMENDATION

1. Discuss and provide input regarding the DRAFT Syringe Service Programs Ordinance – Chapter 13.48, in reference to the adopted Chapter 5.24 prohibiting the establishment, operation, use and/or participation in needle exchange or distribution programs within the Town of Loomis, and the associated

amendments to the list of allowed uses in Sections 13.24.040, 13.26.040, 13.28.030 and 18.80.020 referencing Chapter 5.24 and Chapter 13.48; and

2. Determine that the proposed action is exempt from the California Environmental Quality Act pursuant to CEQA Guidelines section 15061(b)(3) and is not a project pursuant to section 15378; and
3. Approve Planning Commission Resolution #23-04 recommending adoption of a Syringe Service Programs Ordinance – Chapter 13.48 and recommending amendment to Sections 13.24.040, 13.26.040, 13.28.030 and 18.80.020 referencing adopted Chapter 5.24 and Chapter 13.48 to the Town Council for adoption.

PLANNING DIRECTORS REPORT

COMMISSIONER REPORTS

ADJOURNMENT

ACCOMMODATING THOSE INDIVIDUALS WITH SPECIAL NEEDS

In compliance with the Americans with Disabilities Act, the Town of Loomis encourages those with disabilities to participate fully in the public hearing process. If you have special needs or requirements in order for you to attend or participate in the Town's public hearing process or programs, please contact Town Hall at 652-1840 prior to the public hearing or program you wish to attend, so that we can accommodate you. Materials relating to an item on this agenda can be obtained at Town Hall (3665 Taylor Road) or on the Town's website at www.loomis.ca.gov.

ADMINISTRATIVE REMEDIES MUST BE EXHAUSTED PRIOR TO ACTION BEING INITIATED IN A COURT OF LAW

If you challenge the proposed project described above in court, you may be limited to raising only those issues you raised at the public hearing described in this notice, or in written correspondence delivered to the Town at, or prior to the public hearing.

APPEAL PERIOD

** There is a 10-day appeal period for Planning Commission decisions. Appeals can be made by any interested party by submittal of a written appeal request to the Loomis Town Clerk, 3665 Taylor Road, Loomis, California, 95650. **

PUBLIC HEARING PROCEDURE:

1. Town staff makes its presentation on the Project and outlines all recommended actions.
2. Commission asks questions of staff.
3. Chair opens the public hearing.
4. Applicant makes its presentation – 15 minutes. (At the discretion of the Chair, time may be extended depending on the size/scope of the proposed project. The applicant must make the request for a time extension prior to the beginning of the meeting.)
5. Commission asks questions of the applicant (and staff).
6. Public comment – maximum three- minutes per speaker, one opportunity to speak each.
7. Applicant opportunity to respond to public comments – three-minutes. (At the discretion of the Chair, time may be extended depending on the number of comments made during public comment.)
8. Chair closes the public hearing.
9. Staff responds to all public comments; Commission asks any additional questions of staff.
10. Commission deliberates and acts on requested entitlements

CERTIFICATION OF POSTING OF AGENDA

I, Sarah Jennings, Planning Secretary for the Town of Loomis, declare that the foregoing meeting agenda for Tuesday October 24, 2023 Planning Commission meeting was posted October 18, 2023 at Town Hall of the Town of Loomis, 3665 Taylor Road, Loomis, California, 95650. The agenda is also available on the Town website at <https://loomis.ca.gov/planning-commission-meetings/>

Signed, October 18, 2023 at Loomis, California.

October 24, 2023 Planning Commission Agenda, (Materials relating to an item on this agenda can be obtained at Town Hall (3665 Taylor Road) or on the Town's website at www.loomis.ca.gov)

Sarah Jennings

Sarah Jennings, Planning Secretary