

**AGENDA**  
**CITY OF ANTIOCH PLANNING COMMISSION**  
**ANTIOCH COUNCIL CHAMBERS**  
**THIRD & "H" STREETS**

**WEDNESDAY, JANUARY 20, 2010**

**6:30 P.M.**

**NO PUBLIC HEARINGS WILL BEGIN AFTER 10:00 P.M.**  
**UNLESS THERE IS A VOTE OF THE PLANNING COMMISSION**  
**TO HEAR THE MATTER**

**APPEAL**

All items that can be appealed under 9-5.2509 of the Antioch Municipal Code must be appealed within five (5) working days of the date of the decision. The final appeal date of decisions made at this meeting is 5:00 p.m. on **THURSDAY, JANUARY 28, 2010.**

**ROLL CALL**

**6:30 P.M.**

Commissioners	Langford, Chair
	Johnson, Vice Chair
	Westerman
	Baatrup
	Azevedo
	Travers
	Manuel

**PLEDGE OF ALLEGIANCE**

**PUBLIC COMMENTS**

**CONSENT CALENDAR**

All matters listed under Consent Calendar are considered routine and are recommended for approval by the staff. There will be one motion approving the items listed. There will be no separate discussion of these items unless members of the Commission, staff or the public request specific items to be removed from the Consent Calendar for separate action.

1. **APPROVAL OF MINUTES:** November 18, 2009

\* \* \* **END OF CONSENT CALENDAR** \* \* \*

## **CONTINUED PUBLIC HEARING**

- 2. Z-09-02, PW 674, PD-05-01, UP-08-04 – Park Ridge Subdivision 8846** – The applicant, Davidon Homes is requesting a recommendation of approval to the City Council for a rezone from Specific Plan to Planned Development, a vesting tentative map, a final development plan, and a use permit to create 525 single family lots intended for single family home construction. The project is generally located west of the State Route 4 Bypass, east of Canada Valley Road and south of Laurel Road (**APNs: 053-072-016, 053-060-022 and -023**). An addendum to the Future Urban Area #2 Specific Plan EIR and reaffirmation of the Statement of Overriding Considerations will also be considered.

## **NEW PUBLIC HEARING**

- 3. UP-09-11 – Standard Pacific Homes** requests approval of modifications to the size of the single family home products for the Stonetree neighborhood at Monterra (formerly known as Nelson Ranch). The subdivision is located on the north side of Wildhorse Road, east of the intersection of Wildhorse Road and Ridgeline Drive.

## **ORAL COMMUNICATIONS**

## **WRITTEN COMMUNICATIONS**

## **COMMITTEE REPORTS**

## **ADJOURNMENT**

### **Notice of Availability of Reports**

This agenda is a summary of the actions proposed to be taken by the Planning Commission. For almost every agenda item, materials have been prepared by the City staff for the Planning Commission's consideration. These materials include staff reports which explain in detail the item before the Commission and the reason for the recommendation. The materials may also include resolutions or ordinances which are proposed to be adopted. Other materials, such as maps and diagrams, may also be included. All of these materials are available at the Community Development Department located on the 2<sup>nd</sup> floor of City Hall, 3<sup>rd</sup> and H Streets, Antioch, California, 94509, during normal business hours for inspection and copying (for a fee). Copies are also made available at the Antioch Public Library for inspection. Questions on these materials may be directed to the staff member who prepared them, or to the Community Development Department, who will refer you to the appropriate person.