

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

**WEDNESDAY, MAY 6, 2009**

**6:30 P.M.**

**NO PUBLIC HEARINGS WILL BE HEARD AFTER 10:00 P.M.**

**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 **WEDNESDAY, May 13, 2009.**

**ROLL CALL**

**6:30 P.M.**

Commissioners

Langford, Chair  
Johnson, Vice Chair  
Azevedo  
Brandt  
Westerman  
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:**
  - A. March 18, 2009
  - B. April 15, 2009

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

## CONTINUED HEARING

2. **V-09-01 – A.D. Seeno Construction** requests approval of a variance for the Mira Vista Hills 13 Subdivision. The variance is to reduce the required setbacks in the front and rear yards. The 95 unit subdivision is located north of Cambridge Drive.

## NEW PUBLIC HEARINGS

3. **AR-09-01 – Valley Mountain Homeowners Association** requests approval of the remodel of the existing carport structures at the Valley Mountain Condominium Complex located at 3309 Sunset Lane (**068-321-088**).
4. **V-08-08 – Shell Oil Products** requests a variance for reduction of the required setback for the placement of remediation equipment at 2838 Lone Tree Way (**APN: 071-102-055**).
5. **UP-08-23, AR-08-26 – Deer Valley Animal Hospital** - Howard Schutzman requests approval of a Use Permit and design review to allow a 5,892 s.f. animal hospital in an approved final development plan. The subject property is approximately 1.02 acres and is located on the southeast corner of the intersection of Deer Valley Road and Marita Drive (**APN: 055-170-005**).
6. **UP-09-04 – RAAMP Charter Academy** requests approval of a Use Permit to temporarily modify the location (on-site) of a previously approved private school for a period not to exceed five (5) years. The project site is located at 3415 Oakley Road (**APN 051-200-065**).

Project has been withdrawn.

## 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.**