

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

**WEDNESDAY, JULY 20, 2011**

**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, JULY 28, 2011.**

**ROLL CALL**                      **6:30 P.M.**

Commissioners	Westerman, Chair
	Baatrup, Vice Chair
	Langford
	Johnson
	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:                      June 15, 2011**

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

**CONTINUED PUBLIC HEARING**

2. **Z-11-02, GP-11-01, PW 683, PD-08-03, UP-08-14 – Tierra Villas** – Mission Peak Homes requests approval of an ordinance to rezone from Planned Development to Planned Development and approval of a Vesting Tentative Map, a Final Planned Development, and a Use Permit in order to create 115 lots intended for single family home development. A General Plan amendment is also requested to the Circulation Element to not connect Prewett Ranch Road from its current terminus to Heidorn Ranch Drive. Adoption of a Mitigated Negative Declaration and Mitigation Monitoring and Report Program is also being considered. The project is generally located in the southeastern portion of Antioch along the western side of Heidorn Ranch Road, south of Lone Tree Way (APNs: 056-130-013, -015, -017, and -018).

**NEW PUBLIC HEARINGS**

3. **UP-11-09 – Waldie Plaza Outdoor Dining** - Sean McCauley requests the approval of a use permit to install outdoor dining in Waldie Plaza, adjacent to the Casino Building. The use will include tables, chairs and a safety railing. The project is located adjacent to 101 "H" St. (APN: 066-071-017).
4. **Environmental Hazards Element of the General Plan** - The City of Antioch requests that the Planning Commission make a recommendation to the City Council regarding the proposed General Plan Amendments and adoption of a Negative Declaration for the project.

**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, between the hours of 8:00 a.m. and 11:30 a.m. or by appointment only between 1:00 p.m. and 5:00 p.m. Monday through Thursday 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.