



## **CONTINUED HEARINGS**

2. **UP-07-16 – In Shape Health Club Exterior Pool Features** - In Shape Health Club, Inc. requests approval of an amendment to the Planned Development and Use Permit to install three exterior water features including two pool slides and a spray fountain at the existing health club. The project is located at 4065 Lone Tree Way (APN: 072-012-212).

**Staff recommends that this item be continued to January 16, 2008.**

3. **MDP-06-02 – Deer Valley Estates** - Allied Investments requests review of a Master Development Plan and a Planned Development Rezone, for the development of a 135 unit single family home subdivision on an approximately 38 acre parcel. The project site is located in the southern portion of the City of Antioch and is bounded by Deer Valley Road to the west and Wellness Way and the Kaiser Hospital medical facilities to the south.

**Staff recommends that this item be continued to January 16, 2008.**

## **NEW PUBLIC HEARINGS**

4. **RDA-07-04 – Wilbur Townhomes** - Lloyd Harris and Joe Bosman request that the Planning Commission recommend approval of 40 residential development allocations in 2008 for a 63-unit town home project. The project site is located at 701 and 810 Wilbur Avenue (APN 065-110-006, 007).
5. **Z-07-01 – RDA Ordinance Update** - The City Of Antioch is requesting amendments to the City's Zoning Ordinance, Title 9 Article 40 "Residential Development Allocation (RDA)", to address several development allocation processing requirements.
6. **Z-07-06, UP-07-20** - Sunset Exploration is requesting a change to the existing "S" Study Zone and approval of a Use Permit to allow them to drill and operate an oil/gas well as a temporary use on a 158 acre parcel located south of the existing homes on Mammoth Way, west of Deer Valley Road, and east of Empire Mine Road. The proposed oil/gas well location is approximately 1500 feet south of the back fences of the homes that front on Mammoth Way. The adequacy of a Mitigated Negative Declaration for the requested Zone Change and Use Permit will also be considered.
7. **HO-07-230** – The decision of the Community Development Department to approve a Home Occupation Use Permit for a florist has been appealed. The project site is located at 2350 Galloway Court (APN 052-450-052).

**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.