



**PLANNING AND COMMUNITY
DEVELOPMENT DEPARTMENT**

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Equal Opportunity Employer

**PLANNING COMMISSION AGENDA
REGULAR MEETING OF JULY 9, 2008, 9:00 A.M.
2222 "M" ST., THIRD FLOOR, BOARD CHAMBERS, MERCED, CA 95340**

This Agenda and all supporting documentation for each hearing item is available online at www.co.merced.ca.us/planning/plancomarchive.html

Members of the public are advised that all pagers, cellular telephones and any other communication devices are to be turned off upon entering the Board Chambers.

I. CALL MEETING TO ORDER

II. ROLL CALL OF COMMISSIONERS

Jack Mobley; Cindy Lashbrook; Lynn Tanner; Rudy Buendia; Steve Sloan, Chairman

III. APPROVAL OF MINUTES

IV. CITIZEN COMMUNICATIONS

Public opportunity to address the Planning Commission on items of interest over which the Planning Commission has jurisdiction.

SPEAKERS

If you would like to address the Planning Commission on any item on the agenda, please pick up a 3" x 5" card in the foyer, fill it out with your name, address, and item you wish to speak on, and give it to someone at the staff table (to the left of the podium) prior to speaking.

V. PUBLIC HEARING

- A. VILLAGES OF LAGUNA SAN LUIS COMMUNITY PLAN - CP07-002 – Villages of Laguna San Luis Consortium - To recommend Certification of the Final Environmental Impact Report (FEIR); Adoption of the Villages of Laguna San Luis Community Plan; Amendment of the Merced County General Plan; Related Re-zonings; and withdrawal of lands from the Merced County Agricultural Preserve, in an area generally located east of the San Luis Recreation Area, West of Interstate 5 and extending approximately two miles south and one mile north of State Highway 152. **TO RECOMMEND THE BOARD OF SUPERVISORS CERTIFY THE ENVIRONMENTAL IMPACT REPORT AND APPROVE, MODIFY OR REJECT THE PROPOSED COMMUNITY PLAN AND ACTIONS.** Returned to the Commission for reconsideration from the June 11, 2008 meeting. BK**

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- B. MINOR SUBDIVISION APPLICATION No. MS08-012 - Brett Longworth** - To divide a 191.6 acre parcel into 4 parcels: Parcel 1 = 47.9 acres, Parcel 2 = 47.9 acres, Parcel 3 = 47.9 acres and Parcel 4 = 47.9 acres on property located at the southwest corner of Rose Garden Road and Schmidt Road in the Gustine area. The subject property is designated Agricultural land use in the General Plan and zoned A-1 (General Agricultural). **THE ACTION REQUESTED IS TO APPROVE, DISAPPROVE OR MODIFY THE APPLICATION. LF**
- C. 1st EXTENSION No. EXT08-009 TO MAJOR SUBDIVISION APPLICATION No. MAS05-017 - Fortune Farms** - To extend the expiration date of the tentative map to March 22, 2009. The project is located south of McCabe Road, approximately ½ mile east of State Highway 33. The subject property is designated as low density residential in the Santa Nella SUDP and zoned R-1-5000 (Single Family Residential). **THE ACTION REQUESTED IS TO APPROVE, DISAPPROVE OR MODIFY THE EXTENSION. BK**

VI. CORRESPONDENCE

VII. GENERAL BUSINESS

VIII. DIRECTOR'S REPORT

IX. ADJOURNMENT

APPEALS

Any person may appeal any action of the Planning Commission within five (5) calendar days after the day the action is made. [Within ten (10) calendar days of action on subdivisions]. The deadline for appeals of Planning Commission actions, excluding subdivisions, is 5:00 p.m. on the Monday following the Planning Commission meeting, and for subdivisions, the deadline is the following Monday at 5:00 pm. Please note that appeals may not be submitted on days that the County is officially closed.

Appeals of Development Services Director's actions may be filed with the Planning and Community Development Department and appeals of Planning Commission actions may be filed with the Clerk of the Board of Supervisors. Appeals must state appellant's name, action appealed and reasons for appeal. A filing fee set by Resolution of the Board of Supervisors must be submitted with the written appeal.