CITY OF WOODLAND PLANNING COMMISSION AGENDA JULY 16, 2009 CITY COUNCIL CHAMBERS 7:00 PM

- 1. Call to order
- 2. Roll Call
- 3. CDD Monthly Status Report (July 2009)
- 4. Approval of Minutes
- 5. **Director's Report**: This an opportunity for the Community Development Department's Director or designee to provide the Commission with information on any items other than those listed on the Agenda.
- 6. **Public Comment**: This is an opportunity for the public to speak to the Commission on any item other than those listed on the Agenda. The Chairman may impose a time limit on any speaker.
- 7. **Communication Commission Statements and Requests**: This is an opportunity for the Commission members to make comments and announcements to express concerns or to request Commission's consideration of any items a Commission member would like to have discussed at a future Commission meeting.
- 8. **Subcommittee Reports**:

PUBLIC HEARING:

9. **Review of Streets Master Plan**

Planning Commission to review the proposed Streets Master Plan which has been updated to account for changes in land use from the General Plan update in 2002 with development projections adjusted to account for projected growth by 2020, and make recommendation to the City Council.

Applicant: City of Woodland

Staff Contact: Brent Meyer, Principal Civil Engineer

Recommended Action: Find that the Streets Master Plan is in substantial conformance

with the 2002 General Plan.

NEW BUSINESS:

10. Petition Review for the New Woodland Partnership General Plan Amendment

A request from the property owners, New Woodland Partners, to amend the General Plan from Urban Reserve to Highway Commercial (C-H). The subject site is approximately 22 acres located east of the approved Woodland Gateway Retail Center and south of Interstate-5: (APN: 027-300-31).

Applicant: Morgenstern Property Company

Owner: New Woodland Partnership/Morgenstern Prop

Staff Contact: Jimmy A. Stillman, Associate Planner

Recommended Action: Consider acceptance of Petition for further processing.

11. Petition Review for the Knaggs Commercial Properties General Plan Amendment

A request from the property owners, Knaggs Commercial Properties LLC, to amend the City's General Plan from Industrial Business Park (BP) to Commercial/Residential Mixed Use (MU). The subject site known as the Knaggs Property consist of four parcels (APN 027-330-22, 23 & 24) located north of the City of Woodland city limits, north of Kentucky Avenue, east of West Street and unincorporated lands in Yolo County, south of the Barnard Street property and Interstate-5 and, west of the triangle shaped property zoned C-3.

Applicant: David A Storer, AICP

Owner: Knaggs Commercial Properties, LLC Staff Contact: Paul L. Hanson, AICP, Senior Planner

Recommended Action: Consider acceptance of Petition for further processing.

12. <u>Informational Report Regarding the Main Street Pedestrian and Streetscape Improvement Project</u>

The Redevelopment Agency and the City of Woodland will be applying for Sacramento Area Council of Governments (SACOG) Community Design Grant in September 2009. The SACOG Community Design Grant could provide up to \$900,000, with \$150,000 of Redevelopment bond funds authorized by the Redevelopment Agency Board as match. City and Agency staff believe that streetscape improvements along Main Street will promote development that leads to fewer vehicle miles traveled and more walking, biking, and transit use.

Applicant: Redevelopment Agency and City of Woodland Staff Contact: Cynthia Shallit, Redevelopment Manager

Recommended Action: Informational update only

13. Informational Report Regarding a Parking Needs Study for Downtown

The Redevelopment Agency will be facilitating the preparation of an assessment to determine whether a parking structure is needed to address the parking demands of the Yolo County Courthouse project and economic development in general for Woodland's downtown. Transportation Consultants, Fehr and Peers, were hired in June 2009 to prepare the assessment (Parking Needs Study) after the Agency issued a request for qualifications.

Applicant: Redevelopment Agency and City of Woodland Staff Contact: Cynthia Shallit, Redevelopment Manager

Recommended Action: Informational update only

OLD BUSINESS: None

14. Adjournment