

# STANISLAUS COUNTY PLANNING COMMISSION

## MINUTES

SPECIAL MEETING

June 29, 2006

- I. ROLL CALL:** Meeting called to order at 6:00 p.m.
- Present: Chair Ray Souza, Marie Assali, Annabel Gammon, Robert Hardie, Allen Layman
- Absent: Tony Cusenza, Arsenio Mataka, Michael Navarro, Jim Poore
- Staff Present: Ron E. Freitas, Director; Kirk Ford, Deputy Director; Bill Carlson, Senior Planner; Jack Doering, Assistant County Counsel; Paul Saini, Public Works Department; Bella Badal, Senior Environmental Health Specialist, Department of Environmental Resources; Eva Rosa, Planning Commission Clerk
- II. PLEDGE OF ALLEGIANCE**
- III. CITIZEN'S FORUM**
- A. None.
- IV. CORRESPONDENCE**  
Director Freitas informed the Commissioners on various correspondence mailed in their agenda packet or placed before them this evening:
- A. Memo dated June 28, 2006 from Department of Public Works regarding Item VI-A, Time Extensions for East Oakdale Projects.
- V. CONFLICT OF INTEREST**
- A. None
- VI. PUBLIC HEARINGS ( \* - Consent Items )**  
Commissioner Souza informed the public of the consent items and procedure.  
Public hearing opened.  
Public hearing closed.

### \* CONSENT ITEMS

None

**NON-CONSENT ITEMS**

- A. TIME EXTENSIONS FOR EAST OAKDALE PROJECTS, INCLUDING: Vesting Tentative Subdivision Map Application No. 2001-04, Exception No. 2003-04 - Hillsborough II - Create 67 parcels with minimum lot size of 20,000 square feet in R-A (Rural Residential) zoning district. The property is located at 9989 Dillwood Road, in the Oakdale area. APN: 010-003-052 & 010-003-053. 2. Vesting Tentative Subdivision Map Application No. 2002-04 - Lands of Schutz - Create 8 parcels with minimum lot size of 20,000 square feet and one 30 acre remainder in the R-A (Rural Residential) zoning district. The property is located at 10661 Dixon Road, in the Oakdale area. APN: 010-021-056 & 010-070-001 3. Vesting Parcel Map Application No. 2003-25, Exception Application No. 2003-02 - Kushar - Create 3 parcels of 1.0 to 2.8 acres & a 6.39 acre remainder in R-A (Rural Residential) zoning district. The property is located at 9984 Dillwood Road, in the Oakdale area. APN: 010-001-074**

**Staff Report: Bill Carlson Recommends APPROVAL OF TIME EXTENSION OF ONE YEAR TO MAY 4, 2007, ALONG WITH AMENDED CONDITIONS OF APPROVAL.**

Public hearing opened.

**OPPOSITION:** No one spoke.

**FAVOR:** Richard Barzan, 7231 Langworth Road, Oakdale

Public hearing closed.

**Assali/Gammon, Unanimous (5-0) GRANTED ONE YEAR TIME EXTENSION TO MAY 4, 2006, AS OUTLINED IN THE STAFF REPORT ALONG WITH AMENDED CONDITION OF APPROVAL FROM PUBLIC WORKS TO READ:**

**The Applicant shall disclose to potential purchasers of lots in the subdivisions that there is a possibility that water may flow onto the project area and onto their property if the OID ditch is not adequately maintained or operated by those responsible for its operation and maintenance and shall indemnify the County from any liability and cost related to failure of the project storm drainage system to operate properly as the result of flows from the OID ditch onto the project area.**

**VII. OTHER MATTERS (NOT PUBLIC HEARINGS)**


- A. None

**VIII. ADDITIONAL MATTERS AT DISCRETION OF CHAIRMAN**

- A. None

**IX. ADJOURNMENT**

The meeting was adjourned at 6:16 p.m.

  
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Ron E. Freitas, Secretary

(The above is a summary of the minutes of the Planning Commission. Complete tape(s) of the meeting are available from the Planning Director.)