



# City of Woodland

## Meeting Agenda - Final

### Planning Commission

City of Woodland Planning  
Commission  
c/o Community  
Development Department  
300 First Street  
Woodland, CA 95695

530-661-5820

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Thursday, December 1, 2016

6:30 PM

Council Chambers

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*Please Note: The numerical order of items on this agenda is for convenience of reference; items may be taken out of order. No new items shall begin after 10:30 pm unless unanimous consent exists to continue.*

**A. Call to Order**

**B. Roll Call**

**C. Pledge of Allegiance**

**D. Staff and Commissioner Comments**

*This is an opportunity for the Planning Commission members and staff 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..*

**E. Subcommittee Reports**

**F. Communications from the Public**

*This is an opportunity for the public to speak to the Commission on any item other than those listed for public hearing on the agenda. Speakers are requested to use the microphone in front of the Commission and to begin by stating their name, whether they reside in Woodland and the name of the organization they represent if any. The Commission may impose a time limit on any speaker depending on the number of people wanting to speak and time available for the rest of the agenda. In the event comments are related to an item scheduled on the agenda, speakers may be required to wait to make their comments until that item is considered.*

**G. Approval of Minutes**

[16-843](#)

SUBJECT: Planning Commission Minutes

RECOMMENDATION: Staff recommends that the Planning Commission adopt the minutes of the Planning Commission meeting of October 20, 2016.

**Attachments:** [A - October 20, 2016 Meeting Minutes](#)

[B – October 20, 2016 Comment Hearing Staff Notes](#)

[16-844](#)

SUBJECT: Planning Commission Minutes

RECOMMENDATION: Staff recommends that the Planning

Commission receive the Staff meeting notes of the Planning Commission meeting of September 1, 2016.

**Attachments:** [A - Staff Notes of Woodland PC GP Meeting 9-1-16](#)

## H. Public Hearing

[16-834](#)

Dutch Brothers Conditional Use Permit/Design Review: Request for a Conditional Use Permit to allow the construction of an 800 square foot drive-thru coffee kiosk on 0.81 acres at 2030 Trade Court in the Entry Overlay - Highway Commercial Zone.

Location: 2030 Trade Court

Applicant/Owner: Alan Chambers, Third Shoe Inc. / Hiten Suraj, Q Investments LLC

Environmental Report: Class 3 Categorical Exemption (CEQA Guidelines, §15303)

APN 027-851-003

Project Planner: Jeff Ballantine, Associate Planner and Chase Dariso, Planning Intern

Staff Recommendation: Approval with Conditions

**Attachments:** [1 - Resolution & EXH A & B](#)

[2 - General Application](#)

[3 - Supplemental Plans](#)

## I. Business Items

*Items for Planning Commission discussion and/or action that do not require public hearing.*

[16-841](#)

SUBJECT: Long Range Calendar

Recommendation for Action: Staff recommends that the Planning Commission receive the Long Range Calendar for informational purposes only.

**Attachments:** [A - Planning Commission Long Range Calendar Prepared 11-21-16](#)

## J. Staff or Commissioner Comments

*Continued as needed.*

*Receive Absence Requests.*

## K. Adjournment

**The Planning Commission of the City of Woodland encourages all parties interested in a matter scheduled to be reviewed, discussed and acted on at a meeting, to participate in the public discourse, which may include the submission of written comments and materials. The Planning Commission notifies the public that those materials received less than 24 hours before a meeting date and time may not be able to be considered completely. Further, the Planning Commission encourages interested parties to attend the meeting to discuss any matter of concern and to explain their comments more fully.**