



**TOWN OF LOOMIS
PLANNING COMMISSION MINUTES
LOOMIS DEPOT
5775 HORSESHOE BAR ROAD
LOOMIS, CALIFORNIA**

TUESDAY

June 30, 2009

5:00 P.M.

CALL TO ORDER 5:01 PM

PLEDGE OF ALLEGIANCE

ROLL CALL

- Commissioner Arisman - **Present**
- Commissioner Fettke - **Absent**
- Commissioner Obranovich - **Present**
- Commissioner Wilson - **Present**
- Chairman Thew - **Present**

COMMISSION AND STAFF COMMENTS None

PUBLIC COMMENT None

ADOPTION OF AGENDA A motion was made by Commissioner Arisman to adopt the agenda and seconded by Commissioner Wilson and passed by a unanimous voice vote.

PUBLIC HEARINGS

**1. #09-10 CORE Placer Inc. Conditional Use Permit, 3853 Taylor Road, Suite #700
APN: 044-141-039**

CORE Placer is seeking a Conditional Use Permit to operate a Personalized Learning program based on Independent Study regulations at 3853 Taylor Road, Ste. 700 in the Stonetree retail center. The program serves thirty (30) to fifty (50) students, with the daily attendance being no more than 10 to 15 students and faculty. Each student will attend the program at pre-appointed times as defined in a Master Agreement contract created between the student, teacher and parents.

Recommended Action: Hear staff report, take public comment, and approve Resolution #09-07 approving a request for a Conditional use Permit to allow CORE Placer to operate an independent learning program at 3853 Taylor Road, Suite #700, with the recommended findings and attached conditions.

Public Comment:

Sandy Shay- 848 Gold Flat Road, Nevada City, CA

Ms. Shay thanked the Planning Commission for continuing their June 16th meeting to the 30th to allow the item to be heard. She gave background and talked about the plan for the school on Taylor Road discussing hours of operation, their other school location and excitement to open a school to serve the town community.

Mr. Laurence McNutt- owner 3853 Taylor Road

Mr. McNutt commented that since taking ownership of the property they have increased the occupancy rate to 95%. He said that they provide decent revenue for the town from the retail

components of the center and that landscaping improvements, bicycle parking and parking re-striping are planned for the future.

Following further discussion, Commissioner Wilson made a motion to approve Resolution number 09-07, a Use Permit for CORE Placer, Inc to occupy and operate an independent school at 3853 Taylor Road, seconded by Commissioner Obranovich and approved by a voice vote:

Ayes: Wilson, Obranovich, Arisman, Thew

Noes: None

Absent: Fettke

2. #09-08 Sierra Christian Academy Conditional Use Permit & Design Review, 6245 King Road APN: 043-030-019

David & Cynthia White, representing Sierra Christian Academy, are requesting approval of a Conditional Use Permit (CUP) and Design Review (DR) to operate a private K-8 school at 6245 King Road APN:043.030.019 on a 1-acre parcel. The use includes up to 180 students and 8-12 staff/administrative employees.

Recommended Action: Hear staff report, take public comment, and approve Resolution #09-08 approving a request for a Conditional Use Permit & Design Review with the recommended findings and conditions of approval.

Public Comment:

Cyndi White- 13987 Camino De Lago Auburn, Ca (Applicant)

She told the Commission how much she was looking forward to becoming a part of the community. She has been operating the school at another location for ten years and they are ready to take ownership, finish improvements and move in. The fence is going to be wrought iron and they will comply with landscaping requirements as well as on-site improvements.

Chairman Thew asked where the student enrollment was coming from and if there were any known children living in Loomis attending. Mrs. White said that the enrollment was regional and that there were a few Loomis children interested and she hoped that more would enroll in the future. Chairman Thew also said that the landscaping needed work and that the ordinance must be complied with prior to staff approval. Mrs. White said that she understood and intended to make the necessary improvements.

Brian Fragiao, the Town's Engineer, gave a brief background and explanation of the improvements completed by the town and the outstanding balance owed.

A motion was made by Commissioner Obranovich and seconded by Commissioner Arisman to approve the Use Permit and Design Review with modifications to conditions 3, 13 and 22 as directed and approved by the following voice vote:

Ayes: Obranovich, Arisman, Wilson, Thew

Noes: None

Absent: Fettke

ADJOURN: The meeting was adjourned at 5:55 PM.

Matt Lopez, Planning Technician

Janet Thew, Chairperson