



## Legislation Text

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File #: 23-451, Version: 1

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### **Planning Commission Staff Report**

*Report Prepared by: Francisco Mendoza-Gonzalez, Associate Planner, Development Services Department*

**SUBJECT:** Adoption of a Resolution of Denial for Vesting Tentative Subdivision Map #1326 initiated by ISEA International, property owner, for an approximately 10.76 acre parcel generally located on the south side of Cardella Road, between El Redonndo Drive and Horizons Avenue (1250 Cardella Road). The Vesting Tentative Subdivision Map would subdivide the parcel into 53 single-family lots, ranging in size from 5,000 square feet to 6,718 square feet.

### **ACTION**

PLANNING COMMISSION:

Adopt a Resolution of Denial for:

- 1) Environmental Review #22-50 (*Negative Declaration*)
- 2) Tentative Subdivision Map #1326

### **SUMMARY**

On April 5, 2023, the Planning Commission held a public hearing and directed staff to prepare a resolution of denial for Vesting Tentative Subdivision Map #1326 and associated environmental review based on the reasons provided by the Planning Commission. The draft resolution for denial is attached for consideration and action at Attachment A.

### **RECOMMENDATION**

Planning staff recommends approving the Resolution of Denial for Tentative Subdivision Map #1326 found at Attachment A of Staff Report #23-451, subject to Findings N and O as described in the Planning Commission Resolution at Attachment A.

### **DISCUSSION**

On April 5, 2023, the Planning Commission held a public hearing and directed staff to prepare a resolution of denial for this project and associated environmental review. The draft resolution for denial is attached for consideration and action at Attachment A and includes the Findings for denial based on the Planning Commission's direction on April 5, 2023. In addition, Staff Report #23-289, presented to the Planning Commission on April 5, 2023, is provided at Attachment B for reference.

Since the Planning Commission's review on April 5, 2023, the applicant has withdrawn the other applications associated with this proposal which included General Plan Amendment #22-05, Fahrens

Creek Specific Plan Amendment #5, Zone Change #432, and the Establishment of Residential Planned Development (RP-D) #78.

Findings/Considerations

Please refer to the Draft Planning Commission Resolution at Attachment A of Staff Report #23-451.

**ATTACHMENTS**

- A. Draft Planning Commission Resolution for Denial - Tentative Subdivision Map #1326 (Lotus Subdivision)
- B. Staff Report #23-289 for this project from the Planning Commission Meeting of April 5, 2023
- C. Presentation