

Development Services Planning Active Project Report

This report is updated on a quarterly basis

Dated: Wednesday, September 09, 2015

Project No.	Project Name	Project Description	Project	Project Location
EG-04-587A	Sheldon Terrace Extension	One-year extension to a previously-approved TSM which is currently set to expire November 9, 2015. No other changes to the project proposed.	N. Anderson	Sheldon Road & Michener Way
EG-10-059A	McGeary Ranch TPM (Large Lot)	Tentative Parcel Map to subdivide the previously approved Tentative Subdivision Map into three (3)	N. Anderson	7710 Poppy Ridge Road
EG-13-018	Calvine Meadows	Rezone from AR-5 to RD-4 and O (Open Space), and a Tentative Subdivision Map (and Design Review for subdivision layout) to subdivide approximately 23.3-acres into 56 residential lots and 6 lots for open space, water quality, drainage, and landscape corridor.	N. Anderson	9450 Calvine Road
EG-13-039	Silverado Village BLA	Boundary Line Adjustment	S. Kyles	Bond Road and Waterman Road
EG-13-058	Tuscan Ridge South	Tentative Subdivision Map to subdivide one 20.65-acre parcel into 78 residential parcels.	N. Anderson	South of Poppy Ridge east of Bruceville
EG-14-006	Sheldon Crossing at Hwy 99	Tentative Parcel Map to merge 6 parcels and resubdivide into 6 parcels that accommodates the project layouts; Condition Use Permit to i) allow a "Service Station and Carwash" under both development scenarios and ii) to allow a 180,000 sq. ft. two-story "Retail-Large Format" building as part of Site Configuration B; 3) Design Review for the site layouts, elevations of the anchor buildings, and design of the 55' high business center district pylon sign; and 4) Major Uniform Sign Program to establish the sign criteria for the project.	G. Park	SWC of E Stockton Boulevard and Sheldon Road
EG-14-009	SEPA South Business Park	Tentative Subdivision map to subdivide the site into 39 large lot parcels. The lots new lots will be zoned for Office and Industrial purposes under the proposed Southeast Policy Area Strategic Plan.	N. Anderson	Southeast Policy Area
EG-14-010	SEPA East Business Park	Tentative Subdivision Map to subdivide the site into 13 large lot parcels. The new lots will be zoned for Office purposes under the proposed Southeast Policy Area Strategic Plan.	N. Anderson	Southeast Policy Area
EG-14-023	Elk Grove Landing	The revised Project is a Tentative Subdivision Map (and concurrent Design Review for subdivision layout) to subdivide two parcels totaling 9.65-acres into 82 lots for medium density residential single-family use. The Project has been revised to include a 40-foot public street and 20-foot public alleys.	G. Park	Elk Grove Florin Road

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EG-14-025	Batey TPM	Rezone from RD-2 to RD-3 and a Tentative Parcel Map to subdivide one 1.35-acre parcel into three single-family residential lots.	N. Anderson	Batey Avenue
EG-14-033	TownePlace by Marriott	A Conditional Use Permit to allow the establishment and operation of a "hotel" use in the Business and Professional Office (BP) zone district, Major Design Review to allow the construction of a four-story, 112-room, 63,560-square foot hotel and associated site improvements including parking, lighting, and landscaping, and Minor Deviation to the parking	G. Park	9338 E Stockton Boulevard
EG-15-003	Goodwill Store and Center	Conditional Use Permit (CUP) to allow for a "Thrift Store" use in the LC – Limited Commercial Zoning District, and a Major Design Review (DR) to construct a new 22,630 square foot Goodwill store and donation center, along with associated site improvements, including parking, lighting and landscaping, on an approximately 4-acre parcel within the City of Elk Grove. The majority of the proposed facility (approximately 14,600 square feet) would be available to the public and utilized as the primary sales area. The remaining approximately 8,000 square feet of the building would be utilized by employees as a receiving	N. Anderson	East Stockton Boulevard
EG-15-005	Emerald Park Estates TSM	Tentative Subdivision Map (TSM) and Design Review for subdivision layout (DR) to subdivide one 3.25-acre parcel into 16 lots for low density residential single-family use	N. Anderson	9815 Emerald Park Drive
EG-15-010	EG Grantline (Brownwood Estates)	Tentative Parcel Map to subdivide a 10.77-acres parcel into 4 lots to be served by private well and septic system. The project site is located within the Elk Grove Triangle Special Planning Area. The Project would rescind the previously approved Brownwood Estates Project (EG-05-821) Tentative Subdivision Map. A Mitigated Negative Declaration and MMRP were adopted as part of the Brownwood Estates Project. The MMRP has been recorded on the Project Site	TBD	9756 Elk Grove Boulevard
EG-15-013	Sikh Place of Worship	Conditional Use Permit and Minor Design Review for a change of use from a commercial daycare building to a Sikh place of worship. The applicant is proposing to develop this project in three phases.	N. Anderson	9500 Elk Grove Florin Road
EG-15-016	Eden Gardens Banquet Hall	Conditional Use Permit and Minor Design Review for an assembly use within an existing building which has been used for assembly uses in the past. Currently permitted as a school. Façade changes and interior renovations have been proposed.	N. Anderson	8434 Bradshaw Road

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EG-15-019	Lent Ranch Marketplace	Amendments to the 2001 Development Agreement between the City of Elk Grove and M&H Realty Partners Affiliated Fund III, et. al., for the Lent Ranch Marketplace Project.	C. Jordan	Lent Ranch Mall
EG-15-020	Sheldon Farms BBQ	Conditional Use Permit and a Zoning Amendment to allow for a sit down restaurant and drive thru coffee kiosk with hours of operation between 6 a.m. through 10 p.m., seven days per week. Zoning amendment would modify original approval for the site, thereby allowing for on-site sale of alcohol as part of the restaurant use.	N. Anderson	10527 Sheldon Road
EG-15-022	Verizon Wireless Big Horn	Conditional Use Permit to allow the establishment of a new wireless communications facility. The facility includes a 55-foot high, stealth broadleaf monotree with (8) antennas, a prefabricated equipment shelter, and emergency diesel generator. All proposed equipment will be contained within a 1,464 SF chain link compound.	N. Anderson	West of Big Horn Boulevard and Meadowspring Drive intersection
EG-15-023	Mesa at Laguna Ridge	Specific Plan Amendment to change the land use designation from Medium Density Residential (RD-15) to Multi-Family Residential (RD-20); Rezone to change the zone district from RD-15 to RD-20 consistent with the SPA, and Design Review to construct a 180-unit multi-family unit apartment complex with associated parking, lighting, and landscaping.	G. Park	10371 Bruceville Road
EG-15-025	East Lawn Cemetery	Conditional Use Permit to allow for expansion of the existing Eat Lawn Elk Grove Memorial Park & Mortuary. The existing cemetery is close to capacity. The proposed expansion would occur within East Lawn's existing 125-acre property on 3.6 acres north of and 17.3 acres east of the existing cemetery. The proposed project would provide for an additional 20,030 plots for burisal and connecting driveways that will also	N. Anderson	9189 East Stockton Boulevard
EG-15-026	New Life Church Accessory Building	Minor Design Review to install a 311 square foot restroom building on an existing 5-acre church property	R. Thacker	8933 Bradshaw Road
EG-15-027	Soccer World Academy	Minor Use Permit for a "Specialized Education/Training Studio" facility for teaching youth soccer in an existing light industrial building. The use would occupy 7,860 square foot adjacent to the existing Soccer World business, as well as provide additional off street	N. Anderson	9756 Kent Street
EG-15-028	Delmont Parcel Map	Tentative Parcel Map to subdivide a 10.14-acre parcel into two parcels consisting of 5.14 acres and 5 acres, respectively	G. Park	8484 Delmont Road

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EG-15-029	Bruceville Meadows	114-acre CPA Project in SEPA; Large & Small Tentative Subdivision Maps 309 SFR lots total on 76.9 acres and 10 acres of multi-family. 27 acres of public	G. Park	NEC Kammerer Road & Bruceville Road
EG-15-030	ARCO AM/PM	Minor Design Review for a Carwash addition	R. Thacker	9215 Elk Grove Florin Road
EG-15-031	Wendy's Remodel	Minor Design Review for exterior remodel/upgrade and interior dining room remodel/upgrade	R. Thacker	8871 Bond Road
EG-15-032	Rock Solid Fitness	Minor CUP for fitness studio	N. Anderson	9175 union Park Way
EG-15-033	Parkview Professional Center	Minor Deviation to existing medical/dental office building to have 115 lf of signage.	R. Thacker	9045 Bruceville Road