



Development Services - Planning
8401 Laguna Palms Way • Elk Grove, California 95758
Tel: 916.478.2265 • Fax: 916.691.3175 • www.elkgrovecity.org

City of Elk Grove Planning Commission Notice of Public Hearing

Dated: May 24, 2013

NOTICE is hereby given that on **June 6, 2013**, at **6:30 p.m.**, or as soon thereafter as the matter may be heard, the Planning Commission of the City of Elk Grove will hold a Public Hearing at the **Elk Grove City Hall, located at 8400 Laguna Palms Way, Elk Grove**, to consider the following applications.

DIGNITY HEALTH ELK GROVE MEDICAL CAMPUS – SPECIFIC PLAN AMENDMENT, AMENDMENT TO THE ELK GROVE TOWN CENTER DESIGN GUIDELINES, CONDITIONAL USE PERMIT, TENTATIVE SUBDIVISION MAP, DESIGN REVIEW, UNIFORM SIGN PROGRAM (EG-12-14):

REQUEST: The Applicant is requesting a 1) *Specific Plan Amendment* to the Laguna Ridge Specific Plan (LRSP) to amend the building height standard for the Shopping Commercial (SC) Zone District pursuant to the LRSP; 2) Amendment to the Elk Grove Town Center Design Guidelines to eliminate the requirement for a joint driveway between the hospital district and commercial district; 3) *Conditional Use Permit* to allow a hospital and helistop in the SC zone district; 4) *Tentative Subdivision Map* to subdivide two (2) parcels totaling 27.9 acres into five (5) parcels; 5) *Design Review* for the Dignity Health Elk Grove Medical Campus Master Development Plan and for the Phase 1-Surgery and Maternity Hospital; and 6) *Uniform Sign Program* to establish the sign criteria for the project.

PROPERTY OWNER/APPLICANT:

Dignity Health
c/o Jeffrey W. Land
185 Berry Street, Suite 300
San Francisco, CA 94107

AGENT:

The Hoyt Company
c/o Wendy Hoyt
2014 Vizcaya Walk
Sacramento, CA 95818

LOCATION/APN: 8220 Wymark Drive / APNs: 132-2120-006, -008

ZONING: Shopping Commercial (SC) pursuant to the Laguna Ridge Specific Plan

ENVIRONMENTAL: A Subsequent Environmental Impact report has been prepared for this Project in compliance with the California Environmental Quality Act (CEQA). Significant and unavoidable effects were identified in the areas of Greenhouse Gases and Climate Change, and Noise.

PROJECT PLANNER: Gerald Park, (916) 478-3671

NOTICE REGARDING APPEALS

Pursuant to §23.14.060 of the Zoning Code, appeals of a final action by the Planning Director must be filed with the City Clerk no later than ten (10) calendar days after the day on which the final action was taken, along with the appropriate fee.

NOTICE REGARDING CHALLENGES TO DECISIONS

Pursuant to all applicable laws and regulations, including without limitation, California Government Code Section 65009 and/or California Public Resources Code Section 21177, if you wish to challenge in court any of the above decisions (regarding planning, zoning and/or environmental decisions), you may be limited to raising only those issues you or someone else raised at the public hearing(s) described in this notice/agenda, or in written correspondence delivered to the City at, or prior to, this public hearing.

In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, please call (916) 478-3620. Notification 48 hours prior to the meeting will enable the City to make reasonable arrangements to ensure accessibility.

For more information: Planning Commission Secretary (916) 478-3620 or skyles@elkgrovecity.org