

**AGENDA**  
**REGULAR MEETING**  
**CITY OF FAIRFIELD PLANNING COMMISSION**

FAIRFIELD COUNCIL CHAMBERS  
1000 WEBSTER STREET

SEPTEMBER 12, 2018  
6:00 P.M.

- I. ROLL CALL**
- II. PLEDGE OF ALLEGIANCE**
- III. INFORMATION ON SPEAKER CARDS**
- IV. APPROVAL OF AGENDA**
- V. APPROVAL OF MINUTES OF AUGUST 8, 2018**
- VI. PUBLIC COMMENTS**
- VII. SCHEDULED MATTERS**
  - A. ELECTION OF CHAIR AND VICE-CHAIR FOR FISCAL YEAR 2017-2018**
    - Nominate and elect Chairperson for FY2018-19
    - Nominate and elect Vice-Chairperson for FY2018-19  
*(New chair and vice to be officially seated effective the next PC meeting)*
  
  - B. PACIFIC FLYWAY CENTER**
    - Resolution No. 2018-17
    - Annexation (ANX2017-1)
    - Development Agreement (DA2018-1)
    - Rezoning (ZC2017-3)
    - Environmental Review (ER2017-30)
    - Development Review (DR2017-11)
    - Use Permit (UP2017-19)
    - Location: Ramsey Road, east of I-680 and south of the Gold Hill Road overpass (APNs: 0046-050-300, 0046-100-260)
    - Applicant: Claude Grillo, Pacific Flyway Fund
    - Owner: Pacific Flyway Fund LLC.

Public hearing on request by Claude Grillo, of the Pacific Flyway Fund, to establish an open space preserve, wildlife, and habitat conservation area and construct an interpretative and educational facility with associated site improvements and utilities as well as the creation of ponds, wetlands, restored wetlands, boardwalks, overlooks, and pervious pathways on two vacant parcels totaling 280 acres located on Ramsey Road, east of I-680

and south of the Gold Hill Road overpass (APNs: 0046-050-300, 0046-100-260). The project will require an Annexation into the City of Fairfield and Rezoning of the property to OSC (Open Space Conservation). The applicant is also requesting to enter into a Development Agreement with the City of Fairfield. The proposed Mitigated Negative Declaration finds that the project will not have a significant effect on the environment. (Planner: Amy Kreimeier, 707-428-7450, [akreimeier@fairfield.ca.gov](mailto:akreimeier@fairfield.ca.gov))

**C. ACCESSORY DWELLING UNIT AMENDMENTS**

Resolution No. 2018-18 Ordinance Amendment (OA2018-006)

Location: Citywide

Applicant: City of Fairfield

Property Owner: N/A

Continued public hearing on request by the City of Fairfield for revisions to Chapter 25, Article I (Fairfield Zoning Ordinance to update the Accessory Dwelling Unit standards. (Planner: Brian K. Miller, 707-428-7446, [bkmiller@fairfield.ca.gov](mailto:bkmiller@fairfield.ca.gov))

**VIII. INFORMATION AND COMMUNICATIONS**

A. Director's Report and Commissioner's Comments

**IX. ADJOURNMENT TO NEXT MEETING OF SEPTEMBER 26, 2018**

**SPECIAL NOTICES**

**PLEASE NOTE:** The City of Fairfield does not discriminate against any individual with a disability. City publications will be made available upon request in the appropriate format to persons with a disability. If you need an accommodation to attend or participate in this meeting due to a disability, please contact Cindy Spears, 707-428-7463, [cspears@fairfield.ca.gov](mailto:cspears@fairfield.ca.gov) or Lucia Morales, 707-428-7446, [lmorales@fairfield.ca.gov](mailto:lmorales@fairfield.ca.gov), in advance of the meeting.

**PLEASE NOTE:** The Planning Commission ordinarily does not take up any item on the agenda after 10:00 p.m. Discussion of any item which began before 10:00 p.m. will be completed regardless of time. If you have any item which is not discussed before the 10:00 p.m. cut-off, it will be among the first items discussed at the next meeting. The agendas have been prepared with the hope that all items scheduled will be able to be discussed within the time allowed.

**PLEASE NOTE:** Any party aggrieved or affected by a decision or determination by the Planning Commission in the administration of the City's Development Regulations may file an appeal within 14 business days of the decision or determination using the appeal form available from the Community Development Department. To file an appeal, complete the form and submit it with the appropriate fee to the Community Development Department, 1000 Webster Street, Second Floor, Fairfield, CA 94533 no later than 14 business days from the date of this hearing. No postmarks will be accepted. For additional information, please contact the Community Development Department, 1000 Webster Street, Second Floor, Fairfield, CA 94533 or phone 707-428-7461.