



**AGENDA SUMMARY PAGE**  
**Planning Commission**  
**Meeting of: December 12, 2023**

Agenda Item No.:  
**23**

**DEPARTMENT: Community Development**  
**DIRECTOR: Seth Floyd**

**DISCUSSION**

**SUBJECT:**

23-0433-SDR1 - SITE DEVELOPMENT PLAN REVIEW - PUBLIC HEARING -  
APPLICANT/OWNER: RICHARD LAATZ - For possible action on a Land Use Entitlement project request FOR A PROPOSED TWO-STORY, 25,160 SQUARE-FOOT WHOLESALE SHOWROOM FACILITY WITH WAIVERS TO ALLOW THE BUILDING TO BE ORIENTED AWAY FROM THE MINIMUM SETBACK LINE AND TO ALLOW BLANK WALLS WHERE RELIEF BY VARIATIONS IN MASSING OR ARTICULATION OF FACADES IS REQUIRED on 1.63 acres at 4021 North Rancho Drive (APN 138-02-814-006), C-2 (General Commercial) Zone, Ward 5 (Crear). Staff recommends APPROVAL.

**C.C.: 01/17/2024**

**PROTESTS RECEIVED BEFORE:**

**APPROVALS RECEIVED BEFORE:**

Planning Commission Mtg.

Planning Commission Mtg.

City Council Meeting

City Council Meeting

**RECOMMENDATION:**

Staff recommends APPROVAL, subject to conditions:

**BACKUP DOCUMENTATION:**

1. Location and Aerial Maps
2. Conditions and Staff Report
3. Supporting Documentation
4. Photo(s)
5. Justification Letter
6. Submitted after Final Agenda – Support Postcard