



AGENDA SUMMARY PAGE
Planning Commission
Meeting of: November 12, 2024

Agenda Item No.:
10

DEPARTMENT: Community Development
DIRECTOR: Seth Floyd

CONSENT

SUBJECT:

24-0471-TMP1 - TENTATIVE MAP - PARCEL 3 AT SUNSTONE PHASE 4A AND 4B -
APPLICANT: SH ACQ 2020, LLC - OWNER: NORTHLAND, LLC - For possible action on a Land
Use Entitlement project request FOR A 321-LOT SINGLE-FAMILY ATTACHED AND
DETACHED SUBDIVISION WITH 36 MULTI-FAMILY RESIDENTIAL CONDOMINIUM UNITS
on 56.13 acres at the northeast corner of Sunstone Parkway and Belong Road (APNs 125-06-
113-001 and 125-06-211-017), T-D (Traditional Development) Zone [AQ (Age Qualified)
Sunstone Special Land Use Designation], Ward 6 (Brune).

P.C.: Final Action (Unless Appealed Within 7 Days)

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. Action Letter for Sunstone Architectural Review Committee