



AGENDA SUMMARY PAGE

Planning Commission
Meeting of: July 9, 2024

Agenda Item No.: 7

DEPARTMENT: Community Development

CONSENT

DIRECTOR: Seth Floyd

SUBJECT:

24-0268-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 PROPOSED 321-LOT SINGLE-FAMILY ATTACHED
AND DETACHED SUBDIVISION 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). Staff
recommends APPROVAL.

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

BACKUP DOCUMENTATION:

1. Location and Aerial Maps
2. Conditions and Staff Report
3. Supporting Documentation
4. Photo(s)
5. Justification Letter