



**DEPARTMENT OF PLANNING AND
COMMUNITY DEVELOPMENT**

TO: Planning Commission

FROM: Planning Staff

**SUBJECT: Conditional Use Permit Case No. 06-CUP-007 and Sign Permit Case No. 06-SP-037
(Danari Oak Creek, LLC)**

DATE: February 7, 2008

BACKGROUND AND DISCUSSION

On December 6, 2007, the Planning Commission held a public hearing for Danari Oak Creek, LLC's request for a Conditional Use Permit to construct the Shops at Oak Creek project, consisting of five (5) detached buildings totaling 33,680 square feet in size for retail and restaurant use. The applicant also requested a Sign Permit for approval of the project's proposed sign program. The project site is located on 5.7 acres of vacant land on the north side of Canwood Street, east of Kanan Road, and west of Clareton Drive (28941-29145 Canwood Street).

The Planning Commission continued the public hearing to the February 7, 2008 Planning Commission meeting and requested that the applicant submit alternate plans which address changes to the project that were recommended by the Planning Commission, which were primarily in regard to the proposed Site Plan. The applicant intends to submit alternate project plans, however the applicant is requesting more time to submit his proposal and requests that the public hearing be continued to the February 21, 2008 Planning Commission meeting.

RECOMMENDATION

Based on the applicant's request, staff recommends that the public hearing for Conditional Use Permit Case No. 06-CUP-007 and Sign Permit Case No. 07-SP-037 be continued to the February 21, 2008 Planning Commission meeting.

ATTACHMENT

- Applicant's Request for a Continuance

Doug Hooper

From: Michael Adler [adler@adler-realty.com]
Sent: Monday, January 28, 2008 10:40 AM
To: Doug Hooper
Cc: ksoudani@vtbs.com; Kelley Anderson; ccohen@wbcounsel.com
Subject: Oak Creek 2nd Planning Commission hearing

Doug,

Per our meeting last week, I am requesting that the hearing scheduled for February 7, for the Oak Creek development be postponed to the next hearing date in February. Please confirm with me the date and time of the next hearing.

Thank you.

Michael Adler, MAI, CPM
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