



Legislation Details (With Text)

**File #:** ID 26-469      **Version:** 1      **Name:**  
**Type:** Action Item      **Status:** Agenda Ready  
**File created:** 4/8/2026      **In control:** Pending Approval  
**On agenda:** 4/15/2026      **Final action:**

**Title:** CONTINUED TO MAY 6, 2026  
 Consideration of Vesting Tentative Tract Map No. 6540; Planned Development Permit Application No. P25-01629; and related Environmental Assessment No. T-6540/P25-01629 for approximately 26.25 acres of property located on the west side of North Willow Avenue between North Portofino and North Alicante Drives (Council District 6) - Planning and Development Department.

1. Environmental Assessment No. T-6540 dated April 1, 2026, an Addendum to the Final Subsequent Environmental Impact Report (SEIR) State Clearinghouse No. 2000021003 for the proposed project pursuant to the California Environmental Quality Act (CEQA).
2. Vesting Tentative Tract Map No. 6540 proposing to subdivide approximately 26.25 acres of property into a 138-lot single-unit residential development, subject to compliance with the Conditions of Approval dated April 1, 2026, and contingent upon approval of Planned Development Permit Application No. P25-01629 and the related environmental assessment.
3. Planned Development Permit Application No. P25-01629 proposing to modify the RS-4 zone district development standards to allow for reduced front yard setbacks, and reduced lot size, width, and depth, subject to compliance with the Conditions of Approval dated April 1, 2026, and contingent upon approval of Vesting Tentative Tract Map No. 6540 and the related environmental assessment.

**Sponsors:** Planning and Development Department

**Indexes:**

**Code sections:**

**Attachments:**

Date	Ver.	Action By	Action	Result
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**REPORT TO THE PLANNING COMMISSION**

**April 15, 2026**

**FROM:** JENNIFER K. CLARK, AICP, Director  
Planning and Development Department

ASHLEY ATKINSON, AICP, Assistant Director  
Planning and Development Department

**THROUGH:** ISRAEL TREJO, Planning Manager  
Planning and Development Department

ROB HOLT, Supervising Planner  
Planning and Development Department

**BY:** JOHN GEORGE, Planner III  
Planning and Development Department

**SUBJECT**

**CONTINUED TO MAY 6, 2026**

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This matter is being continued to allow for conditions of approval to be updated.