

July 24, 2024
CHANGES/MODIFICATIONS TO
PLANNING COMMISSION AGENDA

Agenda Item No. 1

Glass Masters (MSTR24-00137)

Revisions to Planning Commission Action

Move to approve the Tentative Parcel Map and Commercial Design Review application for the proposed project (MSTR24-00137) located at 701 Bidwell Street, based on the below findings (Findings A-O) and subject to the attached conditions of approval (Conditions 1-63) **modifying Conditions 18 and 19 to include requirements for right of way dedication on Comstock Drive and reciprocal easements for non-vehicular access where applicable.**

Revisions to Conditions

Condition No. 18

Map Submittal Requirements

Prior to approval of the Final Map, the Parcel Map shall be submitted to the Community Development Department for review to ensure conformance with relevant codes, policies and other requirements of the Folsom Municipal Code. **The Parcel Map shall include proper right of way dedication of the public improvements located on Comstock Drive, inclusive of proposed curb return, and curb, gutter, sidewalk improvements to the back of walk and to the satisfaction of the Community Development Department.**

Condition No. 19

Reciprocal Easements

The owner/applicant shall dedicate all reciprocal easements for reciprocal driveway access, **non-vehicular access where applicable,** parking, landscaping, lighting, sanitary sewer, trash/recycling, water, and fire protection systems on the Parcel Map.