



**ENVIRONMENTAL COMMISSION MOTION 20221019-005**

**Date:** October 19, 2022

**Subject:** Loyola Junction Apartments, SP-2021-0242C

**Motion by:** Jennifer Bristol

**Seconded by:** Perry Bedford

**WHEREAS**, the Environmental Commission recognizes the applicant is Request to vary from LDC 25-8-342 to allow fill up to 17 feet in the desired development zone and;

**WHEREAS**, the Environmental Commission recognizes the site is located in the Walnut Creek, Suburban Watershed, Desired Development Zone; and

**WHEREAS**, the Environmental Commission recognizes that Staff recommends this variance, with conditions having determined the required Findings of Fact have been met.

**THEREFORE**, the Environmental Commission recommends the variance request with the following conditions:

**Staff Conditions:**

- Install a retaining wall to contain the major fill areas
- Utilize terracing techniques in the areas of major fill
- Increase the CEF setback for the existing CEF wetland feature in the area by 50 feet
- Add additional COA 609S Native seeding at the bottom of the major fill areas

**VOTE 9-0**

For: Aguirre, Bedford, Brimer, Bristol, Nickells, Qureshi, Ramberg, Scott, and Thompson

Against: None

Abstain: None

Recuse: None

Absent: Barrett Bixler and Schiera

Approved By:

Kevin Ramberg, Environmental Commission Chair