

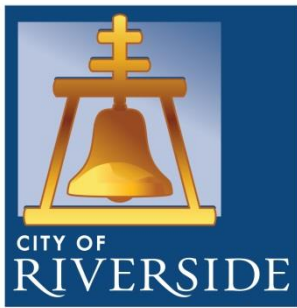
CITY PLANNING COMMISSION MINUTES

THURSDAY, JANUARY 21, 2016, 9:00 A.M.
ART PICK COUNCIL CHAMBER, CITY HALL
3900 MAIN STREET

City of Arts & Innovation

PLANNING COMMISSIONERS

		M A N N I N G	S T O S E L	T A V A G L I O N E	P A R K E R	R I G G L E	T E U N I S S E N	R O S S O U W	K A I N	Z A K I
	WARDS	1	2	3	4	5	6	7	C W 3	C W 3
Roll Call:	Present	X	X	X	X	X		X	X	X
Chair Riggle called the meeting to order at 9:00 a.m. with all members present except Commissioner Teunissen.										
The Pledge of Allegiance was given to the flag.										
PLANNING/ZONING MATTERS FROM THE AUDIENCE										
There were no oral comments at this time.										
<u>PUBLIC HEARINGS</u>										
<u>PLANNING CASES P14-0683 (GPA), P14-0684 (RZ), P14-0685 (PPE), P15-1080 (VR), P15-1081 (VR) & P15-1082 (GE): CONTINUED</u>										
To; 1) permit and establish a 220-unit multi-family residential project by; 2) amending the land use designation of 11.75 acres of the 30.9 acre project site from OS – Open Space to MHDR – Medium High Density Residential; 3) rezone 11.75 acres of the 30.9 acre project site from PF – Public Facilities to R-3-3000 – Multi-Family Residential; 4) rezone approximately 0.8 acres from R-1-7000 – Single Family Residential to PF – Public Facilities Zone; 5) Variances requested for building setback and building height and a grading exception related to on-site grading. The project site is a three parcel site, generally located on the northwesterly corner of the intersection of Quail Run Road and Central Avenue (253-260-020, 253-240-020 and 253-240-028. <i>Following discussion the Planning Commission continued Planning Case P15-0098 to the February 18, 2016 meeting.</i>	Motion Second All Ayes				X			X		
<u>PLANNING CASE P15-0825:</u> Proposed Conditional Use Permit by Scott Mommer, on behalf of The Home Depot, to permit the outdoor display of large for-sale and rental merchandise within an approximately 14-acre commercial complex developed with an approximately 129,000-square large-format home improvement store (The Home Depot), at 3233 Madison Street situated Southerly of Indiana Avenue in the CR-S-2-X-15 - Commercial Retail, Building Stories, 2-Story Building Height and 15-Foot Building Setback combining zones in Ward #4. Following discussion the City Planning Commission recommend that the City Council: 1) Determine that Planning Case P15-0825 (Conditional Use Permit) constitutes an existing facility, and therefore is categorically exempt from the provisions of the California Environmental Quality Act per Section 15301 of the CEQA Guidelines, and 2) Approve Planning Case P15-	Motion Second All Ayes				X			X		



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	1	2	3	4	5	6	7	C W 3	C W 3
0825, based on the findings outlined in the staff report and summarized in the attached findings and subject to the recommended conditions.									
<u>PLANNING CASE P15-0890:</u> Proposed Conditional Use Permit by Alfredo Campos, to establish a 1,320-square foot lawn mower sales and repair shop on approximately 0.17 acres currently developed with a vacant, approximately 1,320-square foot commercial building, at 3141 Madison Street situated southerly of Diamond Street and northerly of Ysmael Villegas Street in the CG - Commercial General Zone and in Ward #4. Following discussion the City Planning Commission recommend that the City Council: 1) Determine that Planning Case P15-0890 (Conditional Use Permit) constitutes an existing facility and conversion of a small structure, and is therefore categorically exempt from the provisions of the California Environmental Quality Act per Section 15301 and 15303, respectively, of the CEQA Guidelines, and 2) Approve Planning Case Number P15-0890 (Conditional Use Permit), based on the findings outlined in the staff report and summarized in the attached findings and subject to the recommended conditions.				X			X		
<u>MISCELLANEOUS PLANNING AND ZONING ITEMS</u> <u>UPDATE FROM CITY PLANNER</u> Kyle Smith, Interim Principal Planner, reported on the recent City Council actions. <u>ITEMS FOR FUTURE AGENDAS</u> Mr. Smith gave the Commission an update on future cases and workshops that staff will be bringing forth at the next meeting. <u>MINUTES</u> The Minutes of the Planning Commission Meeting of January 7, 2016 were approved as presented. <u>ADJOURNMENT</u> The meeting was adjourned at 10:30 a.m. to the meeting of February 4, 2016 at 9:00 a.m. in the Art Pick Council Chamber.									