



City of Arts & Innovation

PLANNING COMMISSION
DRAFT MINUTES

THURSDAY, SEPTEMBER 29, 2022, 9:00 A.M.
PUBLIC COMMENT IN PERSON /TELEPHONE
ART PICK COUNCIL CHAMBER
3900 MAIN STREET

COMMISSIONERS

PRESENT: L. Mooney, T. Ridgway (Virtual), C. Roberts, J. Rush, R. Singh (Virtual), J. Wilder (L-Virtual)

ABSENT: R. Kirby, J. Parker (vac)

STAFF: M. Kopaskie-Brown, B. Norton, A. Beaumon, P. Nitollama, C. Scully, F. Andrade

Chair Pro Tem Rush called the meeting to order at 9:00 a.m.

ORAL COMMUNICATIONS FROM THE AUDIENCE

There were no comments from the audience.

CONSENT CALENDAR

The Consent Calendar was unanimously approved as presented below affirming the actions appropriate to each item.

MINUTES

The minutes of the September 15, 2022, were approved as presented.

Motion by Commissioner Roberts, Seconded by Commissioner Ridgway to approve the Consent Calendar as presented.

Motion Carried: 5 Ayes, 0 Noes, 2 Absent, 0 Abstention

AYES: Mooney, Ridgway, Roberts, Rush, Singh

NOES: None

ABSENT: Kirby, Parker, Wilder

ABSTENTION: None



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PUBLIC HEARINGS

PLANNING CASE PR-2021-001052 - SITE PLAN REVIEW – 1535 WEST LA CADENA, WARD 1
Proposal by Overland Development Company to consider a Site Plan Review of project plans for a mixed-use development consisting of 115 multi-family units and 250 square feet of commercial retail space. Brian Norton, Senior Planner, presented the staff report. Mr. Norton read into the record a new Public Works Traffic condition: Prior to issuance of Certificate of Occupancy, the applicant shall review VMT for the project site and implement all feasible VMT mitigation measure options in moderate and low efficient areas to be consistent with the Housing Element Update for Mitigation Measure Traffic #1 (TRA-1). The applicant shall work with Public Works Traffic Division to implement the feasible mitigation measure options. Andrew Walcker, stated they were in agreement with the recommended conditions of approval. There were no comments from the audience. The public hearing was closed.

Commissioner Wilder joined the meeting virtually.

Following discussion it was moved by Commissioner Mooney and seconded by Commissioner Singh to: 1) Determine that the project has been assessed under streamlining procedures, pursuant to Section 15183.3 - Streamlining for Infill Projects, and is consistent with the Final Environmental Impact Report (FPEIR) for the City of Riverside Housing and Public Safety Element Updates and Environmental Justice Policies certified in October 2021 (SCH No. 2021040089), pursuant to Public Resources Code Section 21094.5, subject to compliance with the approved Mitigation Monitoring and Reporting Program;; and 2) Approve Planning Case PR-2021-001052 (Site Plan Review), based on the findings outlined in the staff report and subject to the recommended conditions. Chair Pro Tem Rush advised of the appeal period.

The Planning Commission decision is final unless appealed to City Council.

Motion Carried: 6 Ayes, 0 Noes, 2 Absent, 0 Abstention

AYES: Mooney, Ridgway, Roberts, Rush, Singh, Wilder

NOES: None

ABSENT: Kirby, Parker

ABSTENTION: None



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COMMUNICATIONS

ITEMS FOR FUTURE AGENDAS AND UPDATE FROM CITY PLANNER

Ms. Kopaskie-Brown updated the Commission on upcoming agenda items. She reminded the Commission that the Inclusionary Housing item was continued to October 13, 2022.

ADJOURNMENT

The meeting was adjourned at 9:15 a.m. to the meeting of October 13, 2022 at 9:00 a.m.

The above actions were taken by the City Planning Commission on September 29, 2022. There is now a 10-day appeal period that ends on October 10, 2022. During this time, any interested person may appeal this action to the City Council by submitting a letter of appeal and paying the appeal fee. In the absence of an appeal or referral, the Commission's decisions and conditions become final after 5:00 p.m. on October 10, 2022.