

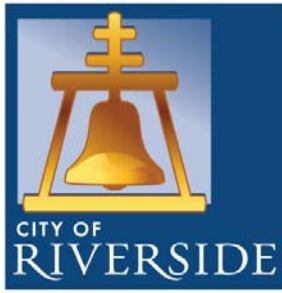
City of Arts & Innovation

CITY PLANNING COMMISSION MINUTES

THURSDAY, MARCH 3, 2016, 9:00 A.M.
ART PICK COUNCIL CHAMBER, CITY HALL
3900 MAIN STREET

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
Chair Riggle called the meeting to order at 9:00 a.m. with all members present except commissioners Manning and Tavaglione.										
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 P12-0601, P12-0697 and P12-0698: – 14601 Dauchy Avenue</u>										
Proposal by Hank Jong, of EGL Associates, Inc. to consider: 1) a Tentative Tract Map (TM-36370) to facilitate the subdivision of two contiguous undeveloped parcels totaling approximately 9 acres into 10 lots; 2) a General Plan Amendment to amend the General Plan land use designation for approximately 0.27 acres of an existing 5.08-acre parcel from VLDR – Very Low Density Residential to HR – Hillside Residential; and 3) a Zoning Code Map Amendment to amend the zoning designation of approximately 0.27 acres of an existing 5.08-acre parcel from the R-1-1/2 Acre – Single-family Residential Zone to the RC – Residential Conservation Zone. Brian Norton presented the staff report. An email was received by staff yesterday indicating that the Friends of Riverside's Hills dropped their opposition to the projects grading. A copy was distributed to the Commission. Comments from the audience: Johnson Shyong, applicant, stated they were in agreement with staff's recommended conditions. Jason Yen, Engineer, EGL Associates, also stated they were in agreement with the recommended conditions. Following discussion the Planning Commission recommended that the City Council: 1) Determine the proposed cases would not have a significant effect on the environment based on the findings set forth in the case record and recommend adoption of a Mitigated Negative Declaration; 2) Recommend adoption of the mitigation monitoring or reporting program pursuant to CEQA Section 21081.6; and 3) Approve Planning Cases P12-0601 (Tentative Tract Map 36370), P12-0697 (Rezone) and P12-0698 (General Plan Amendment), based on the findings in the staff report and subject to the recommended conditions.	Motion Second All Ayes				X			X		



City of Arts & Innovation

CITY PLANNING COMMISSION MINUTES

THURSDAY, MARCH 3, 2016, 9:00 A.M.
ART PICK COUNCIL CHAMBER, CITY HALL
3900 MAIN STREET

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
ITEMS FOR FUTURE AGENDAS AND UPDATE FROM CITY PLANNER Ted White, City Planner, gave a brief update.										
Commissioner Zaki stated he would not be at the next meeting, March 17, 2016.										
Chair Riggle announced he would have to recuse on an item for the March 17 th meeting and encouraged the Commissioner's to attend the next meeting to ensure a quorum for all the items.										
<u>MINUTES</u> The Minutes of the Planning Commission Meeting of February 18, 2016 were approved as presented.	All Ayes		X		X	X	X	X	X	X
<u>ADJOURNMENT</u> The meeting was adjourned at 9:21 a.m. to the meeting of March 17, 2016 at 9:00 a.m. in the Art Pick Council Chamber.										

Minutes approved as presented at the March 17, 2016 meeting.