



City of Arts & Innovation

## CITY PLANNING COMMISSION MINUTES

THURSDAY, JUNE 15, 2017, 9:00 A.M.  
ART PICK COUNCIL CHAMBER, CITY HALL  
3900 MAIN STREET

### PLANNING COMMISSIONERS

		K I R B Y	S T O S E L	R U B I O	P A R K E R	M I L L	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 Parker called the meeting to order at 9:00 a.m. with all members present except commissioners Kain and Stosel.										
The Pledge of Allegiance was given to the flag.										
PLANNING/ZONING MATTERS FROM THE AUDIENCE There were no oral comments at this time.										
<b><u>PUBLIC HEARINGS</u></b>										
<b><u>PLANNING CASE P17-0065 – Field Land and Bubbling Well Road, Ward 1</u></b>										
Proposal by Nick Tavaglione of NL Tavaglione to Rezone a vacant 0.49-acre parcel from PF – Public Facilities Zone to R-1-7000 – Single Family Residential Zone for the construction of a single family residence. Candice Assadzadeh, Associate Planner, presented the staff report. She stated that three comment letters and a phone call were received after the publication of the staff report. Copies of the letters were distributed to the Commission this morning. The main concern addressed in comment letters relate to future rezoning and development of adjacent parcels owned by the City of Riverside Parks and Recreation Department. She indicated that those parcels are part of Fairmount Park and not part of the scope of this proposal. Nick Tavaglione, applicant, stated he was in agreement with the conditions of approval. There were no comments from the audience. Following discussion the Planning Commission recommended that the City Council: 1) Determine that the proposed project is exempt from the provisions of the California Environmental Quality Act (CEQA) review pursuant to Section 15061(b)(3), as it can be seen with certainty there is no possibility the proposed amendment will have a significant effect on the environment; and 2) Approve Planning Case P17-0065 (Rezone) based on the findings outlined in the staff report and summarized in the attached findings and subject to the recommended conditions.	Motion Second All Ayes	X		X	X	X	X	X		X
<b><u>MISCELLANEOUS PLANNING AND ZONING ITEMS</u></b>										
ITEMS FOR FUTURE AGENDAS AND UPDATE FROM CITY PLANNER Patricia Brenes, Principal Planner, stated that Ted White was out of the office. She updated the Commission on the commencement of construction for various downtown projects. The Draft EIR for the Canyon Springs Healthcare Specific Plan will be ready for distribution to the										



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	WARDS	1	2	3	4	5	6	7	C W 3	C W 3
Commission, she asked if the Commission would prefer a digital or hard copy to review.										
Commissioner Mill stated he was contacted by a Homeowners Association, Fallbrook at Riverwalk Vista regarding a Public Works bond for street improvements. He was also contacted by a business owner on Van Buren regarding the possibility for a reader board sign. He asked if staff could contact him regarding these issues.										
Jeff Hart, Public Works, stated he would contact him regarding the bond issue.										
Patricia Brenes, Principal Planner, stated Planning could contact him regarding the reader board.										
Commissioner Rossouw inquired about the work being done at the corner of Magnolia and La Sierra. There is construction going on in the street, he asked if the street would be resurfaced.										
Mr. Hart said he would look into that and get back to Commissioner Rossouw.										
Chair Parker thanked staff for the invitation to attend the Inland Empire APA awards program. The City of Riverside received an award for Streamline Riverside. He stated he was proud of Riverside.										
<b><u>MINUTES</u></b> The Minutes of the Planning Commission Meeting of May 18, 2017 were approved as presented.	All Ayes	X		X	X	X	X	X		X
<b><u>ADJOURNMENT</u></b> The meeting was adjourned at 9:24 a.m. to the meeting of June 29, 2017 at 9:00 a.m. in the Art Pick Council Chamber.										

The above actions were taken by the City Planning Commission on June 15, 2017. There is now a 10-day appeal period that ends on June 26, 2017. 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. Also, during this time, the Mayor or any member of the City Council can refer the case for review on the Council's discussion calendar. In the absence of an appeal or referral, the Commission's decisions and conditions become final after 5:00 p.m. on June 26, 2017.

*Approved as presented at the June 29, 2017 meeting.*