

Richardson's RV Storage Appeal

PR-2021-001026
(Minor Conditional Use Permit and Design Review)

Community & Economic Development Department

Planning Commission
Agenda Item: 2
November 6, 2025



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BACKGROUND

DRC
Approval

- On November 30, 2022, the Development Review Committee (DRC) approved the proposed project.
- Minor Conditional Use Permits and Design Review are subject to approval by the DRC.

Appeal
Received

- After the DRC approval, the project was appealed.
- Actions by the DRC can be appealed to the Planning Commission.

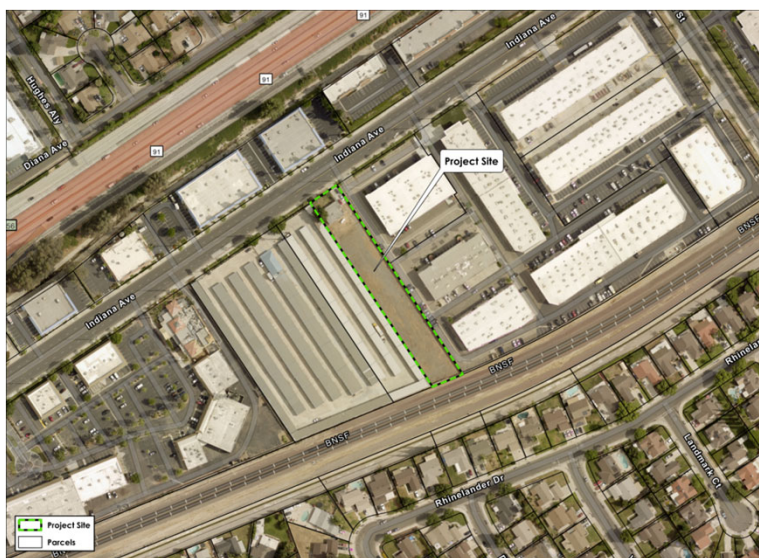


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LOCATION MAP

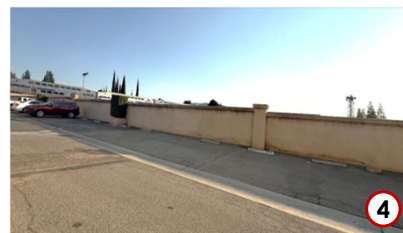
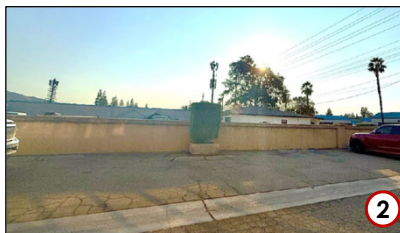
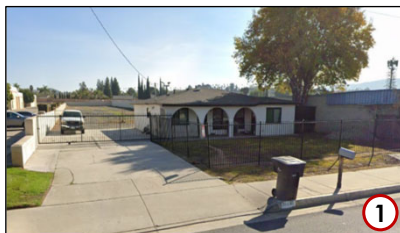


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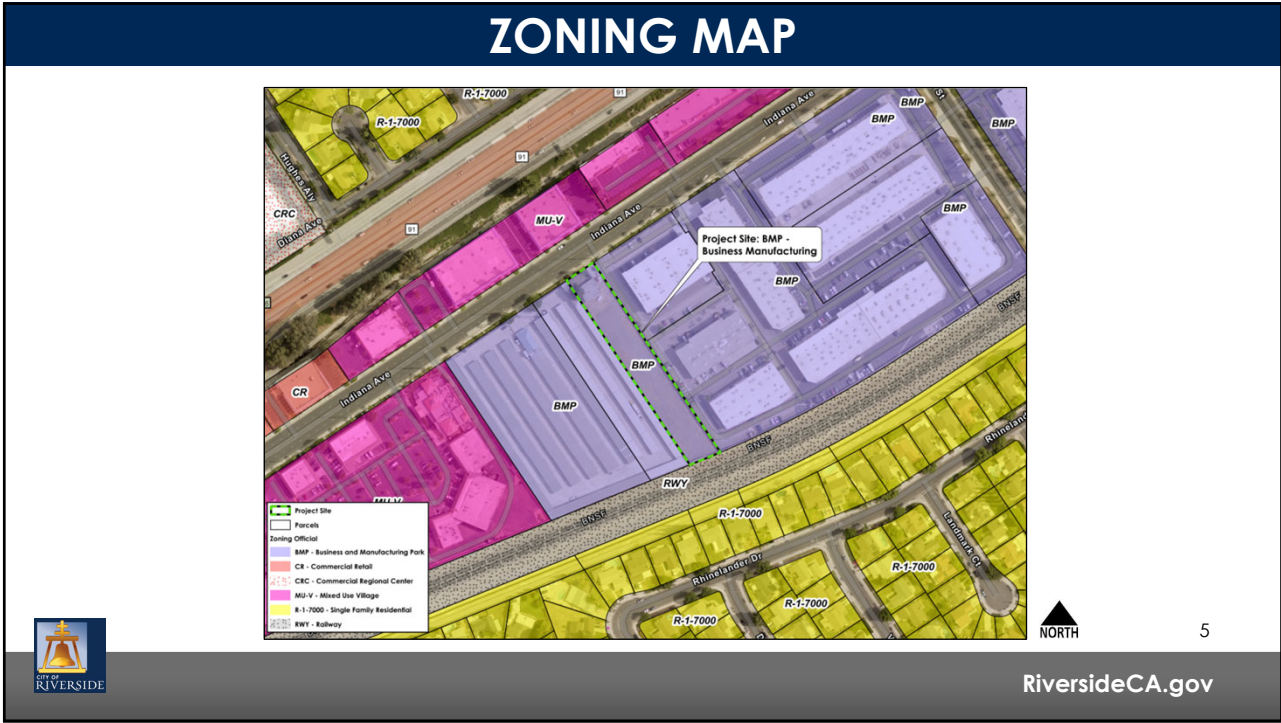
EXISTING SITE PHOTOS



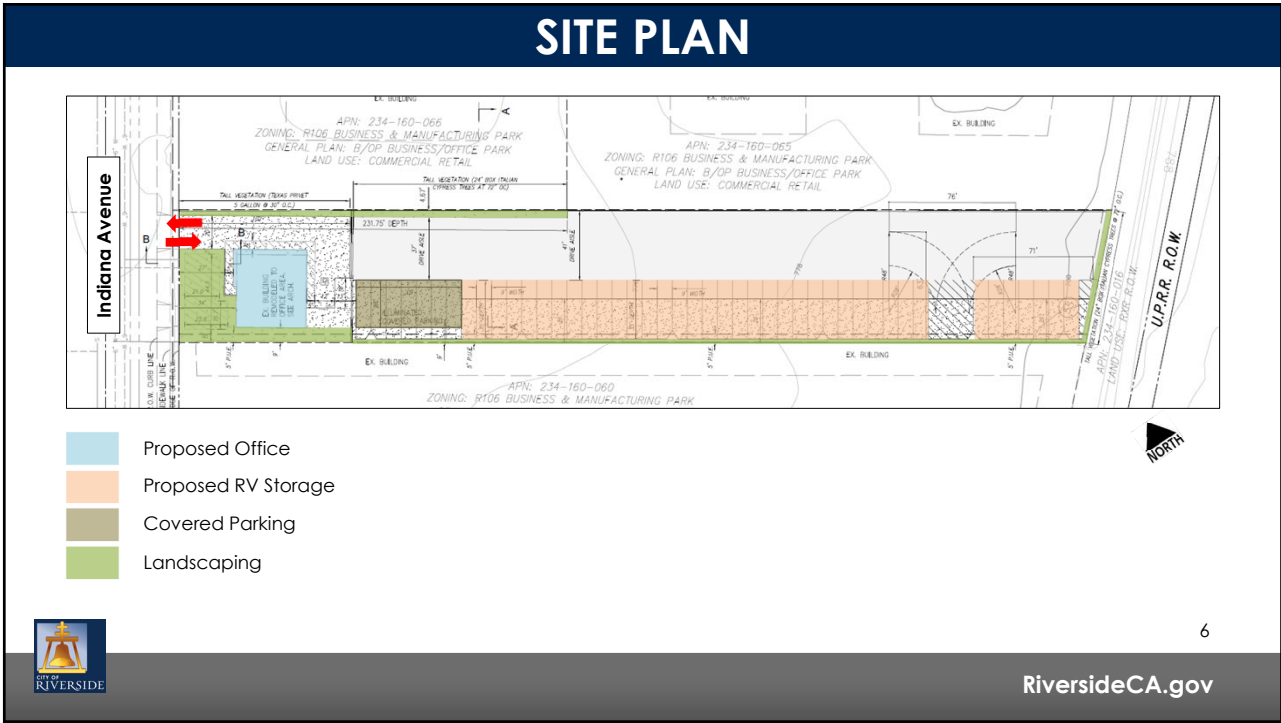
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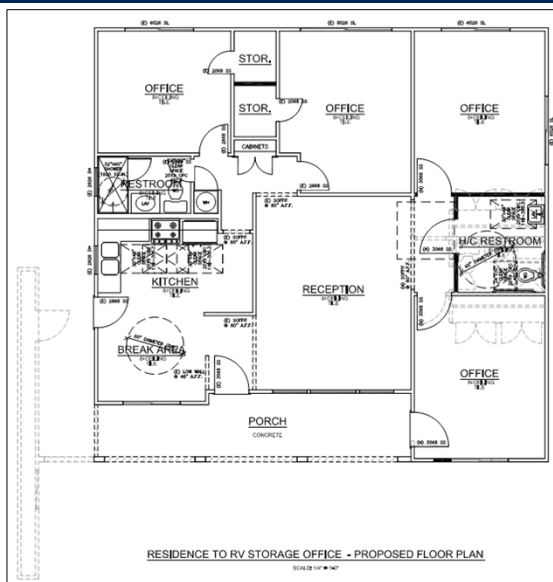


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FLOOR PLAN

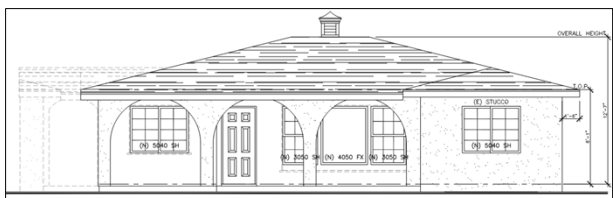


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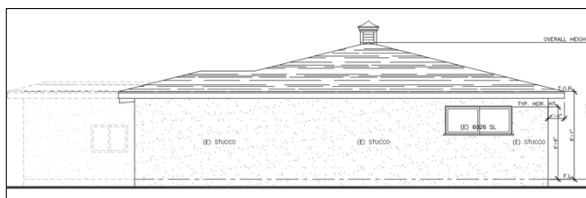
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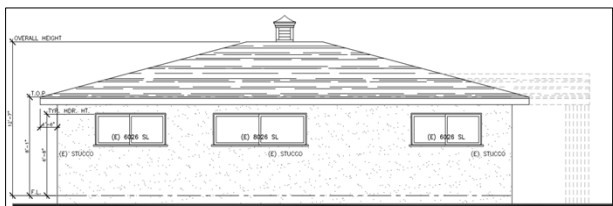
BUILDING ELEVATIONS



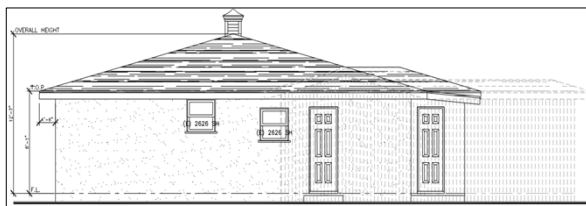
North Elevation - Indiana Avenue



East Elevation - Internal to Site



South Elevation - Internal to Site



West Elevation - Internal to Site

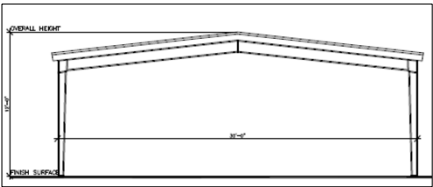
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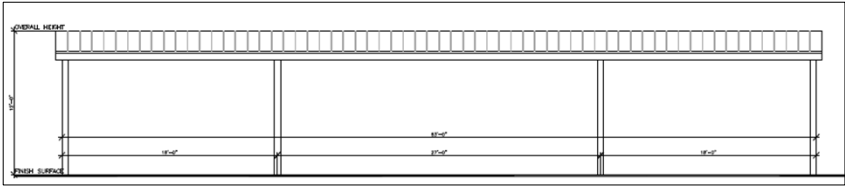
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CARPORT ELEVATIONS



North and South Elevations



East and West Elevations



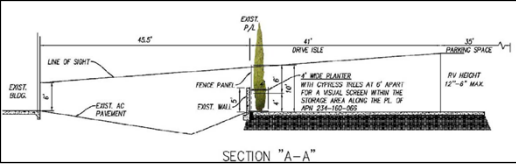
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CONCEPTUAL LANDSCAPE PLAN

PLANTING LEGEND:

SYMBOL	BOTANICAL NAME	COMMON NAME	SIZE	QTY	RF
TREES:					
	CUPRESSUS SEMPERVIRENS	ITALIAN CYPRESS	24" BOX	21	0.3 L
	DELONIA PARVIFLORA	AUSTRALIAN WILLOW	15 GAL	7	0.3 L
SHRUBS:					
	LIGUSTRUM JAPONICUM 'TEXANUM'	TEXAS PRIVET	5 GAL	59	0.5 M
	CALLISTEMON V. 'LITTLE JOHN'	LITTLE JOHN BOTTLEBRUSH	5 GAL	164	0.3 L
	RHAPHIOLEPIS INDICA 'WHITE ENCHANTRESS'	DWARF WHITE INDIAN HAWTHORN	5 GAL	18	0.5 M
	HEMEROCALLIS EVERGREEN RED	RED DAYLILY	1 GAL	22	0.5 M
	NANDINA D. 'WOODS DWARF'	RED HEAVENLY BAMBOO	1 GAL	32	0.5 M
GROUND COVER / VINES:					
	HYPOPHYPHILLUM	HYPOPHYPHILLUM	1 GAL	1,257 S.F.	0.3 L



SECTION "A-A"



NORTH 10



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RECOMMENDATIONS

Staff recommends that the Planning Commission:

- **UPHOLD** the decision of the Development Review Committee and determine that this project is categorically exempt from further California Environmental Quality Act (CEQA) review pursuant to Section 15301 (Existing Facilities), Section 15303 (New Construction or Conversion of Small Structures), and Section 15332 (In-Fill Development Projects); and
- **DENY THE APPEAL**, uphold the decision of the Development Review Committee and **APPROVE** PR-2021-001026 (Minor Conditional Use Permit, Design Review), based on the findings outlined in the staff report and subject to the conditions of approval provided in the Development Review Committee staff report.



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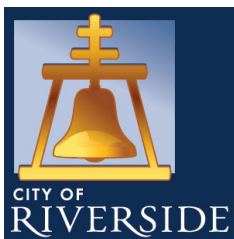
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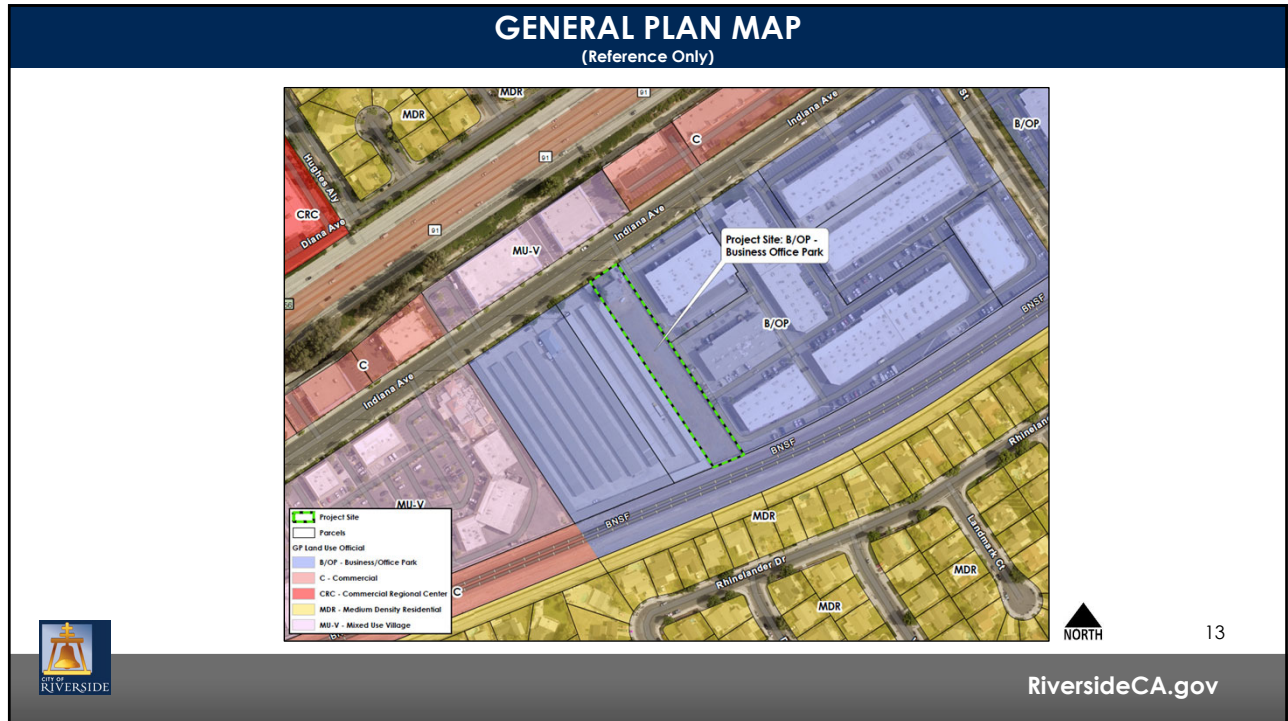
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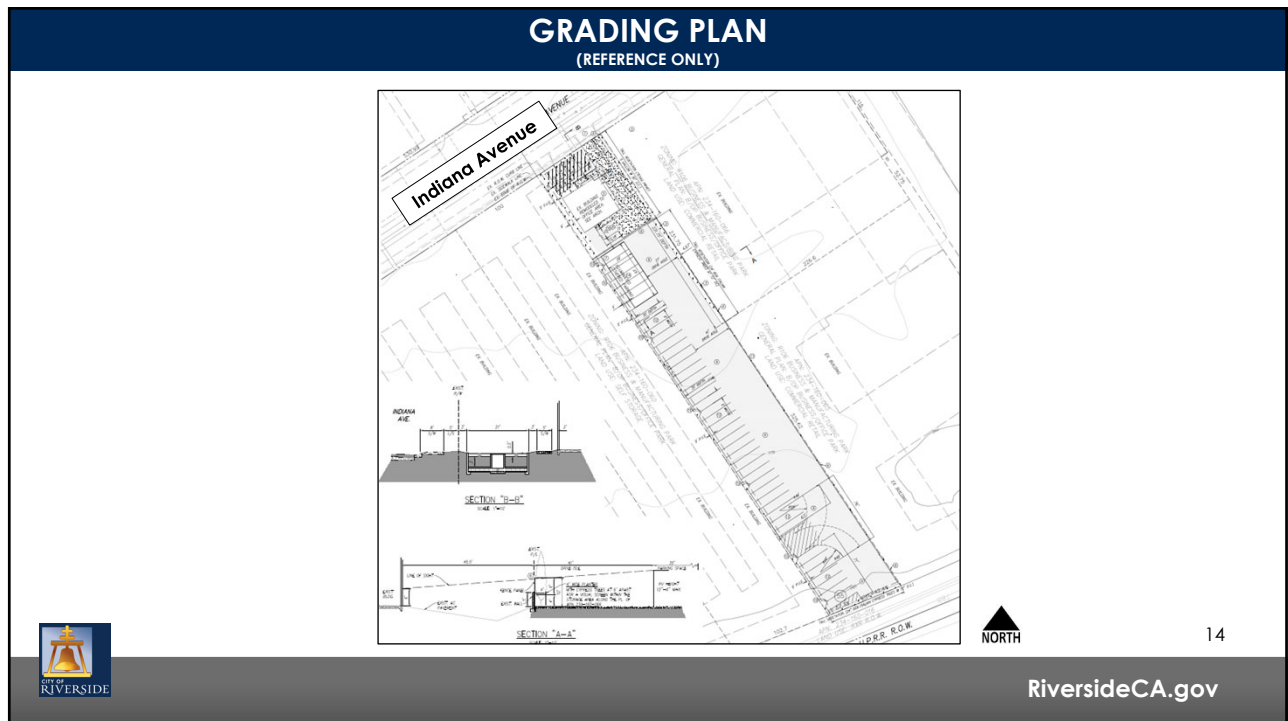
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