

**PLANNING COMMISSION
MINUTES**

January 24, 2012

PLANNING COMMISSIONERS PRESENT: Barth, Garcia, Gregory, Holstine, Peterson, Treatch, Vanderlip

ABSENT: None

PUBLIC COMMENTS REGARDING MATTERS NOT ON THE AGENDA: None

STAFF BRIEFING: None

AGENDA ITEMS PROPOSED TO BE TABLED OR RE-SCHEDULED: None

PRESENTATIONS: None

Planning Commission approval of a development project is one step in the process of meeting applicable legal requirements. In addition to receiving Planning Commission approvals, all development plans must comply with applicable Zoning and Building Codes. Applicants are encouraged to consult with a design professional to confirm what provisions of the Uniform Building Codes and, in particular, requirements for handicapped access will apply to your project and the design and/or financial implications of meeting these legal requirements.

All items on the Planning Commission Agenda are scheduled for action unless explicitly otherwise stated. Planning Commission Action on General Plan Amendments, Rezones, Street and Public Easement Abandonments, Street Name Changes, Code Amendments and any legislative related action is a recommendation to the City Council; the Council will hold a separate public hearing prior to taking final action. All Other Planning Commission action is final unless an appeal application, including the required fee, is filed with the Community Development Department within 15 calendar days of the date of the action. Any member of the public or the City Council may file an appeal. Please see last page of agenda for how to file an appeal.

PUBLIC HEARINGS

1. **FILE #:** **PLANNED DEVELOPMENT 11-004 AND
 CONDITIONAL USE PERMIT 11-006**

 APPLICATION: A request to consider an application to establish an equestrian facility for hunter and jumper competitions at the south end of Hughes Parkway, south of Dry Creek Road, west of Airport Road. The Planning Commission will also be considering the content and potential application of any

conditions of approval that relate to the subject application.
APPLICANT: RRM Design Group on behalf of Paso Robles Horse Park LLC
LOCATION: 67-acre site at the south end of Hughes Parkway, south of Dry Creek Road, west of Airport Road (APN: 025-435-008)

Opened Public Hearing.

Public Testimony: In favor: Linda Starkman, applicant
Jeff Ferber, RRM Design
Tom Erskine
Opposed: None

Closed Public Hearing.

Action: A motion was made by Commissioner Treach, seconded by Commissioner Gregory, and passed 7-0, to approve the Mitigated Negative Declaration for Planned Development 11-004 and Conditional Use Permit 11-006 as presented.

Action: A motion was made by Commissioner Treach, seconded by Commissioner Gregory, and passed 7-0, to approve Planned Development 11-004 and Conditional Use Permit 11-006 with an additional condition to limit the habitable area of the caretaker unit to 1200 square feet.

2. FILE #: **CONDITIONAL USE PERMIT 11-012**
APPLICATION: A request to consider an application to establish a micro-brewery within the existing building at 525 Pine Street, Unit A&B. The Planning Commission will also be considering the content and potential application of any conditions of approval that relate to the subject application.
APPLICANT: Russ White on behalf of Paso Robles Brewery, Inc.
LOCATION: 525 Pine Street, Unit A&B (APN: 009-261-010)

Opened Public Hearing.

Public Testimony: In favor: Russ White, applicant
Opposed: None

Closed Public Hearing.

Action: A motion was made by Commissioner Vanderlip, seconded by Commissioner Gregory, and passed 7-0, to approve Conditional Use Permit 11-012 as presented.

3. **FILE #:** **CONDITIONAL USE PERMIT 11-009**
APPLICATION: A request to consider replacing an existing 4-foot cellular microwave antenna with a 6-foot microwave dish at 9000 E. Highway 46 (Paso Robles Landfill). The Planning Commission will also be considering the content and potential application of any conditions of approval that relate to the subject application.
APPLICANT: Tricia Knight on behalf of AT&T
LOCATION: 9000 E. Highway 46
(APN: 025-491-001)

Opened Public Hearing.

Public Testimony: In favor: Tricia Knight, applicant
Opposed: None

Closed Public Hearing.

Action: A motion was made by Commissioner Treach, seconded by Commissioner Gregory, and passed 7-0, to approve Conditional Use Permit 11-009 as presented.

4. **FILE #:** **CONDITIONAL USE PERMIT 11-011**
APPLICATION: A request to consider bringing the existing cellular facility located at 9000 E. Highway 46 (Paso Robles Landfill) into compliance with the Zoning Code. The Planning Commission will also be considering the content and potential application of any conditions of approval that relate to the subject application.
APPLICANT: Jesse Gilholm on behalf of T-Mobile West Corporation
LOCATION: 9000 E. Highway 46
(APN: 025-491-001)

Opened Public Hearing.

Public Testimony: No public testimony given, either in favor or opposed.

Closed Public Hearing.

Action: A motion was made by Commissioner Peterson, seconded by Commissioner Vanderlip, and passed 7-0, to approve Conditional Use Permit 11-011 as presented.

OTHER SCHEDULED MATTERS -- NONE

WRITTEN CORRESPONDENCE -- NONE

COMMITTEE REPORTS

- 5. Development Review Committee Minutes (for approval):
 - a. January 9, 2012

Action: A motion was made by Commissioner Vanderlip, seconded by Commissioner Treatch and passed 7-0, to approve the DRC minutes above as presented.

- 6. Other Committee Reports:
 - a. Parks & Recreation Advisory Committee: No report.
 - b. Main Street Program: Commissioner Holstine provided report.
 - c. Airport Advisory Committee: No report.
 - d. Measure T Bond Oversight Committee: Commissioner Peterson provided report.

2012 APPOINTMENTS TO THE ABOVE COMMITTEES

Action: A motion was made by Commissioner Gregory, seconded by Commissioner Vanderlip and passed 7-0, to approve the following sub-committee assignments for 2012:

DRC:	Garcia, Gregory, Vanderlip (Barth, alternate)
Parks & Rec:	Barth (Treatch, alternate)
Main Street:	Holstine (Peterson, alternate)
Airport Advisory:	Garcia (Treatch, alternate)
Measure T:	Peterson (Vanderlip, alternate)

CDBG/REDEVELOPMENT AGENCY HOUSING PROGRAM STATUS REPORT

Ed Gallagher reported everything is proceeding on schedule.

PLANNING COMMISSION MINUTES FOR APPROVAL

7. January 10, 2012

Action: A motion was made by Commissioner Gregory, seconded by Commissioner Vanderlip and passed 7-0 to approve the Planning Commission minutes above as presented.

REVIEW OF CITY COUNCIL MEETING

8. January 17, 2012

Chairman Garcia provided an overview for the January 14, 2012 meeting.

PLANNING COMMISSIONERS' COMMENTS

- Commissioner Vanderlip reported results of the fee waivers.
- All the Commissioners expressed thanks to City staff for their work on the Horse Park project.

STAFF COMMENTS -- NONE

Any writing or document pertaining to an open session item on this agenda which is distributed to a majority of the Planning Commission after the posting of this agenda will be available for public inspection at the time the subject writing or document is distributed. The writing or document will be available for public review in the Community Development Department, 1000 Spring Street, Paso Robles, CA, during normal business hours, and may be posted on the City's web site at http://www.prcity.com/government/planning_commission/agendas.asp.

All persons desiring to speak on an agenda item are asked to fill out *Speaker Information Cards* and place them at the Staff Table prior to public discussion of that item. Each individual speaker will be limited to a presentation total of three (3) minutes per item.

AMERICANS WITH DISABILITIES ACT Any individual, who because of a disability needs special assistance to attend or participate in this meeting, may request assistance by contacting the City Clerk's Office (805) 237-3960. Whenever possible, requests should be made four (4) working days in advance of the meeting.

ADJOURNMENT to the Development Review Committee Meeting of Monday, January 30, 2012 at 3:30 pm at Paso Robles City Hall, 1000 Spring Street, Paso Robles, CA 93446;

subsequent adjournment to the Development Review Committee Meeting of Monday, February 6, 2012 at 3:30 pm at Paso Robles City Hall, 1000 Spring Street, Paso Robles, CA 93446;

subsequent adjournment to the City Council Meeting of Tuesday, February 7, 2012 at 7:30 pm at Paso Robles City Hall, 1000 Spring Street, Paso Robles, CA 93446;

subsequent adjournment to the Development Review Committee Meeting of Monday, February 13, 2012 at 3:30 pm at Paso Robles City Hall, 1000 Spring Street, Paso Robles, CA 93446;

subsequent adjournment to the Planning Commission Meeting of Tuesday, February 14, 2012 at 7:30 pm at Paso Robles City Hall, 1000 Spring Street, Paso Robles, CA 93446.

THESE MINUTES ARE NEITHER OFFICIAL NOR ARE THEY A PERMANENT PART OF THE RECORD UNTIL APPROVED BY THE PLANNING COMMISSION AT THEIR NEXT REGULAR MEETING.