

**PLANNING COMMISSION  
MINUTES**

**February 14, 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

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**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.**

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**PUBLIC HEARINGS**

*The following item is a continued Open Public Hearing from the Planning Commission meeting of January 10, 2012.*

1. FILE #: **PLANNED DEVELOPMENT 08-001 AND  
CONDITIONAL USE PERMIT 08-001  
AMENDMENT**  
APPLICATION: A request to consider an amendment to the Paso Robles Recreational Vehicle (RV) Resort project. The Planning Commission will also be considering the content and

potential application of any conditions of approval that relate to the subject application.

APPLICANT: North Coast Engineering on behalf of Paso 33 LP

LOCATION: Northern end of Golden Hill Road, east side (APN: 025-435-022,023)

Opened Public Hearing.

**Public Testimony:** In favor: Larry Werner, applicant  
Opposed: Dennis Spoolstra, Vicky Stuart, Chet Simons, Lydia McCowin, Mabel Bond, Jennifer Carey, Ken Munde, Frank White, Tim Stuart, Steve Baker

Closed Public Hearing.

**Action:** A motion was made by Commissioner Vanderlip, seconded by Commissioner Gregory, and passed 4-3 (Commissioners Holstine, Tretch and Peterson opposed), to approve the Planned Development 08-001 and Conditional Use Permit 08-001 Amendment as presented, subject to site-specific and standard conditions of approval.

**Action:** A motion was made by Commissioner Vanderlip, seconded by Commissioner Barth, and passed 4-3 (Commissioners Holstine, Tretch and Peterson opposed), to approve the an Addendum to the Mitigated Negative Declaration related to Biological Resources (Kit Fox) for Planned Development 08-001 and Conditional Use Permit 08-001 Amendment as presented.

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2. FILE #: **PLANNED DEVELOPMENT 04-012 AND  
CONDITIONAL USE PERMIT 04-016 TIME  
EXTENSION**

APPLICATION: A request to consider a 1-year time extension to construct a 120,617 square foot mini-storage facility at 1601 North River 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: Tim Roberts on behalf of Mark Pierce  
LOCATION: 1601 North River Road (APN: 025-501-009 & -010)

Opened Public Hearing.

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

Closed Public Hearing.

**Action:** A motion was made by Commissioner Treach, seconded by Commissioner Holstine, and passed 7-0, to approve the Time Extension for Planned Development 04-012 & Conditional Use Permit 04-016 as presented.

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**OTHER SCHEDULED MATTERS** -- NONE

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**WRITTEN CORRESPONDENCE** -- NONE

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**COMMITTEE REPORTS**

- 4. Development Review Committee Minutes (for approval):
  - a. January 23, 2012
  - b. January 30, 2012
  - c. February 6, 2012

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

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

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**CDBG/REDEVELOPMENT AGENCY HOUSING PROGRAM STATUS REPORT**

Ed Gallagher reported that on March 8, 2012 the City Council will consider approving the 2012 CDBG Funds.

**PLANNING COMMISSION MINUTES FOR APPROVAL**

- 6. January 24, 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**

7. a. February 7, 2012

Commissioner Vanderlip provided an overview.

### **PLANNING COMMISSIONERS' COMMENTS**

- Commissioner Gregory expressed concern regarding dangerous traffic situations when cars are parked on both sides of Union Road at Barney Schwartz Park.
- Commissioner Peterson asked about the approval process for the Paderewski statue.

### **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](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 Joint Planning Commission/City Council Breakfast of Friday, February 17, 2012 at 7:00 am at Touch of Paso;

**subsequent adjournment** to the City Council Meeting of Tuesday, February 21, 2012 at 7:30 pm at Paso Robles City Hall, 1000 Spring Street, Paso Robles, CA 93446;

**subsequent adjournment** to the Development Impact Fee Schedule Update Public Workshop of Thursday, February 23, 2012 at 7:00 pm at Paso Robles City Hall, 1000 Spring Street, Paso Robles, CA 93446;

**subsequent adjournment** to the Development Review Committee Meeting of Monday, February 27, 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 28, 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.