

**PLANNING COMMISSION
MINUTES**

October 11, 2005

PLANNING COMMISSIONERS PRESENT: Flynn, Holstine, Johnson, Mattke, Menath

PLANNING COMMISSIONERS ABSENT: Hamon, Steinbeck

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 93010 AMENDMENT**
APPLICATION: To consider a request to amend the existing development plan in order to construct a new 4,800 square foot building to the existing museum. The Planning Commission will also be considering the content and potential application of any conditions of approval that relate to the subject application.
APPLICANT: Estrella Warbird Museum, Inc.
LOCATION: 4251 Dry Creek Road

Opened Public Hearing.

Public Testimony: In favor: Chuck Miller, applicant
Opposed: None

Closed Public Hearing.

Action: A motion was made by Commissioner Menath, seconded by Commissioner Holstine, and passed 5-0-2 (Commissioners Hamon and Steinbeck absent), to approve the Amendment to Planned Development 93010 as presented.

The following item is a Continued Open Public Hearing from the Planning Commission Meeting of Tuesday, September 27, 2005.

- 2. FILE #: **PLANNED DEVELOPMENT 05-013 AND TRACT 2760**
APPLICATION: To consider a request to construct a 20,724 square foot multi-tenant light manufacturing building in a C-3 zoning district. The Planning Commission will also be considering the content and potential application of any conditions of approval that relate to the subject application.
APPLICANT: Signature Homes
LOCATION: 1228 – 11th Street

Continued Open Public Hearing.

Public Testimony: In favor: Robert Fischer, architect
Al D’Amico, owner

Opposed: None

Closed Public Hearing.

Action: A motion was made by Commissioner Johnson, seconded by Commissioner Menath, and passed 5-0-2 (Commissioners Hamon and Steinbeck absent), to approve Negative Declaration for Planned Development 05-013 and Tract 2760 as presented.

Action: A motion was made by Commissioner Johnson, seconded by Commissioner Menath, and passed 5-0-2 (Commissioners Hamon and Steinbeck absent), to approve Planned Development 05-013 as presented.

Action: A motion was made by Commissioner Johnson, seconded by Commissioner Menath, and passed 5-0-2 (Commissioners Hamon and Steinbeck absent), to approve Tract 2760 as presented.

- 3. FILE #: **TIME EXTENSION PLANNED DEVELOPMENT 01-028 and WAIVER 03-007**
- APPLICATION: To consider a request for a one year time extension for the development of a north county courthouse. The Planning Commission will also be considering the content and potential application of any conditions of approval that relate to the subject application.
- APPLICANT: County of San Luis Obispo
- LOCATION: 940 Park Street

Opened Public Hearing.

Public Testimony: None given, either in favor or opposed.

Closed Public Hearing.

Action: A motion was made by Commissioner Johnson, seconded by Commissioner Flynn, and passed 5-0-2 (Commissioners Hamon and Steinbeck absent), to approve a one year time extension for Planned Development 01-028 and Waiver 03-007 as presented.

4. FILE #: **CODE AMENDMENT 05-003**
 APPLICATION: To consider revising the utility metering requirements for second dwelling units built on single family lots to allow that second units may have their own electrical and gas meters. The Planning Commission will also be considering the content and potential application of any conditions of approval that relate to the subject application.
 APPLICANT: City Initiated
 LOCATION: Citywide

Opened Public Hearing.

Public Testimony: None given, either in favor or opposed.

Closed Public Hearing.

Action: A motion was made by Commissioner Johnson, seconded by Commissioner Holstine, and passed 5-0-2 (Commissioners Hamon and Steinbeck absent), to recommend that the City Council approve Code Amendment 05-003 as presented.

OTHER SCHEDULED MATTERS -- NONE

WRITTEN CORRESPONDENCE -- NONE

COMMITTEE REPORTS

5. Development Review Committee Minutes (for approval):
 September 19, 2005

Action: A motion was made by Commissioner Johnson, seconded by Commissioner Menath, and passed 5-0-2 (Commissioners Hamon and Steinbeck absent), to approve the DRC Minutes of September 19, 2005 as presented.

6. Other Committee Reports:
 a. Parks & Recreation Advisory Committee: No report given.
 b. PAC (Project Area Committee): No report given.
 c. Main Street Program: No report given.
 d. Airport Advisory Committee: No report given.

CDBG/REDEVELOPMENT AGENCY HOUSING PROGRAM STATUS REPORT

A status report was provided by Bob Lata.

PLANNING COMMISSION MINUTES FOR APPROVAL

7. September 27, 2005

Action: A motion was made by Commissioner Johnson, seconded by Commissioner Menath, and passed 5-0-2 (Commissioners Hamon and Steinbeck absent), to approve the Planning Commission Minutes of September 27, 2005 as presented.

REVIEW OF CITY COUNCIL MEETING

A brief review of the City Council Meeting of October 4, 2005 was presented by Commissioner Holstine.

PLANNING COMMISSIONERS' COMMENTS

- Commissioner Holstine had questions about the status of the Courthouse project. She also gave a brief report on the California Downtown Association (CDA) Meeting in Palm Springs and the UC Davis Workshop on Design Review Processes in Sacramento, both of which she recently attended.
- Commissioner Johnson reported on the Housing Programs portion of the CDA Meeting that was held in Palm Springs.
- Commissioner Menath added his comments on the UC Davis Workshop on Design Review Processes.
- Commissioner Mattke expressed concerns about the condition of the intersection of 13th and Paso Robles Street as the intersection is prepared for the expansion of the 13th Street Bridge.

STAFF COMMENTS

Bob Lata reminded the Planning Commission of the Joint City Council/Advisory Body Meeting of Wednesday, October 19, 2005 at 10:00 am in Council Chambers.

Councilman Gary Nemeth extended an invitation to any Planning Commissioners who wish to attend the Economic Forecast on November 18, 2005.

ADJOURNMENT at 8:15 pm to the Development Review Committee Meeting of Monday, October 17, 2005 at 3:30 pm at Paso Robles City Hall, 1000 Spring Street, Paso Robles, CA 93446;

subsequent adjournment to the Joint City Council/Advisory Body Meeting of Wednesday, October 19, 2005 at 10:00 am at Paso Robles City Hall, 1000 Spring Street, Paso Robles, CA 93446;

subsequent adjournment to the Joint Planning Commission/City Council Breakfast Meeting of Friday, October 21, 2005 at 7:00 am at Joe's Place;

subsequent adjournment to the Development Review Committee Meeting of Monday, October 24, 2005 at 3:30 pm at Paso Robles City Hall, 1000 Spring Street, Paso Robles, CA 93446;

subsequent adjournment to the Parking Study Workshop of Tuesday, October 25, 2005, at 5:30 pm at Paso Robles City Hall, 1000 Spring Street, Paso Robles, CA 93446;

subsequent adjournment to the Planning Commission Meeting of Tuesday, October 25, 2005 at 7:30 pm at Paso Robles City Hall, 1000 Spring Street, Paso Robles, CA 93446.

THESE MINUTES ARE NOT OFFICIAL NOR ARE THEY A PERMANENT PART OF THE RECORD UNTIL APPROVED BY THE PLANNING COMMISSION AT THEIR NEXT REGULAR MEETING.