

**PLANNING COMMISSION  
MINUTES**

**April 12, 2011**

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

**ABSENT:** Treach

**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**

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|----|---------------------|---|
| 1. | <b>FILE #:</b>      | <b>PLANNED DEVELOPMENT 03-016<br/>AMENDMENT</b>   |
|    | <b>APPLICATION:</b> | A request to construct a 37 room expansion to the existing 100 room La Quinta Hotel. The Planning Commission will also be considering the content and potential application of any conditions of approval that relate to the subject application. |
|    | <b>APPLICANT:</b>   | Arciero and Sons, Inc./Pults and Associates   |
|    | <b>LOCATION:</b>    | 2615 Buena Vista Drive<br>(APN: 025-391-083 & 084)  |

Opened Public Hearing.

**Public Testimony:** In favor: Tim Woodle, applicant representative  
Kathy Barnett – asking questions

Opposed: None

Closed Public Hearing.

**Action:** A motion was made by Commissioner Holstine, seconded by Commissioner Garcia, and passed 6-0-1 (Commissioner Treach absent) to approve the Mitigated Negative Declaration as presented.

**Action:** A motion was made by Commissioner Holstine, seconded by Commissioner Vanderlip, and passed 6-0-1 (Commissioner Treach absent) to approve the Planned Development 03-016 Amendment as presented.

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2.	FILE #:	<b>RE-FILE FOR PLANNED DEVELOPMENT 02-015 AND CONDITIONAL USE PERMIT 02-026</b>
	APPLICATION:	A request to consider a refile for the development and operation of a mini-storage facility. The Planning Commission will also be considering the content and potential application of any conditions of approval that relate to the subject application.
	APPLICANT:	Yellow Jacket, LP/Valli Architecture Group
	LOCATION:	2371 Theatre Drive

Opened Public Hearing.

**Public Testimony:** In favor: Ariel Valli, applicant architect

Opposed: None

Closed Public Hearing.

**Action:** A motion was made by Commissioner Garcia, seconded by Commissioner Peterson, and passed 6-0-1 (Commissioner Treach absent) to approve the Refile of Planned Development 02-015 and Conditional Use Permit 02-026 as presented.

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3.	FILE #:	<b>2011 CALIFORNIA ENVIRONMENTAL QUALITY ACT (CEQA) UPDATE</b>
	APPLICATION:	To update the City’s procedures for complying with CEQA requirements as prescribed by State law. The City’s current procedures were last updated in

September 2009 and are in need of revision to reflect the current law and practices.  
APPLICANT: City initiated  
LOCATION: Citywide

Opened Public Hearing.

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

Closed Public Hearing.

**Action:** A motion was made by Commissioner Garcia, seconded by Commissioner Holstine, and passed 6-0-1 (Commissioner Treatch absent) to recommend City Council adoption of Rules and Regulations for Implementation of CEQA with modifications to correct typographical errors in the document.

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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. March 14, 2011
  - b. March 28, 2011
  - c. April 4, 2011

**Action:** A motion was made by Commissioner Vanderlip, seconded by Commissioner Barth and passed 6-0-1 (Commissioner Treatch absent) to approve the DRC minutes above as presented.

5. Other Committee Reports:
  - a. Parks & Recreation Advisory Committee: Commissioner Vanderlip provided an update that included dealing with a tight budget and vacancies on the Parks Advisory Committee.
  - b. Main Street Program: Commissioner Vanderlip provided an update.
  - c. Airport Advisory Committee: Commissioner Garcia provided an update that included ways to better promote the Airport.
  - d. Measure T Bond Oversight Committee: Commissioner Peterson reported that there will be a meeting on Thursday, April 14th.

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

Director Ron Whisenand provided an update and reported that everything is on schedule.

### **PLANNING COMMISSION MINUTES FOR APPROVAL**

6. March 8, 2011

**Action:** A motion was made by Commissioner Holstine, seconded by Commissioner Vanderlip and passed 6-0-1 (Commissioner Treach absent) to approve the Planning Commission minutes above as presented.

### **REVIEW OF CITY COUNCIL MEETING**

7. a. March 15, 2011  
b. April 5, 2011

Ron Whisenand presented a summary of the March 15<sup>th</sup> meeting. Commissioner Barth presented a summary of the April 5<sup>th</sup> meeting.

### **PLANNING COMMISSIONERS' COMMENTS**

- Commissioner Peterson mentioned that the Paderewski Festival will be April 16, 2011.
- Commissioner Garcia mentioned that there will be a Pioneer Museum fundraiser on May 14, 2011.
- Commissioner Garcia asked about Ed Gallagher.
- Chairman Gregory mentioned that he appreciated the Goal setting session.

### **STAFF COMMENTS**

- Ron Whisenand reported that the Historic Preservation Ordinance goes into effect this week.
- Ron Whisenand reported that the Circulation Element was adopted on April 5, 2011.
- Ron Whisenand reported that the Uptown/Town Centre Specific Plan is scheduled for the May 3, 2011 City Council meeting.
- Ron Whisenand reported that the Creating Health and Sustainability in Communities Forum will be May 18, 2011 at Cal Poly.

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, April 15, 2011 at 7:00 am at Touch of Paso;

**subsequent adjournment** to the Development Review Committee Meeting of Monday, April 18, 2011 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, April 25, 2011 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, April 26, 2011 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.