

PLANNING COMMISSION MINUTES
August 26, 2014

PLANNING COMMISSIONERS PRESENT: Barth, Cooper, Donaldson, Garcia, Gregory and Vanderlip

ABSENT: Rollins

PUBLIC COMMENTS REGARDING MATTERS NOT ON THE AGENDA: None

STAFF BRIEFING: None

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

PRESENTATIONS: None

PUBLIC HEARINGS

1. Conditional Use Permit 14-005 – Steve’s Gas

For the Planning Commission to consider an application filed by Margaret Holstine on behalf of Steve Elsayed, to establish a car wash as accessory to a gas station and mini-mart, at the property located at 1441 Spring Street.

Open Public Hearing.

Speakers in Favor: Margaret Holstine, Steve Elsayed

Speakers in opposition: Katie Bannister, Susan Miller, Mike Miller

Closed Public Hearing.

Action:

- A. A motion was made by Commissioner Garcia, seconded by Commissioner Vanderlip and passed 6-0-1 (Commissioner Rollins absent) adopt the attached Resolution approving a Conditional Use Permit to establish a car wash as accessory to a gas station and mini-mart.

2. **Planned Development 11-002 and Tract 3036 – Habitat for Humanity**

For the Planning Commission to consider an application proposed by Habitat for Humanity to amend Planned Development 11-002 and TR 3036, to modify the previously approved site plan and tentative tract map to provide for nine single-family, detached homes on individual lots. This project is located at 2911 Vine Street.

Open Public Hearing.

Speakers in favor: Emily Baranek, Julia Ogden, Chip Tamagni, Scott Stokes, Fred Poshast, Greg Wilhelm

Speakers in opposition: Beth Marshall, Perri Cline

Closed Public Hearing.

Action:

- A. A motion was made by Commissioner Vanderlip, seconded by Commissioner Gregory and passed 6-0-1 (Commissioner Rollins absent) to adopt the attached resolution approving Planned Development Amendment 11-002; subject to the following additional conditions:

The applicant is to revisit and present for DRC approval revised site plan and elevations to consider:

1. Adding 2-3 parking spaces where the picnic tables are proposed;
2. Reconfiguring the parking area on the south side of the site to provide more landscaping against the south property line;
3. Provide a plan for trash collection;
4. On Lots #5, 6 and 7, move units south in order to increase the rear yard setbacks from the northern property line;
5. Add curved knee braces to the porch support poles;
6. Add stool and apron to the windows.

- B. A motion was made by Commissioner Vanderlip, seconded by Commissioner Gregory and passed 6-0-1 (Commissioner Rollins absent) to adopt the attached resolution approving Tract 3036.

OTHER SCHEDULED MATTERS – NONE

WRITTEN CORRESPONDENCE – NONE

CONSENT CALENDAR

- 3. Development Review Committee Minutes (for approval)
 - a. August 11, 2014
 - b. August 18, 2014

- 4. Planning Commission Minutes (for approval)
 - August 12, 2014

Action:

A motion was made by the Commissioner Gregory, seconded by Commissioner Vanderlip and passed 6-0-1 (Commissioner Rollins absent) to approve items #3 and 4.

- 5. Other Committee Reports:
 - a. Parks & Recreation Advisory Committee: None
 - b. Main Street Program: None
 - c. Airport Advisory Committee: None

REVIEW OF CITY COUNCIL MEETINGS

August 19, 2014: Commissioner Gregory

PLANNING COMMISSIONERS' COMMENTS –

Commissioners thanked the public for their participation in the public hearings.

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 City Council Meeting of Tuesday, September 2, 2014 at 7:30 pm at Paso Robles City Hall, 1000 Spring Street, Paso Robles;

subsequent adjournment to the Development Review Committee Meeting of Monday, September 8, 2014 at 3:30 pm at Paso Robles City Hall, 1000 Spring Street, Paso Robles;

subsequent adjournment to the Planning Commission Meeting of Tuesday, September 9, 2014 at 7:30 pm at Paso Robles City Hall, 1000 Spring Street, Paso Robles.