

RESOLUTION NO: 00-062

A RESOLUTION OF THE PLANNING COMMISSION
OF THE CITY OF EL PASO DE ROBLES
TO APPROVE AN AMENDMENT TO
CONDITIONAL USE PERMIT 98007
(KEN AND BILL MUNDEE)
APNS: 026-191-082 AND 026-191-080

WHEREAS, on October 13, 1998 the Planning Commission approved Resolution 98-069 to authorize the operation of an Overnight RV Park and Campground facility in conjunction with a Planned Development application (PD 98010), and

WHEREAS, Bill and Ken Mundee have subsequently requested to modify the physical design of the park and its features (Amendment to PD 98010), along with certain operational conditions originally required for the RV Park (Amendment to CUP 98007), and

WHEREAS, a public hearing was conducted by the Planning Commission on September 12, 2000, to consider the facts as presented in the staff report prepared for this request, and to accept public testimony regarding this conditional use permit amendment request, and

WHEREAS, based upon the facts and analysis presented in the staff report, and public testimony received, the Planning Commission finds that the project amendment request will not significantly modify the original project for which a mitigated Negative Declaration was prepared and adopted and the incremental change is exempt from additional environmental review under Section 15301 of the States Guidelines to Implement CEQA, and

WHEREAS, based upon the facts and analysis presented in the staff report, public testimony received and subject to the conditions of approval listed below, the Planning Commission finds that the establishment, maintenance or operation for the requested use or building applied for, will not, under the circumstances of the particular case, be detrimental to the health, safety, morals, comfort, convenience and general welfare of the persons residing or working in the neighborhood of such proposed use, or be injurious or detrimental to property and improvements in the neighborhood or to the general welfare of the City.

NOW, THEREFORE, BE IT RESOLVED, that the Planning Commission of the City of El Paso de Robles does hereby approve an Amendment to Conditional Use Permit 98007 subject to the following conditions:

1. The on-going operation of the RV Resort and Campground shall be conducted in accordance with all standard and site specific conditions of Resolution 98-069 and its exhibits, adopted by the Planning Commission on October 13, 1998, except as may be modified via this resolution.

2. The duration of this use permit will run consecutively with the approval of Planned Development 98010. If not exercised by September 12, 2002, both PD 98010 and CUP 98007 will expire, unless a time extension is filed and approved in accordance with zoning code procedures. Once the Planned Development has been implemented, the use permit will run indefinitely as the operational framework for the land use on the site.
3. The applicant shall comply with all conditions of approval for Planned Development 98010 in a manner acceptable to the City of Paso Robles.
4. The maximum length of stay shall be either 14 or 28 nights for 90% of the RV spaces. The remaining 10% will be allowed a maximum of 8 months (long term stays). The percentage of permissible "long term" stays may only be increased if approved under a separate agreement with the City Council.
5. The maximum number of long term stays shall be measured as a percentage of each incremental phase.

PASSED AND ADOPTED THIS 12th day of September, 2000, by the following roll call vote:

AYES: JONNISON, FINIGIAN, MCCARTHY, NEMETH, STEINBECK,
TASCONA, WARNKE

NOES: NONE

ABSENT: NONE

ABSTAIN: NONE

CHAIRMAN GARY NEMETH

ATTEST:

ROBERT A. LATA, PLANNING COMMISSION SECRETARY