

RESOLUTION NO: 04-090

A RESOLUTION OF THE PLANNING COMMISSION
OF THE CITY OF EL PASO DE ROBLES
ADOPTING A MITIGATED NEGATIVE DECLARATION FOR THE HERITAGE OAKS
BANK PROJECT, ADDRESSING PLANNED DEVELOPMENT 04-013

(009-036-024 and 009-036-024)

WHEREAS, Planned Development 04-013 has been filed by Robert Richmond of R2L Architects on behalf of Heritage Oaks Bank, to construct 28,200 square feet of new office space, where 8,000 square feet would be an expansion of the existing Heritage Oaks Bank on 12th Street; and

WHEREAS, the Heritage Oaks Bank site is located on the south east corner of Vine Street and 13th Street; and

WHEREAS, the General Plan land use designation of the Project site is Community Commercial (CC) and zoning designation is General Commercial, Planned Development Overlay (C1,PD); and

WHEREAS, pursuant to the Statutes and Guidelines of the California Environmental Quality Act (CEQA), and the City's Procedures for Implementing CEQA, an Initial Study was prepared and circulated for public review and comment; and

WHEREAS, at its August 10, 2004 meeting, the Planning Commission held a duly noticed public hearing on the Heritage Oaks Bank Project, to accept public testimony on the proposal (including all of the applications filed) and the environmental determination therefore; and

WHEREAS, public notice of intent to adopt a Mitigated Negative Declaration was given as required by Section 21092 of the Public Resources Code; and

WHEREAS, based on the information and analysis contained in the Initial Study and the attachments thereto, a determination has been made that the proposed Gateway Project qualifies for adoption of a Mitigated Negative Declaration.

NOW, THEREFORE, the Planning Commission of the City of El Paso de Robles, using its independent judgment and analysis, does hereby:

1. Find and determine that the proposed Heritage Oaks Bank Project will not have a significant impact on the environment. This finding and determination was made based upon the substantial evidence presented at the public hearing, including the whole record before the Planning Commission (including the Initial Study, the Staff Report and attachments thereto,

and any public comments or testimony received thereon).

2. Adopt a Mitigated Negative Declaration for the proposed Planned Development.

PASSED AND ADOPTED THIS 10th day of August, 2004, by the following roll call vote:

AYES: Mattke, Kemper, Steinbeck, Flynn, Johnson, Ferravanti, Hamon

NOES: None

ABSENT: None

ABSTAIN: None

CHAIRMAN TOM FLYNN

ATTEST:

ROBERT A. LATA, PLANNING COMMISSION SECRETARY