

RESOLUTION NO: 04-106

A RESOLUTION OF THE PLANNING COMMISSION
OF THE CITY OF EL PASO DE ROBLES
TO APPROVE CONDITIONAL USE PERMIT FOR APPLICATION NO. 04-010
(APPLICANT: IQMS, LOT 19, WISTERIA LANE)
APN PTNs: 025-421-022, -023, -024, -025, AND -047

WHEREAS, the Airport Land Use Plan (1977) of the City of El Paso de Robles, Airport Land Use Compatibility Listing, allows office buildings and non-air related manufacturing, with conditional approval in Area 3 of the Airport Land Use Plan; and

WHEREAS, IQMS, submitted a Conditional Use Permit application for construction of a 30,000 s.f. building for office and light manufacturing uses (software manufacturing); and

WHEREAS, a public hearing was conducted by the Planning Commission on September 14, 2004 to consider the facts as presented in the staff report prepared for this project, and to accept public testimony regarding this Conditional Use Permit request; and

WHEREAS, Planning Staff has determined that this project is subject to CEQA (California Environmental Quality Act) and a Negative Declaration has been prepared and prepared and adopted under a separate resolution, which included a determination that no significant environmental impacts will result from this project; 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 Conditional Use Permit Application No. 04-010 subject to the following conditions:

1. This Conditional Use Permit (CUP) authorizes the construction of a 30,000 s.f. office/light manufacturing building for software manufacturing, subject to the conditions of approval contained in this resolution.
2. Any significant modification or additions to the structure shall be reviewed and approved by the Development Review Committee.

3. Any condition imposed by the Planning Commission in granting this Conditional Use Permit may be modified or eliminated, or new conditions may be added, provided that the Planning Commission shall first conduct a public hearing in the same manner as required for the granting of the original permit. No such modification shall be made unless the Commission finds that such modification is necessary to protect the public interest and/or neighboring properties, or, in the case of deletion of an existing condition, that such action is necessary to permit reasonable operation and use under the conditional use permit.
4. The Standard Conditions of Approval for Planned Developments/Conditional Use Permit, included in Exhibit A of Resolution No. 04-105, for Planned Development Approval shall apply to this project.

PASSED AND ADOPTED THIS 14th day of September, 2004, by the following roll call vote:

AYES: Commissioners – Ferravanti, Johnson, Kemper, Hamon, Mattke, Steinbeck,
Chair Flynn
NOES: Commissioners – None
ABSENT: Commissioner - None
ABSTAIN: Commissioners – None

CHAIRMAN TOM FLYNN

ATTEST:

ROBERT A. LATA, PLANNING COMMISSION SECRETARY