

RESOLUTION NO.: 05-0100
A RESOLUTION OF THE PLANNING COMMISSION
OF THE CITY OF EL PASO DE ROBLES
ADOPTING A NEGATIVE DECLARATION
ADDRESSING TRACT 2753 & PLANNED DEVELOPMENT PD 03-004
(MANNIE)
APN: 008-031-026

WHEREAS, Tract 2753, an application filed by Ralph McCarthy on behalf of Jerome M. Mannie, to divide an approximate 21,000 square foot site into six (6) condominium lots with one common lot for access and parking; and

WHEREAS, Tract 2753 is located on the southeast corner of 36th Street and Oak Street; and

WHEREAS, in conjunction with Tract 2753, the applicant submitted an application for PD 03-004 to establish the design of the subdivision; and

WHEREAS, the subject site is located in the RMF- 12 land use category and R-4, zoning district; and

WHEREAS, since the site has a RMF-12 land use designation, R3 densities are required to be used to calculate the number of units for the site, which would allow the development of 6 units; 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 November 8, 2005 meeting, the Planning Commission held a duly noticed public hearing on the 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 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 project qualifies for adoption of a 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 project, Tract 2753, PD 03-004, 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 Negative Declaration for the proposed Planned Development.

PASSED AND ADOPTED THIS 8th day of November, 2005, by the following roll call vote:

AYES: Johnson, Flynn, Menath, Holstine, Hamon, Mattke

NOES: None

ABSENT: Steinbeck

ABSTAIN: None

VICE CHAIRMAN ERIC MATTKE

ATTEST:

ROBERT A. LATA, PLANNING COMMISSION SECRETARY