

RESOLUTION NO: 14-030

A RESOLUTION OF THE PLANNING COMMISSION
OF THE CITY OF EL PASO DE ROBLES
TO APPROVE CONDITIONAL USE PERMIT 14-013
(1718 STILLWATER COURT)
APN: 009-772-028

WHEREAS, Jerry Reeves has filed a Conditional Use Permit (CUP) application to allow for the construction of a detached accessory structure to house a motorhome at his home located at 1718 Stillwater Court; and

WHEREAS, the building would be 18-feet in height and be located at the rear of the site; and

WHEREAS, Zoning Code 21.16E.210 allows for exceptions to the 15-foot height limit for detached accessory buildings with the approval of a CUP in the R-1 zoning district; and

WHEREAS, based upon the facts and analysis presented in the staff report and public testimony received and subject to the conditions of approval listed below, the Planning Commission finds that the establishment, maintenance and operation for the requested use and building would be consistent with the General Plan and not 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; and

NOW, THEREFORE, BE IT RESOLVED, that the Planning Commission of the City of El Paso de Robles does hereby approve Conditional Use Permit 14-013, subject to the following conditions:

1. The project shall be constructed so as to substantially conform with the following listed exhibits and conditions established by this resolution:

EXHIBIT DESCRIPTION _____.

A Site Plan/Architectural Elevations

2. This Conditional Use Permit (CUP) authorizes the construction of a 940 square foot detached accessory building with a maximum height of 18-feet, at 1718 Stillwater Court, as described in Exhibit A to this resolution.
3. The site shall be developed and maintained in accordance with the approved plans and unless specifically provided for through the Conditional Use Permit process, shall not waive compliance with any sections of the Zoning Code, all other applicable City Ordinances, and applicable Specific Plans.

4. Any site specific condition imposed by the Planning Commission in approving this project 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 approval of this project. 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 for this approval.

PASSED AND ADOPTED THIS 25th day of November, 2014 by the following Roll Call Vote:

AYES: Gregory, Garcia, Donaldson, Vanderlip, Barth

NOES: None

ABSENT: Rollins, Cooper

ABSTAIN: None



DOUG BARTH, CHAIRMAN

ATTEST:



ED GALLAGHER, SECRETARY OF THE PLANNING COMMISSION