

RESOLUTION NO: 16-025

A RESOLUTION OF THE PLANNING COMMISSION  
OF THE CITY OF EL PASO DE ROBLES  
TO GRANT A ONE-YEAR TIME EXTENSION  
FOR TENTATIVE PARCEL MAP PR 06-0236  
(RAY BUBAN)  
APN: 008-165-009

WHEREAS, a time extension request for PR 06-0236, has been filed by Ray Buban; and

WHEREAS, PR 06-0236 allows for the subdivision of the 12,585 square foot lot into four parcels, ranging in size from 2,800 square feet to 3,400 square feet, located at 2225 Park Street; and

WHEREAS, the parcel map was originally scheduled to expire on February 27, 2009, since 2009 the parcel map has been automatically extended by the State as a result of SB 1185, AB 333, AB 208, and AB 116, to February 27, 2016; and

WHEREAS, PR 06-0236 has not been recorded and was scheduled to expire on February 27, 2016, a request for a time extension was filed prior to the February 27, 2016 deadline; and

WHEREAS, since the approval of PR 06-0134 was approved in 2007, the Uptown Town Centre Specific Plan has been adopted, changing the zoning designation for this lot from R3 to T4-N; and

WHEREAS, it is necessary to add a condition to this time extension request that requires that the future design of the homes on the four lots be designed in a manner that complies with the Uptown Town Centre Specific Plan; and

WHEREAS, Mr Buban has indicated that such a condition seems reasonable for this project; and

WHEREAS, the Planning Commission is empowered through the Zoning Code to approve parcel maps and their related Time Extension requests, and

WHEREAS, a public hearing was conducted by the Planning Commission on May 10, 2016 to consider facts as presented in the staff report prepared for this time extension request, and to accept public testimony regarding the time extension, and

NOW, THEREFORE, BE IT RESOLVED, that the Planning Commission of the City of El Paso de Robles does hereby grant a one-year time extension to PR 06-0236 subject to the following conditions:

1. All conditions adopted within resolutions 07-0023 shall remain in full force and effect (on file in the Community Development Department), subject to future development of each lot shall comply with the development standards described within the Uptown Town Centre Specific Plan.
2. Tentative Parcel Map PR 06-0236 shall expire on February 27, 2017, unless a time extension request is filed prior to that date.

PASSED AND ADOPTED THIS 10<sup>th</sup> day of May 2016 by the following roll call vote:

AYES: Commissioners Barth, Donaldson, Rollins, Davis, Agredano and Burgett

NOES: None

ABSENT: Commissioner Brennan

ABSTAIN: None

ATTEST:

  
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WARREN FRACE, PLANNING COMMISSION SECRETARY

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BOB ROLLINS, CHAIRMAN