

RESOLUTION NO. 16-039

**A RESOLUTION OF THE PLANNING COMMISSION
OF THE CITY OF EL PASO DE ROBLES
RECOMMENDING APPROVAL TO THE CITY COUNCIL
OF THE CITY OF EL PASO DE ROBLES
APPROVE REZONE 14-001
APPLICANT – ERSKINE / RANCH & COAST PROPERTIES, INC.
APN: 025-435-031, 030 and 029**

WHEREAS, Kirk Consulting, on behalf of Tom Erskine and Ranch & Coast Properties, Inc., has filed an application requesting consideration of a zoning map amendment in connection with the development of a project known as the Erskine Industrial Park General Plan Amendment (the "Project"):

Rezone: to change the existing zoning designations as follows (See Rezone Exhibit, Attachment A):

- **Lots 9-11 (Tract 2778):** PM (Planned Industrial) to C3-PD (Commercial/Light Industrial - Planned Development Overlay)
- **Lots 1-2:** RA-PD (Residential Ag, Planned Development) to C3-PD (Commercial/Light Industrial-Planned Development Overlay)
- **Lot 3:** RA-PD (Residential Ag, Planned Development) and POS (Parks & Open Space) to C3-PD (Commercial/Light Industrial – Planned Development Overlay)
- **Lots 5-12:** POS (Parks & Open Space) to PM-PD (Planned Industrial, Planned Development Overlay)
- **Lot 13:** RA-PD (Residential Ag, Planned Development) and POS (Parks & Open Space) to PM-PD (Planned Industrial, Planned Development Overlay);
- **Remainder Parcel and Lot 4:** No changes proposed

WHEREAS, Kirk Consulting, on behalf of Tom Erskine and Ranch and Coast Properties, Inc., ("Applicant"), in connection with the proposed development of a project known as Erskine Industrial Park General Plan Amendment (the "Project"), has filed a request for consideration of Rezone 15-003 (formerly 14-001), to rezone property located at the eastern end of Wisteria Lane, north of State Route 46 East, APN: 025-435-031, 030 and 029; and

WHEREAS, the rezone is necessary to provide zoning map consistency with a concurrent request for a General Plan Land Use Element Diagram Amendment (GPA 15-003); and

WHEREAS, the Planning Commission has reviewed and recommended the City Council approve the Mitigated Negative Declaration prepared for the Project; and

WHEREAS, the Planning Commission has reviewed and recommended the City Council approve GPA 15-003 (formerly 14-001);

NOW, THEREFORE BE IT RESOLVED by the Planning Commission of the City of Paso Robles, as follows:

Section 1. All of the above recitals are true and correct and incorporated herein by reference.

Section 2. Based on the facts and analysis presented to it, including all written and oral testimony, the Planning Commission hereby makes following findings regarding Rezone 14-001:

- a. The rezone is necessary to provide zoning map consistency with a concurrent request for a General Plan Land Use Element Diagram Amendment (GPA 15-003).
- b. Rezone 14-001 would provide for orderly development within the City.

Section 3. Based on all of the foregoing, the Planning Commission of the City of El Paso de Robles recommends that the City Council of the City of El Paso de Robles approve Rezone 14-001 and adopt an ordinance to amend Section 21.12.020 of the Municipal Code (Zoning Map) as shown on the Exhibit A., attached hereto and incorporated herein by reference.

PASSED AND ADOPTED by the Planning Commission of the City of Paso Robles this 12th day of July 2016 by the following vote:

AYES: Commissioners Barth, Donaldson, Burgett, Davis and Agredano
NOES: Chairman Rollins
ABSTAIN: Commissioner Brennan
ABSENT:


Bob Rollins, Chairman

ATTEST:


Warren Frace, Planning Commission Secretary

Exhibit A – Zoning Map Amendment

Exhibit A

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