



City of El Paso de Robles

“The Pass of the Oaks”

PLANNING COMMISSION MINUTES

March 22, 2022

A. Planning Commission Meeting Call to Order at 6:30PM

B. Pledge of Allegiance

C. Roll Call

Present: Commissioners Christensen, Covarrubias, Gibson, and Neel, and Chairperson Koegler.

Absent: Commissioners Davis and Jorgensen

D. Staff Introductions

Present: Warren Frace, Darren Nash, Darcy Delgado, Isaac Rosen, Ashleigh Peterson, Marci Reynoso, and David Athey

E. General Public Comments Regarding Matters not on the Agenda: none

F. Agenda Items Proposed to be Tabled or Re-Scheduled: none

G. Public Hearings

1. Time Extension 22-02 for Tentative Tract Map 3149 (TEX22-02 / TR 3149 / PD19-10 / P19-0124)

Applicant – Travis Fuentez and Paul Shannon
500 Linne Road; APN 009-315-014

The applicant is requesting a two-year time extension for Tentative Tract Map 3149, a request to subdivide an approximate 9.66-acre site within the Olsen-South Chandler Ranch Specific Plan into 123 total parcels including 7 open space parcels.

Staff report given by Darren Nash

Questions from Commissioners to staff.

Open Public Comment

Speakers: Corbin Holland (Applicant)
Paul Shannon (Applicant)

Close Public Comment

Planning Commissioners deliberated.

Action: A motion was made by Commissioner Neel, seconded by Commissioner Covarrubias, and passed 5-0-2 (Commissioners Davis and Jorgensen absent) to approve Resolution PC 22-005, with an amendment to include PD19-10,

approving the request for a two-year time extension for PD19-10 and VTTM 3149 to February 20, 2024.

2. **Site Plan Review (SPR21-15 / P21-0098)**

Applicant – Luis Velazquez
716 Walnut Drive; APN 009-441-051

A request to construct three residential units with a setback modification to reduce the front yard setback from 15 feet to 10 feet. The unit mixture includes a detached single-family residence and an attached one-bedroom apartment unit and Accessory Dwelling Unit (ADU) over a multi-car garage.

Staff report given by Darcy Delgado

Questions from Commissioners to staff.

Open Public Comment

Speakers: Nick Gillman (Applicant)
Chris Bisabella (Neighbor)

Close Public Comment

Planning Commissioners deliberated.

Action: A motion was made by Commissioner Neel seconded by Commissioner Christensen and passed 5-0-2 (Commissioners Davis and Jorgensen absent) to approve Resolution PC 22-006, approving Site Plan Review 21-15 approving a 3-unit residential project and allowing a 10-foot front setback from Walnut Drive.

3. **Appeal of the Decision by the Development Review Committee for Cane Tiki (SPR 21-09 / P21-0044)**

Applicant – Donovan Schmidt, owner of the Cane Tiki Restaurant
1240 Park Street; APN 009-044-013

A request to appeal the decision of the Development Review Committee (DRC) on February 7, 2022, denying approval of two tiki statues on the sidewalk in front of the building.

Staff report given by Darren Nash

Questions from Commissioners to staff.

Open Public Comment

Speakers: Donovan Schmidt (Owner)
Gina Fitzpatrick (Chamber of Commerce)
Sharon Foster (Main Street Volunteer)

Close Public Comment

Planning Commissioners deliberated.

Action: A motion was made by Commissioner Christensen seconded by Commissioner Covarrubias and passed 3-2-2 (Commissioners Gibson and Neel vote No, and Commissioners Davis and Jorgensen absent) to approve Resolution PC 22-007,

granting an appeal of the DRC decision and allowing the tiki statues to be placed on the sidewalk and to allow installation of pineapple lights as shown in Exhibit A, subject to conditions of approval.

H. **Discussion Items:** none

I. **Consent Calendar**

4. **Development Review Committee Minutes (for approval):**

February 28, 2022
 March 7, 2022
 March 14, 2022

5. **Planning Commission Minutes (for approval):**

March 8, 2022

Action: A motion was made by Commissioner Neel, seconded by Commissioner Gibson, and passed 5-0-2 (Commissioners Davis and Jorgensen absent) to approve the consent calendar as presented.

J. **Other Reports**

6. **Paso Robles Street Ad Hoc Committee Report**

Commissioner Covarrubias provided a summary of the meeting on March 10, 2022, which was a walking tour of Paso Robles Street. Next meeting will be April 13, 2022 at 11AM with a virtual option.

7. **Development Review Committee Rotation Schedule**

Month	Commissioners		
April	Koegler	Neel	Christensen 4/11 - Davis
May	Gibson	Jorgensen	Christensen
June	Koegler	Jorgensen	Davis
July	Covarrubias	Neel	Davis
August	Covarrubias	Neel	Gibson
September	Jorgensen	Christensen	Gibson
October	Covarrubias	Christensen	Davis
November	Jorgensen	Koegler	Davis
December	Jorgensen	Koegler	Davis

K. Planning Commissioners' Comments

L. Staff Comments

M. Adjournment at 8:21pm