



CITY OF EL PASO DE ROBLES

“The Pass of the Oaks ”

PLANNING COMMISSION MINUTES

July 31, 2018

6:00 P.M.

A. Planning Commissioners Roll Call:

Present: Davis, Jorgensen, Donaldson, Barth, Garret and Neel.

Absent: Agredano

B. 6:00 P.M. : Planning Commission Meeting Called To Order

C. General Public Comments Regarding Matters Not On The Agenda: None

D. Agenda Items Proposed To Be Tabled Or Re-Scheduled:

1. Postponement of Water Treatment Plant Tour.

Open Public Comment

Speakers : None

Closed Public Comment.

Action:

- A. A motion was made by Commissioner Donaldson, seconded by Commissioner Neel and passed 6-0-1 (Absent: Commissioner Agredano) to continue the Item to a future date to be determined.

E. Consent Calendar

1. Development Review Committee Minutes (for approval)

June 11, 2018
June 18, 2018
June 25, 2018
July 2, 2018
July 9, 2018
July 16, 2018
July 23, 2018

2. Planning Commission Minutes (for approval)

July 10, 2018

Action:

- A.** A motion was made by Commissioner Jorgensen, seconded by Commissioner Davis and passed 6-0-1 (Absent: Commissioner Agredano) to approve Items # 1 & # 2 as presented.

F. Public Hearings

3. Planned Development (PD 18-001), Oak Tree Removal (OTR 18-14)

Justin Winery Building No. 3

2265 Wisteria Lane / APN: 025-435-027

Applicant - Oasis Associates, Inc.

Planning Commission recommendation to City Council - A request to construct a new 109,474± square foot (SF) wine storage building and remove 13 native oak trees at the existing Justin Vineyard and Winery facility business park.

Open Public Comment

Speakers : Carol Florence - Applicant Representative
Matt Steele - Justin Manager
Steve Alvarez - Arborist

Closed Public Comment.

Action:

- A.** A motion was made by Commissioner Jorgensen, seconded by Commissioner Donaldson and passed 6-0-1 (Absent: Commissioner Agredano) to approve Resolution A with changes:
- Pg. 45 (BR 10) change “should” to “shall”.
 - Pg. 46 (BR 12) change “County” to “City”.
 - Pg. 47 (BR 12) change “County” to “City”.
 - Pg. 47 (BR 15) change “County” to “City”.
- B.** A motion was made by Commissioner Jorgensen, seconded by Commissioner Donaldson and passed 6-0-1 (Absent: Commissioner Agredano) to approve Resolution B with changes:
- Pg. 56 - Add new mitigation “C”
- C.** Applicant needs to work with Staff to further define open space easement on site and/or other potential mitigation measures.

- C. A motion was made by Commissioner Jorgensen, seconded by Commissioner Davis and passed 6-0-1 (Absent: Commissioner Agredano) to approve Resolution C with changes:

- Pg. 71 change ±101,563 to ±109,454
1st Whereas
- Pg. 74 cond. #2 omit “July 10, 2020”. Leave a blank space to fill in later (CC approved date)
- Pg. 78 BR 10. Change “should to “shall”
BR 12. 1st paragraph change “County to City”
3rd bullet change “County to City”
- Pg. 79 BR 15. Change “County to City”
- Pg. 83. /. Leave date blank. Will be filled in with Council action.

4. Historic Preservation Review (HPR 18-02)

Paso Market Walk - Historical House at 1803 Spring Street
Applicant - Deborah Longo on behalf of the Paso Market Walk
Recommendation to City Council regarding a Certificate of Historic Appropriateness related to the request for exterior rehabilitation and building additions to the existing historic building located 1803 Spring Street (APN 008-234-010).

Commissioner Joel Neel steps down and leaves the room.

Open Public Comment

Speakers : Dale Gustin
Chris Pennick

Closed Public Comment.

Action:

- A.** A motion was made by Commissioner Donaldson, seconded by Commissioner Davis and passed 5-1-1 (Abstain: Commissioner Neel; Absent: Commissioner Agredano) to approve Resolution A as presented.

Commissioner Joel Neel comes back into the room.

G. Discussion Items:

5. Planning Commission to attend an educational Tour of the Paso Robles Water Treatment Plant

Christopher Alakel, Water Manager

This Item was continued to date uncertain.

H. Other Scheduled Matters : None

6. Other Committee Reports:

- a. Housing Constraints Advisory Committee: Director Report.
- b. Specific Plan Ad Hoc Committee: City Planner Report.

I. Planning Commissioners ' Comments :

J. Staff Comments :

K. Director's Comments:

L. Regular Meeting Adjourned at: 7 :40 PM