



CITY OF EL PASO DE ROBLES

"The Pass of the Oaks"

PLANNING COMMISSION MINUTES

October 23, 2018

6:30 P.M.

A. Call to Order

B. Pledge of Allegiance

C. Planning Commissioners Roll Call:

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

Absent: Garrett

D. 6:30 P.M.: Planning Commission Meeting Called To Order

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

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

Item G.1. Time Extension (TE 18-04) for Tentative Tract Map 3069

The Planning Commission to continue the public hearing to the Planning Commission meeting on November 13, 2018 in order to allow staff additional time to analyze the project's conditions and determine the necessary modifications that would enable the subdivision to be more feasible.

Open Public Comment

Speakers: None

Closed Public Comment.

Action:

- A. A motion was made by Commissioner Donaldson, seconded by Commissioner Agredano and passed 6-0-1 (Absent: Commissioner Garrett) to continue the item to date certain of November 13, 2018.

G. Public Hearings

1. Time Extension (TE 18-04) for Tentative Tract Map 3069

Wisteria Lane / APNs: 025-435-029, -030, and -031

Applicant: Tom Erskine / Ranch and Coast Properties, Inc. Request for a one-year time extension and modifications to conditions of approval for Vesting Tentative Tract Map 3069, a 13-lot

subdivision to create parcels for future commercial and industrial development (See Item F for action).

2. **PD13-005 / TEX18-07/ (Refile for Planned Development 13-005)**

121 Wilmar Place / APN: 009-631-024

Applicant – Excel Hotel Group

Refile for Planned Development 13-005, for development of a 4-story Marriott Residence Inn hotel with 128 rooms and ancillary site improvements.

Open Public Comment

Speakers: Rob Miller – Applicant

Closed Public Comment.

Action:

- A. A motion was made by Commissioner Neel, seconded by Commissioner Donaldson and passed 6-0-1 (Absent: Commissioner Garrett) to approve Resolution A as presented granting a refile of the entitlements for Planned Development 13-005 and extending it to June 1, 2020.

3. **Planned Development 18-06, Tentative Parcel Map PR 18-0044, Greg Wiemann – Subdivision, Contractor Building and Storage Yard**

West side of Airport Rd., North of Buena Vista, South of Propeller / APN: 025-434-003

Applicant – Greg Wiemann

Request to subdivide a 5-acre parcel into four 3.6 acre parcels ranging from 1.1 to 1.5 acres and developing Parcel 3 with a 5,000 square foot building for a construction company that would include offices and maintenance shop, with accessory outdoor storage of equipment and materials.

Open Public Comment

Speakers: Greg Wiemann – Applicant

Closed Public Comment.

Action:

- A. A motion was made by Commissioner Donaldson, seconded by Commissioner Davis and passed 6-0-1 (Absent: Commissioner Garrett) to approve Resolution A approving Tentative Parcel Map PR 18-0044 subdividing the 5 acre parcel into four 1.1 to 1.5 acre parcels and approving American Way as a new street name for the subdivision, subject to standard and site specific conditions and encroachment permits.
- B. A motion was made by Commissioner Donaldson, seconded by Commissioner Davis and passed 6-0-1 (Absent: Commissioner Garrett) to approve Resolution B approving Planned Development 18-06 allowing for the development and operation of the 1.5 acre site (Parcel 3 of PR 18-044) with a 5,000 square foot office/maintenance building, with accessory outdoor storage yard, subject to standard and site specific conditions and encroachment permits with the addition of landscaping along the southern property boundary. .

4. **2018 Bicycle and Pedestrian Master Plan Adoption – Recommendation to City Council**

A Comprehensive Update to the 2009 Bikeway Master Plan (Bicycle Transportation Plan)

Open Public Comment

Speakers: Larry Werner – City Consultant

Closed Public Comment.

Action:

- A. A motion was made by Commissioner Agredano, seconded by Commissioner Neel and passed 6-0-1 (Absent: Commissioner Garrett) to approve Resolution A recommending the City Council approve the 2018 Bicycle and Pedestrian Master Plan with route changes to exhibit B:
- Reroute 12th St Class 3 to Merry Hill
 - Add Aerotech, Beacon, Jardine and Tower as Class 3 and change Table 5.1 to match 12/12/17 Planning Commission review version.

H. **Other Scheduled Matters:** None

I. **Consent Calendar**

5. **Development Review Committee Minutes (for approval)**

September 24, 2018

October 1, 2018

October 8, 2018

6. **Planning Commission Minutes (for approval)**

September 25, 2018

Action:

- A. A motion was made by Commissioner Agredano, seconded by Commissioner David and passed 6-0-1 (Absent: Commissioner Garrett) to approve Items # 5 & # 6 as presented.

7. **Other Committee Reports:**

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

J. **Planning Commissioners' Comments:**

K. **Staff Comments:**

L. **Director's Comments:**

M. **Regular Meeting Adjourned at: 8:15 PM**