

**MINUTES OF THE SANTA PAULA
PLANNING COMMISSION**

Tuesday, June 22, 2010

6:30 P.M.

CALL TO ORDER: Chairman Steven Brown

PLEDGE OF ALLEGIANCE:

ROLL CALL:

Commissioners present: Steven Brown, Michael Sommer, John D. Wisda and Marilyn F. Appleby

Commissioners absent:

Staff Present: Assistant City Attorney John Cotti, Deputy Planning Director Stratis Perros, Assistant Planner Caesar Hernandez, and Sr. Administrative Assistant Lucy Blanco-Ramirez

FINAL AGENDA: None

PUBLIC COMMENT: No public comment

CONSENT CALENDAR:

A. Minutes of the Planning Commission Meeting on May 25, 2010

ACTION: Approved the Minutes of May 25, 2010, as submitted.

7. PUBLIC HEARING:

A. Project No. 2010-PD-01: A request for a Planned Development Permit to construct a 3,960 sq. ft. storage building on an existing industrial development. The property is located in the Industrial/Industrial Park Overlay/Planned Development Overlay zone (I/IP/PD) and has a General Plan land use designation of Industrial Park. The project is determined to be Categorical Exempt under the California Environmental Quality Act (CEQA) based upon a Class 3 (CEQA Guidelines Section 15303) exemption.

Location: 275 Quail Court, APN 107-0-210-495

Applicant: Robert Lindley (Applicant)

General Plan: Industrial Park

Zoning: Industrial/Industrial Park Overlay/Planned Development Overlay

Environmental: Categorical Exempt from the California Environmental Quality Act (§15303, Class 3, New Construction)

Verification of posting notice: Chairman Brown confirmed with Secretary, Lucy Blanco-Ramirez that the Notice of Public Hearing was properly advertised and posted.

Declaration of conflicts: None

Declaration of ex parte contacts: None

Open public hearing: Chairperson Brown opened Public Hearing at 6:40 p.m. and called upon staff to present the item.

- Staff presentation – Report, Caesar Hernandez, Assistant Planner
- Discussion

Architect Larry Graves spoke on behalf of ARP

ACTION: It was moved by Commissioner Sommer, seconded by Commissioner Wisda to adopt Resolution No. 3672 approving project No. 09-CDP-01. **RESOLUTION NO. 3672** - A RESOLUTION OF THE SANTA PAULA PLANNING COMMISSION APPROVING A PLANNED DEVELOPMENT PERMIT FOR PROPERTY LOCATED AT 275 QUAIL COURT (APN: 107-0-210-495).

The motion was approved by a unanimous roll call vote.

Close Public Hearing: Chairperson Brown closed the public hearing at 6:50 p.m.

- B. Project No. 2010-CDP-03:** A request for a Planned Development Permit to construct a 4,947 square foot manufacturing/storage building addition at an existing industrial development and a Conditional Use Permit to increase the maximum floor area ratio from 25% to 42%. The property is located in the Industrial/Industrial Park Overlay/Planned Development Overlay (I/IP/PD) zoning district and has a General Plan land use designation of Industrial Park. The project is determined to be Categorically Exempt under the California Environmental Quality Act (CEQA) based upon a Class 3 (CEQA Guidelines Section 15303) exemption.

Location:	270 Quail Court, APN 107-0-210-495
Applicants:	Alastair Winn (Applicant)
General Plan:	Industrial Park
Zoning:	I/IP/PD (Industrial/Industrial Park Overlay/Planned Development Overlay)
Environmental:	Categorically Exempt from the California Environmental Quality Act (§15303, Class 3, New Construction)

Verification of posting notice: Chairman Brown confirmed with Secretary, Lucy

Blanco-Ramirez that the Notice of Public Hearing was properly advertised and posted.

Declaration of conflicts: None

Declaration of ex parte contacts: None

Open public hearing: Chairperson Brown opened Public Hearing at 6:50 p.m. and called upon staff to present the item.

- Staff presentation – Report, Stratis Perros, Deputy Planning Director
- Discussion

Architect Mark Shellnut spoke on behalf of Applied Silicone.

ACTION: It was moved by Chairman Brown, seconded by Vice-Chairman Sommer to adopt Resolution No. 3673 approving Project No. 2010-CDP-03 to allow a Conditional use Permit to increase maximum floor ration from 25% TO 42% in order to construct a 4,947 sq. ft building addition. **RESOLUTION NO. 3673** - A RESOLUTION OF THE SANTA PAULA PLANNING COMMISSION APPROVING A PLANNED DEVELOPMENT PERMIT AND CONDITIONAL USE PERMIT FOR PROPERTY LOCATED AT 270 QUAIL COURT.

The motion was approved by a unanimous roll call vote.

Close Public Hearing: Chairperson Brown closed the public hearing at 7:01 p.m.

8. ORDER OF BUSINESS:

2010-CR-02, Planning Commission Concept Review for a proposed remodel of an existing motel located in the Commercial-Light Industrial (C-LI) zone. Also, a new use (either public storage or live/work units) is proposed on the vacant rear half of the parcel.

Location: 1445 E. Main Street, APN 010-0-254-040
Applicant: Watama Corporation
Representative: David Anderson, Architect

Architect Dave Anderson spoke on behalf of the owner. The owner was present and answered questions utilizing his translator. The Commissioners were in favor of possibly making the vacant rear of the parcel all into public storage space. The Commissioners did not oppose the proposed restaurant use, but expressed concern about its viability due to its small size. No formal action was required.

NEW BUSINESS: No new business was scheduled or discussed at this time.

CITY COMMUNICATIONS: No meeting the month on July. Planning Commission will reconvene in August.

REQUEST FOR FUTURE AGENDA ITEMS: No request for future agenda items.

ADJOURNMENT: Chairperson Brown adjourned the meeting at 7:41 p.m.



Stratis Perros
Deputy Planning Director

NOTICE: Actions by the Planning Commission on the above items cannot be appealed to the City Council after 5:00 p.m. Friday, July 2, 2010. Be advised that if you bring a legal challenge to a Planning Commission decision, you may be limited to raising only those issues you or someone else raised at the meeting or in written correspondence delivered to the Planning Commission at or before the meeting. For further details of the discussions held in this meeting, a taped recording is available in the Planning Department office for a period of approximately one year.

Lucy Blanco-Ramirez
Sr. Administrative Assistant