



**AGENDA SUMMARY
PLANNING COMMISSION MEETING
TUESDAY, MARCH 21, 2017
6:00 P.M.
ARROYO GRANDE CITY COUNCIL CHAMBERS
215 E. BRANCH STREET, ARROYO GRANDE**

1. CALL TO ORDER:

2. ROLL CALL

3. FLAG SALUTE:

4. AGENDA REVIEW:

The Commission may revise the order of agenda items depending on public interest and/or special presentations.

5. COMMUNITY COMMENTS AND SUGGESTIONS:

This public comment period is an invitation to members of the community to present issues, thoughts, or suggestions on matters not scheduled on this agenda. Comments should be limited to those matters that are within the jurisdiction of the Planning Commission. The Brown Act restricts the Commission from taking formal action on matters not published on the agenda. The Commission requests that public comment be limited to three (3) minutes and be accompanied by voluntary submittal of a "speaker slip" to facilitate meeting organization and preparation of the minutes.

6. WRITTEN COMMUNICATIONS:

Correspondence or supplemental information for the Planning Commission received after Agenda preparation. In compliance with the Brown Act, the Commission will not take action on correspondence relating to items that are not listed on the Agenda, but may schedule such matters for discussion or hearing as part of future agenda consideration.

7. CONSENT AGENDA:

7.a. APPROVAL OF MINUTES

Recommended Action: Approve the minutes of the March 7, 2017 meeting

Documents:

[PC 2017-03-21_07a Draft Minutes.pdf](#)

7.b. CONSIDERATION OF LOT LINE ADJUSTMENT 17-001; LOCATION – 217 PEARWOOD AVENUE AND 212 GULARTE ROAD; APPLICANT – JENNIFER BOBELL; REPRESENTATIVE – JAMES COOPER, GARING, TAYLOR & ASSOCIATES

Recommended Action: Adopt a Resolution approving Lot Line Adjustment No. 17-001

Documents:

[PC 2017-03-21_07b LLA 17-001 Pearwood Avenue.pdf](#)

7.c. CONSIDERATION OF TIME EXTENSION 17-001 AND 17-002; ONE YEAR TIME EXTENSIONS IN ACCORDANCE WITH THE SUBDIVISION MAP ACT AND ARROYO GRANDE MUNICIPAL CODE; LOCATION –PEARWOOD AVENUE (TRACT 3017 AND TENTATIVE PARCEL MAP 09-003); APPLICANT – CITY OF ARROYO GRANDE

Recommended Action: It is recommended that the Planning Commission:

1. Adopt a Resolution approving a time extension for Tract 3017; and
2. Adopt a Resolution approving a time extension for Tentative Parcel Map 09-003.

Documents:

[PC 2017-03-21_07c TEX 17-001 and 17-002 Pearwood Avenue.pdf](#)

8. PUBLIC HEARINGS:

8.a. CONSIDERATION OF DEVELOPMENT CODE AMENDMENT 17-001 AND VESTING TENTATIVE TRACT MAP 16-001 (TRACT 3079) FOR A 7-LOT RESIDENTIAL SUBDIVISION; LOCATION – RODEO DRIVE AND GRACE LANE; APPLICANT – KIRBY GORDON; REPRESENTATIVE – JEFFREY EMRICK

Recommended Action: It is recommended that the Planning Commission review and adopt the attached Resolution recommending the City Council adopt an Ordinance approving Development Code Amendment

17-001, and adopt a Resolution adopting a Mitigated Negative Declaration and approving Vesting Tentative Tract Map 16-001

Documents:

[PC 2017-03-21_08a DCA 17-001 VTTM 16-001 Rodeo Drive and Grace Lane.pdf](#)

8.b. CONSIDERATION OF APPEAL CASE NO. 17-001; APPEAL OF DETERMINATION RELATING TO VIEWSHED REVIEW 16-005 & MINOR EXCEPTION 17-001; LOCATION – 250 RIDGEVIEW WAY; APPELLANT – JONI BENAKOVICH

Recommended Action: It is recommended that the Planning Commission adopt a Resolution denying Appeal Case No. 17-001 and approving Architectural Review 16-005 and Minor Exception 17-001

Documents:

[PC 2017-03-21_08b APL 17-001 Ridgeview Way.pdf](#)

9. NON-PUBLIC HEARING ITEMS:

9.a. ELECTION OF OFFICERS

Recommended Action: It is recommended that the Planning Commission elect a Chair and Vice Chair effective the first meeting in April 2017 and continuing until its second regular meeting in March 2018

Documents:

[PC 2017-03-21_09a Election of Officers.pdf](#)

10. NOTICE OF ADMINISTRATIVE DECISIONS:

This is a notice of administrative decision for Minor Use Permits, including any approvals, denials or referrals by the Community Development Director. An administrative decision must be appealed or called up for review by the Planning Commission by a majority vote.

10.a. NOTICE OF ADMINISTRATIVE DECISIONS SINCE MARCH 7, 2017

Documents:

[PC 2017-03-21_10a Administrative Decisions.pdf](#)

11. COMMISSION COMMUNICATIONS:

Correspondence/Comments as presented by the Planning Commission.

12. STAFF COMMUNICATIONS:

Correspondence/Comments as presented by the Community Development Director.

13. ADJOURNMENT

All staff reports or other written documentation, including any supplemental material distributed to a majority of the Planning Commission within 72 hours of a regular meeting, relating to each item of business on the agenda are available for public inspection during regular business hours in the Community Development Department, 300 E. Branch Street, Arroyo Grande. If requested, the agenda shall be made available in appropriate alternative formats to persons with a disability, as required by the Americans with Disabilities Act. To make a request for disability-related modification or accommodation, contact the Legislative and Information Services Department at 805-473-5414 as soon as possible and at least 48 hours prior to the meeting date.

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