



## PLANNING COMMISSION AGENDA

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CITY HALL – COUNCIL CHAMBER  
68700 AVENIDA LALO GUERRERO  
CATHEDRAL CITY, CA 92234

DATE: JUNE 3, 2009

TIME: 6:00 P.M.

### PLANNING COMMISSIONERS

JIM WARLIN, CHAIR

LEE STARK, VICE-CHAIR

JOHN HOLT, COMMISSIONER

BILL CUNNINGHAM, COMMISSIONER

TODD HOOKS, COMMISSIONER

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### CALL TO ORDER

### ROLL CALL

### FLAG SALUTE

### CONFIRMATION OF AGENDA

### PUBLIC COMMENTS

During this part of the meeting the public is invited to address the Planning Commission on any matter not on the Agenda. If you wish to speak on an Agenda Item, please wait to be recognized under that item. **EXCEPT FOR SPECIAL CIRCUMSTANCES, THE BROWN ACT PROHIBITS THE PLANNING COMMISSION OR STAFF FROM RESPONDING OR TAKING ACTION ON ANY COMMENTS MADE BY THE PUBLIC UNLESS IT PERTAINS TO AN ITEM THAT APPEARS ON THE AGENDA.** All speakers should give their name and city of residence, and please limit your remarks to three minutes.

**PUBLIC HEARING CALENDAR**

**ITEM #1**

**CASE NO:** General Plan Amendment No. 09-001  
Change of Zone No. 09-001

**STAFF** Rich Malacoff, AICP,  
**PLANNER:** Senior Planner

**APPLICANT:** E. R. Beall  
Rose Dibello, Baddour & Associates

**LOCATION:** 68-303 Ramon Road between  
Whispering Palms Trail and Sky Blue  
Water Trail

**ZONING:** R-1 (Single Family Residential)  
District

**REQUEST:** Recommendation to the City Council to approve that the General Plan and Zoning Maps be changed from the General Plan designation of RL (Low Density Residential) to CG (General Commercial) and the Zoning designation from R-1 (Single Family Residential) District to PCC (Planned Community Commercial) District to be consistent with the General Plan and Zoning designations of the adjacent property to the north on Assessor's Parcel Number 680-212-002.

**RECOMMENDATION:** Adopt Resolution recommending approval to the City Council

Motion: \_\_\_\_\_ Second: \_\_\_\_\_

**VOTING RESULTS:** APPROVED:  
AYES:  
NOES:  
ABSTAIN:  
ABSENT:

**ITEM #2**

**CASE NO:** General Plan Amendment No. 08-005  
Change of Zone No. 08-004  
Specific Plan No. 07-001  
North City Specific Plan

**STAFF** Keith Scott,  
**PLANNER:** Redevelopment-  
Planning Liaison

**APPLICANT:** City of Cathedral City

**LOCATION:** Property within City limits north of  
Interstate 10 between Palm Drive and  
the eastern City limits.

**ZONING:** Various

**REQUEST:** Recommend that the City Council approve the following:

1. Amendments to the General Plan, incorporating changes to facilitate adoption of the North City Specific Plan
2. A Change of Zone to amend the City's Zoning map to reflect changes required to adopt the North City Specific Plan
3. The North City Specific Plan
4. Certification of the associated Environmental Impact Report, which includes a Statement of Overriding Considerations

**RECOMMENDATION:** Adopt Resolution recommending approval to the City Council

Motion: \_\_\_\_\_ Second: \_\_\_\_\_

**VOTING RESULTS:** APPROVED:  
AYES:  
NOES:  
ABSTAIN:  
ABSENT:

### **CITY ATTORNEY'S REPORT**

### **CITY PLANNER'S REPORT**

### **COMMISSIONERS' COMMENTS**

### **ADJOURNMENT**

The meeting was adjourned at \_\_\_\_\_ p.m.

The next regularly-scheduled meeting of the Planning Commission will be held on June 17, 2009, at 6:00 p.m. in the City Hall Council Chamber, located at 68-700 Avenida Lalo Guerrero.

### **NOTE TO THE PUBLIC**



In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, please contact the Planning Department at (760) 770-0370. Notification 48 hours prior to the meeting will enable the City to make reasonable arrangements to ensure accessibility to this meeting. [28 CFR 35.104 ADA TITLE II]