



PLANNING COMMISSION ACTION MINUTES

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

DATE: DECEMBER 3, 2014

CALLED TO ORDER: 6:02 P.M.

COMMISSIONERS PRESENT/ABSENT

Chair Hooks	Present
Vice-Chair Rivera	Absent
Commissioner Baker	Present
Commissioner Holt	Present
Commissioner Purnel	Present

STAFF PRESENT

Pat Milos, Community Development Director
Robert Rodriguez, Development Services Manager
Jennifer Mizrahi, Deputy City Attorney
Nicholas Hermsen, Deputy City Attorney

APPROVAL OF MINUTES

Motion to approve Planning Commission Minutes as prepared for November 5, 2014:
Commissioner Purnel; Seconded by Commissioner Baker

PUBLIC HEARING ITEMS

Item #1

CASE No: Conditional Use Permit
No. 14-008

STAFF: Robert Rodriguez,
Development Services
Manager

APPLICANT: Felizardo Gaxiola

LOCATION: 34870 Date Palm Drive (Assessor's Parcel Nos. 673-172-010 & 015)

REQUEST: Consideration of an Exemption from the California Environmental Quality Act (CEQA) pursuant to Section 15301 (Class 1 Existing Facilities) of the State CEQA Guidelines.

To operate a pawnbroker business specializing in vehicle loans in an

existing commercial building (on-site vehicles sales prohibited).

RECOMMENDATION: Approval

MOTION: To approve an exemption from the California Environmental Quality Act (CEQA) pursuant to Section 15301 (Class 1, Existing Facilities) of the State CEQA Guidelines.

To approve Conditional Use Permit 14-008 to operate a pawnbroker business specializing in vehicle loans in an existing commercial building (on-site vehicles sales prohibited), with the following added Conditions of Approval:

- Parking of all vehicles, including stored vehicles, is limited to paved surfaces only.
- Add additional lighting and security.

VOTING RESULTS: Commissioner Purnel, seconded by Commissioner Baker

APPROVED: 4-0

AYES: Baker, Holt, Hooks, Purnel

NOES:

ABSENT: Rivera

Item #2

CASE No: Conditional Use Permit
No. 14-010

STAFF: Robert Rodriguez,
Development Services
Manager

APPLICANT: Jorge Tejada

LOCATION: 30877 Date Palm Drive (Assessor's Parcel No. 678-160-014)

REQUEST: Consideration of an Exemption from the California Environmental Quality Act (CEQA) pursuant to Section 15301 (Class 1 Existing Facilities) of the State CEQA Guidelines.

To operate a liquor store in an existing commercial building.

RECOMMENDATION: Approval

MOTION: To approve an exemption from the California Environmental Quality Act (CEQA) pursuant to Section 15301 (Class 1, Existing Facilities) of the State CEQA Guidelines.

To approve Conditional Use Permit 14-010 to operate a liquor store in an existing commercial building.

VOTING RESULTS: Commissioner Baker, seconded by Commissioner Holt

APPROVED: 4-0
AYES: Baker, Holt, Hooks, Purnel
NOES:
ABSENT: Rivera

Item #3

CASE NO: General Plan Amendment No. 14-001
Change of Zone No. 14-001
STAFF: Robert Rodriguez,
Development Services
Manager

APPLICANT: Jack Lillard

LOCATION: East side of Cathedral Canyon Drive, north of Dinah Shore Drive
(Assessor's Parcel No. 680-452-045)

REQUEST: Consideration of an Exemption from the California Environmental Quality Act (CEQA) pursuant to Section 15061(b)(3) of the State CEQA Guidelines.

General Plan Amendment from RL (Low Density Residential) to RM (Medium Density Residential) and Change of Zone from R1 (Single Family Residential) to R2 (Multiple Family Residential).

RECOMMENDATION: Approval

MOTION: To Approve an exemption from the California Environmental Quality Act (CEQA) pursuant to Section 15061(b)(3) of the State CEQA Guidelines.

To Approve General Plan Amendment from RL (Low Density Residential) to RM (Medium Density Residential) and Change of Zone from R1 (Single Family Residential) to R2 (Multiple Family Residential).

VOTING RESULTS: Commissioner Baker, seconded by Commissioner Hooks

APPROVED: 2-2
AYES: Baker, Hooks
NOES: Holt, Purnel
ABSENT: Rivera

The motion required an affirmative vote of not less than a majority of the total membership of the Commission. Only 2 ayes were received. Therefore, the motion failed, which resulted in a recommendation of denial.

NON-PUBLIC HEARING ITEMS

Item #1

CASE No: Application for Dispensary Conditional Use Permit

STAFF: Robert Rodriguez, Development Services Manager
Nicholas Hermsen, Deputy City Attorney

APPLICANT: Hemp on the CC

LOCATION: 67450 Ramon Road

REQUEST: Application for a Conditional Use Permit for operation of a medical marijuana dispensary.

RECOMMENDATION: Denial

NOTE: Prior to the meeting, the attorney for the applicant submitted a written request to withdraw the application.

MOTION: To accept the applicant's request to withdraw the application.

VOTING RESULTS: Commissioner Baker, seconded by Commissioner Holt

APPROVED: 4-0

AYES: Baker, Holt, Hooks, Purnel

NOES:

ABSENT: Rivera

ADJOURNMENT

The meeting was adjourned at approximately 7:40 p.m.