



PLANNING COMMISSION RESULTS

City Hall - Council Chamber
68700 Avenida Lalo Guerrero
Cathedral City, CA 92234

Date: August 21, 2002

Time: 6:30 p.m.

CALLED TO ORDER:

6:34 p.m.

FLAG SALUTE:

Led by Vice Chairman Touchet

ROLL CALL:

In attendance: Chairman Alvarez; Vice Chairman Touchet; Commissioners Diekmann, Fiest, Marchand.
Staff members: City Planner, Cynthia Kinser; Associate Planner, Kim Chain; Planner Joe Richards and Secretary Gloria Casey.

PUBLIC COMMENTS:

Three citizens came forward with concerns in their neighborhood.

CONFIRMATION OF THE AGENDA: Change of Order as follows -

After Mercy Housing is heard, Design Review 02-373, John Trueblood, Architect project under Legislative Items will be heard. Then, we will return to Alpha III, Inc. Specific Plan Amendment 90-42A under Public Hearing Items. Lastly, we will hear Alpha III, Inc., Design Review 01-365 under Legislative Items.

PUBLIC HEARING ITEMS:

Royal Mirage Partner, LP, Tentative Tract Map 30372 - A request to approve Tentative Tract Map 30372 for the subdivision of approximately 31.8 acres into 20 lots for condominium purposes; 1 RV parking lot, 1 maintenance lot, 2 infiltration lots, 1 well lot, 1 recreation lot and 5 single-family residential lots, on a property located south of 30th Avenue, north of McCallum Way, east of Whitewater Channel (golf course) and west of Amy Drive and Keith Avenue, in the RR-S (Resort Residential with Specific Plan overlay) and R-1-7.2-S (Single-Family Residential with Specific Plan overlay) zones.

Approved 5 - 0

Mercy Housing California, Conditional Use Permit 02-302 - A request to construct a 76-unit elderly housing project and senior center on 2.5 acres in the downtown block bounded by Cathedral Canyon Drive, Glen Avenue (West Buddy Rogers Drive), and A and B Streets, in the Downtown Residential Neighborhood zone, with the Downtown Design Guidelines.

Approved 5 - 0

LEGISLATIVE ITEMS:

John Trueblood, Architect, Design Review 02-373 - A request to approve Design Review 02-373

for construction of a 1,708 square foot dental office building to be located on the northeast corner of Ramon Road and Victor Drive at 69-450 Ramon Road in the PCC-S zone.

Approved 5 - 0

PUBLIC HEARING ITEMS:

Alpha III, Inc., Specific Plan Amendment 90-42A - A request to recommend that the City Council repeal Ordinance No. 283, thereby rescinding in its entirety Specific Plan 90-42 which established the street extension plans and other related matters for Landau Boulevard and its connection with 33rd Avenue south of Ramon Road, just east and adjacent to the Whitewater River Channel.

Approved 4 - 1, Commissioner Diekmann dissenting.

LEGISLATIVE ITEMS:

Alpha III Inc., Design Review 01-365 - A request to approve Design Review 01-365 for a 185-unit affordable housing two-story apartment complex to be located on approximately twenty-one acres located at the westerly terminus 30 33rd Avenue just east and adjacent to the Whitewater Channel in the R2-B zone.

Approved 4 - 1, Chairman Alvarez dissenting.

CITY ATTORNEY'S REPORT:

None

CITY PLANNER'S REPORT:

City Council Actions

COMMISSIONER'S COMMENTS

ADJOURNMENT:

Adjourned at 10:45 p.m. to the next regularly scheduled Planning Commission Meeting, to be held on September 4, 2002 at 6:30 p.m., at the City Hall Council Chambers, located at 68-700 Avenida Lalo Guerrero, Cathedral City, California 92234.

NOTE TO THE PUBLIC:



IN COMPLIANCE WITH THE AMERICANS WITH DISABILITY ACT, IF YOU NEED SPECIAL ASSISTANCE TO PARTICIPATE IN THIS MEETING, PLEASE CONTACT GLORIA CASEY, PLANNING COMMISSION CLERK AT (760) 770-0374. 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]