



PLANNING COMMISSION ACTION MINUTES

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

DATE: OCTOBER 1, 2008

PLANNING COMMISSIONERS

JIM WARLIN, CHAIR

LEE STARK, VICE-CHAIR
BILL CUNNINGHAM, COMMISSIONER

JOHN HOLT, COMMISSIONER
TODD HOOKS, COMMISSIONER

CALL TO ORDER

Meeting was called to order at 6:01 p.m.

COMMISSIONERS PRESENT/ABSENT

Chair Jim Warlin – Present
Vice-Chair Lee Stark – Present
Commissioner Cunningham – Present
Commissioner Holt – Present
Commissioner Hooks – Present

STAFF PRESENT Leisa Lukes, City Planner; Rich Malacoff, Senior Planner; David Leonard, Contract Planner; Jennifer Mizrahi, Deputy City Attorney.

PUBLIC HEARING CALENDAR

ITEM #1

CASE NO: General Plan Amendment No. 08-004
Zone Ordinance Amendment No. 08-001
Conditional Use Permit No. 08-006
Development Agreement No. 08-001
Amendment to Planned Unit
Development Nos. 98-5 and 90-2

STAFF PLANNER: Dave Leonard,
Contract Planner

APPLICANT: Cathedral Group Ltd.
Mohammed “Moe” Nasr

LOCATION: South of 30th Avenue and just east of the
Cimarron Golf Resort within the
Whitewater River Storm Channel

ZONING: Resort Residential (RR)

REQUEST: A General Plan Amendment to modify the residential density of the RR (Resort Residential) Zone from 6.5 to 10 dwelling units per acre; a Zone Amendment to reflect modifications to the uses allowed in the RR District; a Conditional Use Permit to establish an approximate 133,000 square-foot hotel on 11.44 acres; an amendment to an existing Development Agreement setting forth performance standards between the developer and the City; and amendments to two Planned Unit Developments.

MOTION: Adopt motion approving the continuance of General Plan Amendment No. 08-004; Zone Ordinance Amendment No. 08-001; Conditional Use Permit No. 08-006; amendments to Planned Unit Development Nos. 98-5 and 90-2; and Development Agreement No. 08-001 to October 15, 2008.

Motion: Hooks Second: Cunningham

VOTING RESULTS: APPROVED: 5 - 0
AYES: Cunningham, Holt, Hooks, Stark, and Warlin
NOES: None
ABSTAIN: None
ABSENT: None

ITEM #2

CASE No: Conditional Use Permit No. 08-010

STAFF Kenneth S. Davis,
PLANNER: Assistant Planner

APPLICANT: Vaz Babekian

LOCATION: 68350 East Palm Canyon Drive

ZONING: Planned Community Commercial
(PCC)

REQUEST: Architectural and landscape enhancements to an existing commercial building for use as a rental car agency.

MOTION: Adopt motion approving

Motion: Stark Second: Cunningham

VOTING RESULTS: APPROVED: 5 - 0
AYES: Cunningham, Holt, Hooks, Stark, and Warlin
NOES: None
ABSTAIN: None
ABSENT: None

ITEM #3

CASE No: Conditional Use Permit No. 07-014

STAFF Kenneth S. Davis,
PLANNER: Assistant Planner

APPLICANT: Victor Butte

LOCATION: 37219 & 37227 Melrose Drive

ZONING: Downtown Residential
Neighborhood (DRN)

REQUEST: Architectural and landscape enhancements and the addition of parking garages for a 5-unit multi-family development.

MOTION: Adopt motion approving

Motion: Hooks Second: Holt

VOTING RESULTS: APPROVED: 5 - 0

AYES: Cunningham, Holt, Hooks, Stark, and Warlin

NOES: None

ABSTAIN: None

ABSENT: None

INFORMATION ITEM

Leisa Lukes, City Planner, announced that October is National Community Planning Month.

ADJOURNMENT

The meeting was adjourned at 8:40 p.m.

The next regularly scheduled meeting of the Planning Commission will be held on October 15, 2008, at 6:00 p.m. at the City Hall Council Chamber, located at 68-700 Avenida Lalo Guerrero, Cathedral City, California 92234.

ATTENDANCE SUMMARY (FY 08/09)

	<u>Meetings Attended</u>	<u>Excused Absences</u>	<u>Unexcused Absences</u>
Chair Jim Warlin	4	0	0
Vice-Chair Lee Stark	3	1	0
Bill Cunningham	4	0	0
John Holt	3	1	0
Todd Hooks	3	1	0