



Cathedral City

PLANNING COMMISSION

AGENDA

CITY COUNCIL CHAMBERS

68-700 AVENIDA LALO GUERRERO

CATHEDRAL CITY, CA 92234

Wednesday, March 15, 2017

REGULAR MEETING

6:00 PM

- **CALL TO ORDER**
- **ROLL CALL**
- **FLAG SALUTE**
- **CONFIRMATION OF AGENDA**

1. APPROVAL OF MINUTES

- 1.A. [2017-107](#) Minutes of February 15, 2017

2. PUBLIC COMMENTS

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. Please limit your remarks to three minutes.

3. PUBLIC HEARING ITEMS

- 3.A. [2017-100](#) **CASE NO.** Specific Plan Amendment No. 97-55C and Tentative Tract Map No. 37124

APPLICANT: Verano Recovery, LLC, Mohamad Younes

LOCATION: Rio Vista Village/Verano Community
West of Landau Boulevard, North of Verano Road

REQUEST: To recommend approval of 1.) A text amendment to the Rio Vista Village Specific Plan (RVVSP) to add Section 5.8: General Residential Site Development Standards for R-2 Cluster Single-Family Development, and to add references to other sections of the RVVSP text referring to the development standards of Section 5.8, and 2.) A

subdivision of 7.06 acres into 58 single-family cluster lots.

3.B. [2017-103](#)

CASE NO. Conditional Use Permit No. 17-006

APPLICANT: Lamar Central Outdoor, LLC, Betsy Hayes

LOCATION: 67300 Ramon Road (APN: 677-447-011)

REQUEST: Consider a Conditional Use Permit Application to replace an existing static billboard with a new single face LED digital billboard in the PCC (Planned Community Commercial) Zoning District located at 67300 Ramon Road.

3.C. [2017-99](#)

CASE NO. Conditional Use Permit No. 16-044

APPLICANT: We Care Cat City Inc., Greta Carter

LOCATION: 36450 Bankside Drive (APN: 687-312-016)

REQUEST: Consider a Conditional Use Permit Application to operate a medical cannabis business (dispensary and cultivation site) within an existing commercial building in the CBP-2 (Commercial Business Park) Zoning District located at 36450 Bankside Drive.

3.D. [2017-98](#)

CASE NO. Conditional Use Permit No. 16-043

APPLICANT: Obie Enterprises LLC, Tom Obar

LOCATION: 68704 Perez Road (APN: 687-162-007)

REQUEST: Consider a Conditional Use Permit application to operate a medical cannabis business (cultivation site) within an existing building in the I-1 (light industrial) zoning district located at 68704 Perez Road.

4. COMMISSIONER'S COMMENTS

5. CITY ATTORNEY REPORT

6. CITY PLANNER REPORT

ADJOURNMENT

The meeting was adjourned at ____ p.m.

There will be a special Planning Commission meeting on March 29, 2017, at 6:00 p.m.

The next regularly-scheduled meeting of the Planning Commission is scheduled for April 5, 2017, at 6:00 p.m.

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 Community Development Department at (760) 770-0340. 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]