



APPROVED

PJ JUL 16 2024

**CITY OF ATASCADERO
PLANNING**

**CITY OF ATASCADERO
PLANNING COMMISSION**

MINUTES

**Regular Meeting – Tuesday, June 18, 2024 – 6:00 P.M.
City Hall
6500 Palma Avenue, Atascadero, California**

CALL TO ORDER - 6:00 p.m.

Chairperson Keen called the meeting to order at 6:01 p.m. and Chairperson Keen led the Pledge of Allegiance.

ROLL CALL

Present: Commissioners Anderson, Heath, Hughes, Schmidt, and Chairperson Keen

Absent: Commissioner Carranza and Vice Chairperson van den Eikhof

Vacant: None

Others Present: Jessica Applegate, Recording Secretary

Staff Present: Kelly Gleason, Planning Manager
Taylor Foland, City Attorney
Sam Mountain, Assistant Planner

APPROVAL OF AGENDA

MOTION: By Commissioner Schmidt and seconded by Commissioner Hughes to approve the Agenda.

***Motion passed 5:0 by a roll-call vote.
(Carranza and van den Eikhof absent)***

PUBLIC COMMENT

None.

Chairperson Keen closed the Public Comment period.

CONSENT CALENDAR

1. APPROVAL OF THE DRAFT MINUTES OF MAY 21, 2024

- Recommendation: Commission approve the May 21, 2024 Minutes.

MOTION: By Commissioner Schmidt and seconded by Commissioner Hughes to approve the Consent Calendar.

***Motion passed 5:0 by a roll-call vote.
(Carranza and van den Eikhof absent)***

PLANNING COMMISSION BUSINESS

None

PUBLIC HEARINGS

2. 4701, 4711, 4731, 4741 EL CAMINO REAL / GRAN PASEO WAY

The project includes a request for an Amendment to the Grand Oaks Paseo Master Plan of Development and PD Overlay Zone Text Amendment to enlarge the common open space area, eliminate Lot 14, add 2 residential units to the 2nd floor of the community building, and eliminate the carport structure. (AMND24-0045).

- CEQA: The project is consistent with the previously certified Mitigated Negative Declaration for the project (DEV19-0049).
 - i. Recommendation: Staff's recommendation is for the Planning Commission to adopt the Draft Resolution recommending that the City Council amend the Grand Oaks MPD and Planned development overlay zone and approve AMND24-0045 to enlarge the common open space and amenity plan, eliminate Lot 14, and add 2 residential units above the community building, based on findings and subject to conditions of approval, and take such additional, related, action that may be desirable.

DISCLOSURE OF EX PARTE COMMUNICATIONS:

None

Planning Manager Gleason presented the staff report and answered questions from the Commission.

PUBLIC COMMENT

The following members of the public spoke:

None

Chairperson Keen closed the Public Comment period.

MOTION: By Commissioner Hughes and seconded by Commissioner Anderson to adopt PC Draft Resolution 2024-0013 recommending that the City Council amend the Grand Oaks Master Plan of Development (Resolution 2019-082) and approve AMND24-0045 to enlarge the common open space and amenity plan, delete unit 14, and add 2 residential units above the community building, based on findings and subject to conditions of approval.

*Motion passed 5:0 by a roll-call vote.
(Carranza and van den Eikhof absent)*

COMMISSIONER COMMENTS AND REPORTS

Commissioner Schmidt commented on some tree trimming work going on in his neighborhood and he received some oak chipping that was delivered to his property. Chairperson Keen commented on the construction and improvements that is going on in the city including road work.

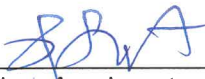
DIRECTOR'S REPORT

Planning Manager Gleason gave updates on the El Camino Real enhancement project including detours, the sewer extension project going down Traffic Way, PG&E is doing some tree trimming and removal work around town, objective design standards, and new proposed amendment to the Del Rio Ranch project.

ADJOURNMENT – 6:19 p.m.

The next regular meeting will be on July 16, 2024 at City Hall, 6500 Palma Avenue, Atascadero, CA.

MINUTES PREPARED BY:



Jessica Applegate, Recording Secretary
Permit Technician

Adopted 7/16/24