



City of Lake Elsinore Planning Commission Meeting Minutes Tuesday, March 5, 2019

CALL TO ORDER

A Regular meeting of the Planning Commission of the City of Lake Elsinore was held in the Cultural Center, 183 North Main Street, on the above date. The meeting was called to order at 6:00 p.m. by Chairman Ross.

PLEDGE OF ALLEGIANCE

The Pledge of Allegiance was led by Commissioner Armit.

ROLL CALL

Present: Commissioners Gray, Armit and Klaarenbeek; Chairman Ross and Vice-Chair Carroll

PUBLIC COMMENTS – NON AGENDIZED ITEMS – 3 MINUTES

There were no members of the public appearing to speak.

CONSENT CALENDAR ITEM(S)

- 1) Approval of Minutes – January 15, 2019.

Community Development Director Taylor announced that Item No. 1 is being continued to a future scheduled meeting.

PUBLIC HEARING ITEM(S)

- 2) Planning Application No. 2018-55 (Viscaya) - Design Review for the Construction of Eight (8) Single-Family Residential Units.

The Public Hearing was opened at 6:03 p.m. There were no conflict of Interest disclosures. Administrative Clerk Wells affirmed receipt of Proof of Publication and noted that correspondence had not been received.

Senior Planner Abraham presented the staff report.

The owner/developer Ethan Mezrahi of the Project thanked Staff and the Planning Commission for their time and said he was available for any questions.

There were no members of the public appearing to comment.

There was no further discussion on the item.

There being no further response to the Chairman's invitation to speak, the Public Hearing was declared closed at 6:07 p.m.

It was moved by Commissioner Armit, seconded by Commissioner Gray, and unanimously carried, to adopt the Resolutions.

Resolution 2019-05:

A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF LAKE ELSINORE, CALIFORNIA, RECOMMENDING THAT THE CITY COUNCIL OF THE CITY OF LAKE ELSINORE, CALIFORNIA, ADOPT FINDINGS THAT PLANNING APPLICATION NO. 2018-55 (RESIDENTIAL DESIGN REVIEW NO. 2018-18) IS CONSISTENT WITH THE WESTERN RIVERSIDE COUNTY MULTIPLE SPECIES HABITAT CONSERVATION PLAN (MSHCP); and,

Resolution 2019-06:

A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF LAKE ELSINORE, CALIFORNIA, RECOMMENDING THAT THE CITY COUNCIL OF THE CITY OF LAKE ELSINORE, CALIFORNIA, APPROVE PLANNING APPLICATION NO. 2018-55 (RESIDENTIAL DESIGN REVIEW NO. 2018-18) PROVIDING BUILDING DESIGNS RELATED IMPROVEMENTS FOR EIGHT SINGLE-FAMILY DWELLING UNITS LOCATED WITHIN LOTS 7, 8, 9, 12, 13, 21, 22, AND 23 OF TRACT NO. 32008 OF THE LAKESHORE VILLAGE SPECIFIC PLAN (APNs: 379-480-001 THROUGH 003, 006, 007, AND 015 THROUGH 017)

3) Planning Application No. 2018-96 (Solstice at Summerly) - Design Review for the Construction of 101 Single-Family Residential Units.

The Public Hearing was opened at 6:09 p.m. There were no conflict of Interest disclosures. Administrative Clerk Wells affirmed receipt of Proof of Publication and noted that correspondence had not been received.

Senior Planner Abraham presented the staff report.

Justin Journeay with K. Hovnanian Homes said he was available to answer any questions.

This Commissioners discussed the size of the lots.

There being no further response to the Chairman's invitation to speak, the Public Hearing was declared closed at 6:15 p.m.

It was moved by Vice-Chair Carroll, seconded by Commissioner Armit, and unanimously carried, to adopt the Resolutions.

Resolution 2019-07:

A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF LAKE ELSINORE, CALIFORNIA, RECOMMENDING THAT THE CITY COUNCIL OF THE CITY OF LAKE ELSINORE, CALIFORNIA, ADOPT FINDINGS THAT PLANNING APPLICATION NO. 2018-96 (RESIDENTIAL DESIGN REVIEW NO. 2018-40) IS CONSISTENT WITH THE WESTERN RIVERSIDE COUNTY MULTIPLE SPECIES HABITAT CONSERVATION PLAN (MSHCP); and,

Resolution 2019-08:

A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF LAKE ELSINORE, CALIFORNIA, RECOMMENDING TO THE CITY COUNCIL OF THE CITY OF LAKE ELSINORE, CALIFORNIA, APPROVAL OF PLANNING APPLICATION NO. 2018-96 (RESIDENTIAL DESIGN REVIEW NO. 2018-40) PROVIDING BUILDING DESIGNS AND RELATED IMPROVEMENTS FOR 101 SINGLE-FAMILY RESIDENTIAL UNITS LOCATED WITHIN TRACT 31920-20 OF THE SUMMERLY DEVELOPMENT OF THE EAST LAKE SPECIFIC PLAN (APN: 371-040-014).

STAFF COMMENTS

Community Development Director Taylor said that Honda was in construction, three restaurants have opened in the last month and a workshop on the Streamlining Ordinance will go before the Planning Commission within the next few meetings.

Assistant Community Development Director Justin Kirk confirmed that Walmart and the Sports Complex are in grading plan check.

COMMISSIONERS' COMMENTS

The Commissioners discussed the future Projects, they asked questions and expressed their thoughts regarding those Projects.

ADJOURNMENT

There being no further business to come before the Commission, the meeting was adjourned at 7:16 p.m. to Tuesday, March 19, 2019, at the Cultural Center, 183 N. Main Street, Lake Elsinore, CA 92530.

Myles Ross
Chair

Justin Kirk
Justin Kirk
Assistant Community Development Director