



City of Lake Elsinore Planning Commission Meeting Minutes Tuesday, November 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 Carroll.

PLEDGE OF ALLEGIANCE

The Pledge of Allegiance was led by Vice-Chair Klaarenbeek.

ROLL CALL

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

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 – October 1, 2019

It was moved by Commissioner Ross seconded by Commissioner Gray, and carried to approve Meeting minutes.

PUBLIC HEARING ITEM(S)

2) Planning Application No. 2019-57 (Summerly Neighborhood 21) - Design Review for the Construction of 75 Single-Family Residential Units in TR 31920-21.

The Public Hearing was opened at 6:02 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 applicant Ryan Cummins stated that he accepts all of the Conditions and said he was available for any questions.

There were no members of the Public appearing to comment.

There was no further discussion on from the Commissioners.

There being no further response to the Chairman's invitation to speak, the Public Hearing was declared closed at 6:06 p.m.

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

Resolution 2019-50:

A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF LAKE ELSINORE, CALIFORNIA, ADOPTING FINDINGS THAT PLANNING APPLICATION NO. 2019-57 (RESIDENTIAL DESIGN REVIEW NO. 2019-23) IS CONSISTENT WITH THE WESTERN RIVERSIDE COUNTY MULTIPLE SPECIES HABITAT CONSERVATION PLAN (MSHCP); and,

Resolution 2019-51:

A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF LAKE ELSINORE, CALIFORNIA, APPROVING PLANNING APPLICATION NO. 2019-57 (RESIDENTIAL DESIGN REVIEW NO. 2019-23) PROVIDING BUILDING DESIGNS AND RELATED IMPROVEMENTS FOR 75 SINGLE-FAMILY RESIDENTIAL UNITS LOCATED WITHIN TRACT 31920-21 OF THE SUMMERLY DEVELOPMENT OF THE EAST LAKE SPECIFIC PLAN (APN: 371-040-015).

3) Planning Application No. 2019-03 (RD Construction) - Proposal to Expand an Existing Construction Company by adding a Building with 14,282 sq. ft. Warehouse and a 3,810 sq. ft. Office/mezzanine Area.

The Public Hearing was opened at 6:08 p.m. There were no conflict of Interest disclosures. Administrative Clerk Wells affirmed receipt of Proof of Publication and noted that correspondence had been received.

Senior Planner Abraham presented the Staff report.

The applicant Peter Delatorre had a few questions for the Commissioners.

Vice-Chair Klaarenbeek questioned Staff about the Parcel Merger.

There were no further comments from the Commissioners.

There being no further response to the Chairman's invitation to speak, the Public Hearing was declared closed at 6:14 p.m.

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

Resolution 2019-53:

A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF LAKE ELSINORE, CALIFORNIA, ADOPTING FINDINGS THAT PLANNING APPLICATION NO. 2019-03 (CONDITIONAL USE PERMIT NO. 2019-02 AND COMMERCIAL DESIGN REVIEW NO. 2019-01) IS CONSISTENT WITH THE WESTERN RIVERSIDE COUNTY MULTIPLE SPECIES HABITAT CONSERVATION PLAN (MSHCP); and,

Resolution 2019-54:

A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF LAKE ELSINORE, CALIFORNIA, APPROVING CONDITIONAL USE PERMIT NO. 2019-02 TO EXPAND AN EXISTING CONSTRUCTION COMPANY BY ADDING A 14,282 SQUARE FOOT WAREHOUSE AREA AND 3,810 SQUARE FOOT OFFICE AREA LOCATED AT APN: 370-080-019 AND 027; and,

Resolution 2019-55:

A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF LAKE ELSINORE, CALIFORNIA, APPROVING COMMERCIAL DESIGN REVIEW NO. 2019-01 PROVIDING BUILDING

DESIGN AND RELATED IMPROVEMENTS FOR THE 14,282 SQUARE FOOT WAREHOUSE AND 3,810 SQUARE FOOT OFFICE ADDITION LOCATED AT APN: 370-080-019 AND 027.

4) Planning Application No. 2016-112 (Kassab Travel Center) - A New Travel Center Consisting of a Convenience Store with Three Quick-Serve Restaurants, Two Covered Gas-Dispensing Areas, and a Drive-Through Restaurant.

The Public Hearing was opened at 6:15 p.m. There were no conflict of Interest disclosures. Administrative Clerk Wells affirmed receipt of Proof of Publication and noted that correspondence had been received.

Assistant Community Development Director briefly identified what letters Staff received on the Project.

Senior Planner Abraham presented the Staff report and advised the Planning Commission that the Item would be continued to a later date.

The applicant Joseph Karaki stated he was good to continue the Hearing to a later date.

Appearing to speak: Evelyn Heidelberg

The Commissioners discussed the Project.

There being no further response to the Chairman's invitation to speak, the Public Hearing was continued to the December 3, 2019, Planning Commission Meeting

It was moved by Commissioner Armit, seconded by Commissioner Ross, and unanimously carried, to continue the Meeting to December 3, 2019.

STAFF COMMENTS

There were no comments from Staff.

COMMISSIONERS' COMMENTS

Vice-Chair Klaarenbeek made comments on the Summerly golf course.

ADJOURNMENT

There being no further business to come before the Commission, the Meeting was adjourned at 6:47 p.m. to Tuesday, November 19, 2019, at the Cultural Center, 183 N. Main Street, Lake Elsinore, CA 92530.

Michael Carroll

Michael Carroll
Chair

Justin Kirk

Justin Kirk
Assistant Community Development Director