

**ACTION MINUTES  
MEETING OF THE PLANNING COMMISSION  
TUESDAY, SEPTEMBER 18, 2018  
ARROYO GRANDE COUNCIL CHAMBERS  
215 EAST BRANCH STREET  
ARROYO GRANDE, CALIFORNIA**

**1. CALL TO ORDER**

Vice Chair George called the Planning Commission meeting to order at 6:00 p.m.

**2. ROLL CALL**

Planning Commission: Commissioners Frank Schiro, John Mack, Terry Fowler-Payne, and Lan George were present. Commissioner Glenn Martin was absent.

Staff Present: Community Development Director Teresa McClish, Planning Manager Matt Downing and Senior Office Assistant Patrick Holub were present.

**3. FLAG SALUTE**

Vice Chair George led the flag salute.

**4. AGENDA REVIEW**

None.

**5. COMMUNITY COMMENTS AND SUGGESTIONS**

Mary Jean Sage informed the Commission of an event on October 4<sup>th</sup> from 1-6pm called "Health and Housing: Building the Connection," which will be located at 801 Grand Avenue, San Luis Obispo, CA.

Patty Welsh, Arroyo Grande, stated that water, traffic, and fire are all important issues to consider when deciding whether to approve projects.

**6. WRITTEN COMMUNICATIONS**

The Commission received the following material after preparation of the agenda:

1. Memo dated September 18, 2018 from Planning Manager Downing regarding Agenda Item 8.a.
2. Letter from Sharlotte Wilson entitled "Project on Halcyon/Fair Oaks."
3. Information regarding the "Health and Housing: Building the Connection" event.

**7. CONSENT AGENDA**

**7.a. CONSIDERATION OF APPROVAL OF MINUTES**

**Recommended Action: Approve the minutes of the September 4, 2018 Regular Planning Commission Meeting.**

**Action:** Commissioner Mack moved to approve the consent agenda. Commissioner Schiro seconded, and the motion passed on the following roll call vote:

**AYES:** Mack, Schiro, Fowler-Payne, George

**NOES:** None

**ABSENT:** Martin

**8. PUBLIC HEARINGS**

- 8.a. CONSIDERATION OF VESTING TENTATIVE TRACT MAP 16-002, CONDITIONAL USE PERMIT 16-007, AND MITIGATED NEGATIVE DECLARATION; SUBDIVISION AND CONSTRUCTION OF TWENTY-THREE (23) RESIDENTIAL UNITS AND A 506 SQUARE FOOT NEIGHBORHOOD COFFEE SHOP; LOCATION – 362-382 S. HALCYON ROAD; APPLICANT – STACY BROMLEY; REPRESENTATIVE – STEVEN PUGLISI ARCHITECTS**

Commissioner Fowler-Payne announced she would recuse herself and step down for this item due to a conflict of interest resulting from her relation to the applicant.

Vice Chair George indicated that the recommendation before the Planning Commission was to continue the public hearing to a date uncertain, based on a request from the applicant. Vice Chair George invited an audience member to approach the podium to ask his question regarding notification of the future public hearing.

David Ellidge, Alder Street, asked how neighbors will be notified of the continued public hearing.

Planning Manager Downing outlined California Law, which directs the City's public hearing notification policy.

Commissioner Mack made a motion to continue the public hearing to a date uncertain and to include individuals who submitted speaker slips on the future notification list. Commissioner Schiro seconded the motion. The motion passed on the following roll call vote:

**AYES:** Mack, Schiro, George  
**NOES:** None  
**ABSENT:** Fowler-Payne (recused), Martin

- 8.b. DEVELOPMENT CODE AMENDMENT NO. 18-004; A PROPOSED ORDINANCE MAKING ADMINISTRATIVE UPDATES TO VARIOUS SECTIONS OF TITLE 2 (ADMINISTRATION AND PERSONNEL), TITLE 10 (VEHICLES & TRAFFIC), TITLE 12 (STREETS, SIDEWALKS AND PUBLIC PLACES), AND TITLE 16 (DEVELOPMENT CODE) OF THE ARROYO GRANDE MUNICIPAL CODE**

Community Development Director McClish presented the staff report and recommended the Commission recommend approval of Development Code Amendment 18-004 to the City Council. Community Development Director McClish responded to questions regarding historic designations, CEQA guidelines, and landmark trees.

Vice Chair George opened the public hearing. Hearing none, Vice Chair George closed the public comment period.

**Action:** Commissioner Mack moved to recommended approval of Development Code Amendment 18-004 to the City Council. Commissioner Schiro seconded the motion. The motion passed on the following roll call vote:

**AYES:** Mack, Schiro, George,  
**NOES:** Fowler-Payne  
**ABSENT:** Martin

**9. NON-PUBLIC HEARINGS**

None.

**10. ADMINISTRATIVE DECISIONS SINCE SEPTEMBER 4, 2018**

<b>Case No.</b>	<b>Applicant</b>	<b>Address</b>	<b>Description</b>	<b>Action</b>	<b>Planner</b>
TUP 18-016	Lance Gonzales	103 E. Branch Street	South County Chamber of Commerce Mixer	A	M. Downing

**11. COMMISSION COMMUNICATIONS**

Commissioner Mack made a motion to include, on a future agenda, an item regarding ministerial permitting in regards to historic structures. Commissioner Schiro seconded the motion. The motion passed on the following roll call vote:

**AYES:** Mack, Schiro, Fowler-Payne, George  
**NOES:** None  
**ABSENT:** Martin

Commissioner Mack commented that the Harvest Festival will be on September 28<sup>th</sup> and 29<sup>th</sup> in the Village.

Commissioner Schiro commented that the Arroyo Grande Beer Feast will be held at Heritage Square Park on October 13<sup>th</sup>.

Commissioner Fowler-Payne commented the Harvest Festival Scarecrow Contest is underway and that various businesses in the City are displaying decorated scarecrows.

**12. STAFF COMMUNICATIONS**

Community Development Director McClish commented that City Hall is participating in the Harvest Festival Scarecrow Contest and that the scarecrow is available to see in the lobby.

**13. ADJOURNMENT**

The meeting adjourned at 6:56 p.m.

**ATTEST:**

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**PATRICK HOLUB**  
**SENIOR OFFICE ASSISTANT**  
(Approved at PC Meeting \_\_\_\_\_)

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**GLENN MARTIN, CHAIR**