



DRAFT PLANNING COMMISSION ACTION MINUTES

CITY HALL – COUNCIL CHAMBER
68700 AVENIDA LALO GUERRERO
CATHEDRAL CITY, CA 92234

DATE: AUGUST 17, 2016

CALLED TO ORDER: 6:00 P.M.

COMMISSIONERS PRESENT/ABSENT

Chair Rivera	Present
Vice-Chair Rodriguez	Present
Commissioner Espericueta	Present
Commissioner Hagedorn	Present
Commissioner Holt	Present
Commissioner Jaquess	Present
Commissioner Snowden	Absent - Excused

STAFF PRESENT

Pat Milos, Community Development Director
Robert Rodriguez, Planning Manager
Erica L. Vega, Deputy City Attorney

APPROVAL OF MINUTES

- **August 3, 2016 Minutes:** Motion to approve by Commissioner Jaquess; Seconded by Commissioner Hagedorn; approved unanimously.

NON-PUBLIC HEARING ITEMS

Item #1

CASE No: Similar Use Determination No. 16-001 **STAFF:** Robert Rodriguez
Planning Manager

APPLICANT: Mayfield College
Lawrence Reeves

LOCATION: All PCC (Planned Community Commercial) Zoning Districts in the City.

REQUEST: To determine that vocational or trade schools are a similar use to the Conditional Uses of the PCC Zoning District.

RECOMMENDATION: Approval

MOTION: Approve Similar Use Determination No. 16-001.

VOTING RESULTS: Motion to approve by Commissioner Holt, seconded by Commissioner Hagedorn.

APPROVED: 6-0

AYES: Espericueta, Hagedorn, Holt, Jacquess, Rivera,
Rodriguez

NOES:

ABSENT: Snowden

PUBLIC HEARING ITEMS

Item #1

CASE No: Conditional Use Permit No. 16-025

STAFF: Robert Rodriguez
Planning Manager

APPLICANT: Remedy Inc.
Klint Jackson

LOCATION: 68945 Vista Chino, Suite C
Assessor's Parcel No. 675-143-058

REQUEST: To operate a medical cannabis business (dispensary) in a suite within an existing commercial building.

RECOMMENDATION: Approval

MOTION: Approve an exemption to the California Environmental Quality Act (CEQA) per Section 15301, Existing Facilities.

Approve Conditional Use Permit 16-025 to operate a medical cannabis business (dispensary) in a suite within an existing commercial building.

VOTING RESULTS: Motion to approve by Commissioner Hagedorn, seconded by Commissioner Espericueta.

APPROVED: 6-0

AYES: Espericueta, Hagedorn, Holt, Jacquess, Rivera,
Rodriguez

NOES:

ABSENT: Snowden

Item #2

CASE NO: Conditional Use Permit No. 16-011 **STAFF:** Robert Rodriguez
Planning Manager

APPLICANT: H.O.T.N. Club
Robert Fierro

LOCATION: 68945 Vista Chino, Suite A
Assessor's Parcel No. 675-143-058

REQUEST: To operate a medical cannabis business (dispensary) in a suite within
an existing commercial building.

RECOMMENDATION: Approval

MOTION: Approve an exemption to the California Environmental Quality Act
(CEQA) per Section 15301, Existing Facilities.

Approve Conditional Use Permit 16-011 to operate a medical cannabis
business (dispensary) in a suite within an existing commercial building.

VOTING RESULTS: Motion to approve by Commissioner Hagedorn, seconded by
Commissioner Espericueta.

APPROVED: 6-0

AYES: Espericueta, Hagedorn, Holt, Jacquess, Rivera,
Rodriguez

NOES:

ABSENT: Snowden

Item #3

CASE NO: Specific Plan Amendment No. 97-55B **STAFF:** Robert Rodriguez
General Plan Amendment No. 16-003 Planning Manager
Change of Zone No. 16-003

APPLICANT: City of Cathedral City

LOCATION: Rio Vista Village/Verano
Northwest corner of Verona Road and Landau Boulevard

REQUEST: A Specific Plan Amendment to the Rio Vista Village Specific Plan to
1) Amend the text of the MF-4 land use category requirements
establishing a minimum density; 2) Allow a density transfer between
Planning Area 1.1 and 2.2; and 3) a zone change for Planning Area
2.2 from R-6 to R-2.

RECOMMENDATION: Continue to September 7, 2016.

MOTION: To continue Specific Plan Amendment No. 97-55B, General Plan Amendment No. 16-003, and Change of Zone No. 16-003 to the next Planning Commission meeting on September 7, 2016.

VOTING RESULTS: Motion to approve by Commissioner Hagedorn, seconded by Commissioner Espericueta.

APPROVED: 6-0

AYES: Espericueta, Hagedorn, Holt, Jacquess, Rivera,
Rodriguez

NOES:

ABSENT: Snowden

Item #4

CASE No: Conditional Use Permit No. 14-011A **STAFF:** Robert Rodriguez
Planning Manager

APPLICANT: Green Cross Pharma
Maria Scagliotti

LOCATION: 68730 Summit Drive
Assessor's Parcel No. 678-161-026

REQUEST: To expand an existing medical cannabis business from approximately 2,500 square feet to 4,000 square feet within an existing industrial building.

RECOMMENDATION: Approval

MOTION: Approve an exemption to the California Environmental Quality Act (CEQA) per Section 15301, Existing Facilities.

Approve Conditional Use Permit 14-011A to expand an existing medical cannabis business from approximately 2,500 square feet to 4,000 square feet within an existing industrial building.

VOTING RESULTS: Motion to approve by Commissioner Espericueta, seconded by Commissioner Hagedorn.

APPROVED: 6-0

AYES: Espericueta, Hagedorn, Holt, Jacquess, Rivera,
Rodriguez

NOES:

ABSENT: Snowden

COMMISSIONER'S COMMENTS

- Commissioner Hagedorn would like staff reports and supporting materials delivered on a more timely basis.

CITY ATTORNEY REPORT

- No report

CITY PLANNER REPORT

- Pat Milos, Community Development Director, mentioned that there may be a need to schedule additional Planning Commission meetings during the remainder of this year.

The meeting was adjourned at approximately 7:02 p.m.