



DRAFT PLANNING COMMISSION ACTION MINUTES

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

DATE: MARCH 7, 2018

CALLED TO ORDER: 6:02 P.M.

COMMISSIONERS PRESENT/ABSENT

Chair Rivera	Absent - Excused
Vice-Chair Rodriguez	Present
Commissioner Barnes	Present
Commissioner Hagedorn	Present
Commissioner Jaquess	Absent - Excused

STAFF PRESENT

Robert Rodriguez, Planning Manager
Salvador Quintanilla, Associate Planner
Pat Milos, Community Development Director
John Corella, City Engineer
Paul Wilson, Fire Chief
Erica Vega, Assistant City Attorney

CONFIRMATION OF AGENDA

APPROVAL OF MINUTES

- **February 21, 2018:** Motion to approve by Commissioner Hagedorn, seconded by Commissioner Barnes; approved 3-0

PUBLIC HEARING ITEMS

Item 3.A.

CASE No: Conditional Use Permit No. 17-032

STAFF: Salvador Quintanilla
Associate Planner

APPLICANT: Lost Horse Supply Co., LLC
Jeffrey Miller

LOCATION: 68364 Commercial Road (APN: 687-312-011)

REQUEST: Consider a Conditional Use Permit application to operate a cannabis business (manufacturing and distribution and transportation site) within an existing commercial building in the CBP-2 (Commercial Business Park) Zoning District located at 68364 Commercial Road.

RECOMMENDATION: **APPROVE** an exemption to the California Environmental Quality Act (CEQA) pursuant to Section No. 15301, Class No. 1 (Existing Facilities).

APPROVE Conditional Use Permit No. 17-032 subject to the attached Conditions of Approval and based on the findings contained in the staff report.

MOTION: Motion to approve by Commissioner Hagedorn, seconded by Commissioner Barnes.

VOTING RESULTS: APPROVED: 3-0
AYES: Barnes, Hagedorn, Rodriguez
NOES:
ABSENT: Jaquess, Rivera

Item 3.B.

CASE NO: Conditional Use Permit No. 17-051 **STAFF:** Salvador Quintanilla
Associate Planner

APPLICANT: Omega Group Inc.
Gayk Akhsharumov

LOCATION: 68031 Ramon Road, Suite No. 103 (APN: 680-190-033)

REQUEST: Consider a Conditional Use Permit application to operate a cannabis business (dispensary with delivery) in a suite within an existing multi-tenant commercial building in the PCC (Planned Community Commercial) Zoning District located at 68031 Ramon Road, Suite No. 103.

RECOMMENDATION: **APPROVE** an exemption to the California Environmental Quality Act (CEQA) pursuant to Section No. 15301, Class No. 1 (Existing Facilities).

APPROVE Conditional Use Permit No. 17-051 subject to the attached Conditions of Approval and based on the findings contained in the staff report.

MOTION: Motion to approve by Commissioner Hagedorn, seconded by Commissioner Barnes.

VOTING RESULTS: APPROVED: 3-0
AYES: Barnes, Hagedorn, Rodriguez
NOES:
ABSENT: Jaquess, Rivera

Item 3.C.

CASE NO: Conditional Use Permit No. 17-034 **STAFF:** Salvador Quintanilla
Associate Planner

APPLICANT: Desert Oasis Group Inc.
Armen Harutyunyan

LOCATION: 68031 Ramon Road, Suite Nos. 201-206 (APN: 680-190-033)

REQUEST: Consider a Conditional Use Permit application to operate a cannabis business (cultivation and distribution/transportation site) within an existing multi-tenant commercial building in the PCC (Planned Community Commercial) Zoning District located at 68031 Ramon Road, Suite Nos. 201-206.

RECOMMENDATION: **APPROVE** an exemption to the California Environmental Quality Act (CEQA) pursuant to Section No. 15301, Class No. 1 (Existing Facilities).

APPROVE Conditional Use Permit No. 17-034 subject to the attached Conditions of Approval and based on the findings contained in the staff report with the following added Conditions of Approval:

- Added Condition No. 3.44: All cannabis cultivation related heating, ventilation, air conditioning and odor control plans and blue prints shall be stamped by a licensed HVAC Mechanical Engineer.
- Added Condition No. 3.45: All window arrays, doors and associated framing systems shall be renovated to install new glazing compounds and seals.
- Added Condition No. 3.46: Automatic closures shall be installed on all interior and exterior doors.
- Added Condition No. 3.47: All interior and exterior door seals shall be replaced and adjusted.
- Added Condition No. 3.48: All roll up doors, garage doors and associated systems shall be renovated and sealed.
- Added Condition No. 3.49: All roof venting, wall penetrations, panel joints, etc. shall be sealed.
- Added Condition No. 3.50: Air curtains shall be installed on all exterior doors.
- Added Condition No. 3.51: Anti-odor gels and diffusers shall be placed near all exterior doors and windows.

MOTION: Motion to approve by Commissioner Barnes, seconded by Vice-Chair Rodriguez.

VOTING RESULTS: APPROVED: 3-0
AYES: Barnes, Hagedorn, Rodriguez
NOES:
ABSENT: Jaquess, Rivera

COMMISSIONER'S COMMENT

- Commissioner Barnes announced he would be resigning from the Planning Commission.

CITY ATTORNEY REPORT

CITY PLANNER REPORT

- Staff stated the cannabis odor memo would be added as standard conditions in future conditions of approval.
- Commissioner Hagedorn stated an additional standard/condition should be added for inspecting charcoal filters/filter change-outs.

The meeting was adjourned at approximately 6:55 p.m.