



Agenda Item No.: 56.

AGENDA SUMMARY PAGE - PLANNING
PLANNING COMMISSION MEETING OF: SEPTEMBER 11, 2018

DEPARTMENT: PLANNING

DIRECTOR: ROBERT SUMMERFIELD

☐ Consent ☒ Discussion

SUBJECT:

SUP-7398 - SPECIAL USE PERMIT PUBLIC HEARING - APPLICANT/OWNER: OLIVE INAUS - It is possible action on a request for a Special Use Permit FOR A PROPOSED SHORT-TERM RESIDENTIAL RENTAL USE at 409 Kassabian Avenue (APN 162-02-810-053), R-1 (Single Family Residential) Zone, Ward 2 (Coffin) [PR-73984]. Staff recommends APPROVAL.

C.C. 10/17/2018

PROTESTS RECEIVED BEFORE

Planning Commission Mtg.

3

City Council Meeting

0

APPROVALS RECEIVED BEFORE:

Planning Commission Mtg.

0

City Council Meeting

0

RECOMMENDATION:

Staff recommends APPROVAL, subject to conditions:

BACKUP DOCUMENTATION:

1. Location, Aerial and Special Maps
2. Conditions and Staff Report
3. Supporting Documentation
4. Photo(s)
5. Justification Letter
6. Submitted after Final Agenda Protest Postcards and Protest Documentation Not Vetted Comment Form/Email (2) and Altered Postcard

Motion made by TRINITY HAVEN SCHLOTTMAN to Approve subject to conditions

Passed For: 5; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 2

DONNA TOUSSAINT, TRINITY HAVEN SCHLOTTMAN, SAM CHERRY, LOUIS DE SALVIO, BRENDA J. WILLIAMS; (Against-None); (Abstain-None); (Did Not Vote-None); (Excused-CHRISTINA ROUSH, VICKI QUINN)

Minutes:

CHAIR CHERRY declared the Public Hearing open.

STEVE SWANTON, Sr. Planner, reported that the applicant is proposing to operate a short-term residential rental unit that meets all minimum Special Use Permit (SUP) requirements of Title 19.12. Staff recommended approval with a condition requiring expungement of the SUP if the property is to be sold. Additional protest documents were submitted after publication.

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MARY McELHONE, Deputy Director of Planning, reported that Code Enforcement has had an active case at this location since June 2018. A Notice and Order was issued on August 22nd based upon information revealing that they had an active listing, and it looked like they were renting the subject location from September 6th through September 8th. The list was subsequently removed on August 31st. Additionally, it looked like they had at least five stays in May and one stay in June.

NATHAN TAYLOR stated that this is a great operator, and the Code Enforcement issues have been resolved. There were some listing issues that have been taken care of, and he said that some sites get addressed and put them on other sites; those have all been resolved. He requested approval.

COMMISSIONER SCHLOTTMAN stated that he had not heard opposition from anyone, and it meets all of the requirements for a proposed short-term rental.

CHAIR CHERRY declared the Public Hearing closed.

