



Agenda Item No.: 28.

DEPARTMENT: PLANNING
DIRECTOR: TOM PERRIGO

☐ Consent ☒ Discussion

SUBJECT: GPA-64853 - GENERAL PLAN AMENDMENT - PUBLIC HEARING -
APPLICANT/OWNER: DOUBLE ROOMS, LLC - For possible action on a request for a
General Plan amendment FROM: B19 (DESERT RURAL DENSITY RESIDENTIAL) TO: L
(LOW DENSITY RESIDENTIAL) 4.49 acres on the south side of Centennial Parkway, 275
feet west of Fort Apache Road (APN 125-30-502-009), Ward 6 (Ross) [PRJ-64731]. Staff
recommends APPROVAL.

C.C.: 09/07/2016

PROTESTS RECEIVED BEFORE:

Planning Commission Mtg.

14

City Council Meeting

0

APPROVALS RECEIVED BEFORE:

Planning Commission Mtg.

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City Council Meeting

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RECOMMENDATION:

Staff recommends APPROVAL

BACKUP DOCUMENTATION:

1. Location and Aerial Maps
2. Staff Report - GPA-64853 and ZON-64854 [PRJ-64731]
3. Supporting Documentation
4. Photo(s) - GPA-64853 and ZON-64854 [PRJ-64731]
5. Justification Letter - GPA-64853 and ZON-64854 [PRJ-64731]
6. Protest Postcards - GPA-64853 and ZON-64854 [PRJ-64731]
7. Submitted after Final Agenda - Protest E-mail for GPA-64853 and Protest Postcards for GPA-64853 and ZON-64854 [PRJ-64731]

Motion made by TRINITY HAVEN SCHLOTTMAN to Hold in abeyance Items 28 and 29 to 9/13/2016

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

CEDRIC CREAR, VICKI QUINN, TODD L. MOODY, TRINITY HAVEN SCHLOTTMAN, SAM CHERRY; (Against-None); (Abstain-None); (Did Not Vote-None); (Excused-GLENN TROWBRIDGE, GUS FLANGAS)

Minutes:

CHAIR MOODY declared the Public Hearing open for Items 28 and 29.

SPECIAL PLANNING COMMISSION MEETING OF: AUGUST 2, 2016

PETER LOWENSTEIN, Planning Section Manager, reported that amending the subject sites General Plan designation and associated zoning district would allow for a logical transition from the higher density properties to the north and the assisted living use to the east to the half-acre or larger lots to the south. As such, staff recommended approval of both applications. He noted that signs were posted in conformance with the Open Meeting Law.

RANDY BLACK, applicant/owner representative, indicated he was approached at the meeting by NATHAN TAYLOR, representative for a few of the neighbors, who asked if this item could be postponed in order to work together with the neighbors in proposing a use that everyone could agree on. MR. LOWENSTEIN informed MR. BLACK that the meeting date that this item would be held to would be September 13th. MR. BLACK was agreeable to this date.

MR. TAYLOR also expressed his agreement with holding the item until that date, as it would allow him time to complete his due diligence and come to an agreement.

BRIAN VEDDER, who resides near this site, indicated his opposition to the request for abeyance. CHAIR MOODY asked MR. VEDDER to make his comments regarding the merits of this case during Citizen Participation or at the September 13th meeting. MR. VEDDER indicated he would be present at the September 13th meeting.

MR. BLACK asked if the abeyance would require another public notice. MR. LOWENSTEIN stated no additional postcards would be sent out as the abeyance was considered the public notice.

CHAIR MOODY declared the Public Hearing closed for Items 28 and 29.