



Agenda City of Placerville Planning Commission

**Regular Meeting
Tuesday, October 18, 2016 - 6:00 P.M.
Town Hall, 549 Main Street, Placerville, California**

INFORMATION FOR COMMISSION MEETINGS

Information Available: Materials related to items on this Agenda, submitted to the Planning Commission either with or after distribution of the agenda packet, are available for public review without delay in the Development Services Department at City Hall, 3101 Center Street, 2nd floor, during normal business hours. Agendas and Staff Reports are also made available online at the Planning Commission Agenda webpage.

Items of Interest to the Public: This portion of the meeting is reserved for persons wishing to address the Commission on any matter not on the Agenda that is within the subject matter jurisdiction of the Planning Commission. State law prohibits the Commission from acting on items not listed on the Agenda except by special action of the Planning Commission under specified circumstances. The Chair will recognize the speaker. The Chair reserves the right to limit the speaker's time to three minutes. Personal attacks on individuals or comments which are slanderous or which may invade an individual's personal privacy will not be tolerated.

Consent Calendar: All matters listed under the Consent Calendar are considered routine and will be enacted by general consent, unless any Commissioner requests a roll call vote, or unless any member of the Commission or Staff or audience wishes to remove an item for discussion.

Public Hearings: Applicants (or appellants) are allowed time to present testimony at the beginning of the public hearing, and if needed, an opportunity to present rebuttal at the end of the public hearing. All other speakers may be limited in the length of time speaking, at the discretion of the Chair.

Matters from Commissioners and Staff: This item involves Commissioner and Development Services Department staff comments/reports on items not on the agenda.

Meeting Dates: The Commission meets regularly on the first and third Tuesday of each month at Town Hall in the City Council Chambers; additional meetings may be scheduled as needed.

Governing Regulations and Rules: The Commission conducts all meetings in accordance with the "Ralph M. Brown Act" (California Government Code Sections 54950, et seq.), per the City's Committee, Commissions & Board Policy Manual (City Council Resolution No. 7578), and the Planning Commission Bylaws.

CALL TO ORDER AND PLEDGE OF ALLEGIANCE TO THE FLAG

ROLL CALL: **Peter Wolfe, Chair**
 Daniel Robey, Vice Chair
 Michael Frenn, Member
 John List, Member
 George Lowry, Member

1. CONSENT CALENDAR:

- 1.1 Agenda: Regular Meeting, October 18, 2016**
- 1.2 [Minutes: Regular Meeting, September 20, 2016](#)**

2. ITEMS PULLED FROM CONSENT CALENDAR (IF APPLICABLE)

3. ITEMS OF INTEREST TO THE PUBLIC (PUBLIC COMMENT) – ITEMS NOT ON AGENDA

4. WRITTEN COMMUNICATIONS

5. PUBLIC HEARINGS

5.1 [385 Main Street – SPR 16-05](#)

Description: Request for awning on commercial building listed on the City's Historic Resource Inventory

Applicant: Gregory Phelps. Owner: Henry Cavigli Trust

Zoning/Land Use: CBD (Central Business District)

Legal Description: APN: 001-212-11

CEQA Status: Exempt

Staff Reference: Andrew Painter, City Planner

Recommended Action: Approve with conditions

5.2 [3110 Forni Road – SPR 08-03, VAR 15-01, VAR 15-02, EA 08-01](#)

Description: Request for twelve month extension of entitlements for the project known as the Forni Road Hotel

Applicant: Jim Fisher, R.E.Y. Engineers, Inc. Owner: Business Park LLC

Zoning/Land Use: HWC (Highway Commercial)

Legal Description: APN: 325-230-23

CEQA Status: Mitigated Negative Declaration, adopted 01/19/2010

Staff Reference: Andrew Painter, City Planner

Recommended Action: Approve with conditions

5.3 [1125 Broadway Court – CUP 15-02, SPR 15-03, EA 15-03](#)

Description: Request for the installation and use of a wireless communication facility, consisting of the installation of six (6) antennas mounted on a 75-foot high monopine with imitation bark, and branches and faux pine needles; one 900-square foot (30-feet by 30-feet) equipment compound lease area surrounded by 8-feet in height split-faced block concrete masonry unit wall with corrugated steel access gate

Applicant: Mark Lobaugh, Epic Wireless on behalf of Verizon Wireless

Owner: Beals-Stupek Properties

Zoning/Land Use: C (Commercial)

Legal Description: APN 002-181-14

CEQA Status: Draft Mitigated Negative Declaration

Staff Reference: Andrew Painter, City Planner

Recommendation: Approve with conditions

5.4 [485 Pierroz Road – SPR 88-18-R](#)

Description Request for Major Change to existing SPR to allow the construction and use of four carport structures mounted with PV solar panels on an existing commercial property.

Applicant: Owner: George Glicksman

Zoning/Land Use: C (Commercial)

Legal Description: APN:

CEQA Status: Exempt

Staff Reference: Andrew Painter, City Planner

Recommended Action: Approve with conditions

5.5 [Sidewalk Dining – Zone Change 16-02](#)

Description: Proposed text amendments to the City's zoning code (ZC 2016-02) to allow and regulate outdoor sidewalk dining with the public right-of-way.

Applicant: City of Placerville

CEQA Status: Exempt

Staff Reference: Pierre Rivas, Director

Recommended Action: Make recommendation to City Council to approve zoning code amendments

6. MATTERS FROM PLANNING COMMISSIONERS

7. MATTERS FROM STAFF

8. ADJOURNMENT