

MINUTES PLANNING COMMISSION MEETING July 17, 2018

The meeting of the El Cajon Planning Commission was called to order at 7:00 p.m.

PLEDGE OF ALLEGIANCE & MOMENT OF SILENCE.

COMMISSIONERS PRESENT: Paul CIRCO, Chair
Anthony SOTTILE, Vice Chair
Veronica LONGORIA
Darrin MROZ
Jerry TURCHIN

COMMISSIONERS ABSENT: None

STAFF PRESENT: Anthony SHUTE, Director / Planning Commission Secretary
Barbara LUCK, City Attorney
Ron Luis VALLES, Administrative Secretary

Chair CIRCO explained the mission of the Planning Commission and meeting procedures.

PUBLIC COMMENT:

There was none.

CONSENT CALENDAR:

Agenda Item:	1
	Planning Commission minutes of June 19, 2018

Motion was made by SOTTILE, seconded by MROZ, to approve the June 19, 2018 minutes; carried 4-0 (LONGORIA, abstained).

PUBLIC HEARING ITEMS:

Agenda Item:	2
Project Name:	South Johnson Residences
Request:	New Common Interest Development for three single-family residences

CEQA Recommendation:	Exempt
STAFF RECOMMENDATION:	RECOMMEND CITY COUNCIL APPROVAL
Project Number(s):	Planned Unit Development (PUD) No. 350; Tentative Parcel Map (TPM) No. 659
Location:	636 South Johnson Avenue
Applicant:	Alritaj, LLC; Nada Najim & Mohanad Khudhur
Project Planner:	Lorena Cordova, lcordova@cityofelcajon.us , 619.441.1539
City Council Hearing Required?	Yes August 14, 2018
Recommended Actions:	<ol style="list-style-type: none"> 1. Conduct the public hearing; and 2. MOVE to adopt the next resolutions in order recommending City Council approval of the CEQA determination, PUD No. 350 and TPM No. 659, subject to conditions.

SHUTE provided a PowerPoint presentation, and noted that staff recommended City Council approval.

LONGORIA recommended additional window trim to rear elevations. Commissioners concurred.

The applicant was not present. There was no public testimony.

Motion was made by LONGORIA, seconded by CIRCO, to adopt the next Resolutions in order recommending City Council approval of the CEQA determination, Planned Unit Development No. 350 and Tentative Parcel Map No. 659, adding a condition about adding window enhancements to rear elevations, and subject to conditions; carried 5-0.

This item has been joint-noticed for the City Council meeting at 7 p.m., August 14, 2018.

STAFF COMMUNICATIONS:

In the Director’s report, SHUTE provided information projects and on the Housing Capacity Monitoring Program. Additionally, he updated the Commissioners on the Cornerstone project, Dunkin Donuts, Salvation Army, Land Rover/Jaguar, South Magnolia, potential development at main trolley station, and Kaiser Hospital on East Main.

ADJOURNMENT:


Motion was made by MROZ, seconded by LONGORIA, to adjourn the meeting of the El Cajon Planning Commission at 7:22 p.m. this 17th day of July 2018 until August 7, 2018; carried 5-0.

[The remainder of this page intentionally left blank.]



Paul CIRCO, Chair

ATTEST:



Anthony SHUTE, AICP, Secretary