

LANCASTER PLANNING COMMISSION

Chairman James D. Vose
Vice Chairman Thomas (Randy) Hall
Commissioner Diana Cook
Commissioner Miguel S. Coronado
Commissioner Cassandra D. Harvey
Commissioner Sandy Smith

SPECIAL MEETING - AGENDA REVIEW

Monday, October 10, 2016

5:30 p.m.

**Parks, Recreation & Arts Conference Room
Lancaster City Hall**

The Commission Secretary hereby declares that the agenda was posted by 5:00 p.m. on Friday, October 7, 2016, at the entrance to the Lancaster City Hall Council Chambers

The Planning Commission Agenda Review is to provide Commissioners with the opportunity to review upcoming regular meeting agenda items with Staff. No public testimony will be taken on the items until the formal public hearing. Final agenda will be posted by 5:00 p.m. on Friday, October 14, 2016, at the entrance to the Lancaster City Hall Council Chambers and on the City's website.

CALL TO ORDER

ROLL CALL

Commissioners Cook, Coronado, Harvey, Smith, Vice Chair Hall, Chairman Vose

AGENDA REVIEW ITEMS

1. **Minutes from the Regular Meeting of September 19, 2016, and Minutes from the Special Meeting of October 3, 2016**
2. **Presentation: 50th Street West and Avenue J Concept Plan (Royal Investors)**
3. **Conditional Use Permit No. 16-05**

Applicant: Ray Schneider

Location: 706 West Milling Street

Request: Construct a two-story 8,000 square-foot commercial/office building, in the Mixed Use-Transit Oriented Development (MU-TOD) Zone

4. **a. Tentative Tract Map No. 61480**

Applicant: Royal Investors Group, LLC

Location: 28.9± gross acres located on the northeast corner of Lancaster Boulevard and future 35th Street East

Request: A subdivision for 130 single-family lots in the R-7,000 Zone

- b. Tentative Tract Map No. 62121**

Applicant: Royal Investors Group, LLC

Location: 30.3± gross acres located on the northwest corner of 40th Street West and Avenue K

Request: A subdivision for 115 single-family lots in the R-7,000 Zone

- c. Tentative Tract Map No. 63786**

Applicant: Antelope Valley Engineering

Location: 10± gross acres located on the northwest corner of 30th Street East and Avenue J-8

Request: A subdivision for 37 single-family lots in the R-7,000 Zone

d. Tentative Tract Map No. 66408

Applicant: Civil Design and Drafting, Inc.
Location: 4.77± gross acres located west of 22nd Street East and north of Avenue J-6
Request: A subdivision for 20 single-family lots in the R-7,000 Zone

e. Tentative Tract Map No. 72875 / Conditional Use Permit No. 14-08

Applicant: Imagine Development (Bruno Barbieri)
Location: 10.15± gross acres located on the northeast corner of 25th Street East and Avenue J-8
Request: A subdivision for 65 single-family lots as a Residential Planned Development (RPD) in the R-7,000 Zone

f. Vesting Tentative Tract Map No. 53229

Applicant: Royal Investors Group, LLC
CV Communities, LLC
Location: 483± gross acres bounded by Avenue K, future 62nd Street West, Avenue L and 70th Street West
Request: A subdivision for 1,594 single-family lots, 1 school lot of 13.39 acres and 1 park lot of 28.05 acres in the SP (Specific Plan) Zone

5. Lancaster Municipal Code Amendment: Medical Cannabis Cultivation Ordinance

Applicant: City of Lancaster
Location: City-wide
Request: Amendment of Title 5 and Title 17 of the City of Lancaster Municipal Code relating to the regulation of commercial medical cannabis cultivation

COMMISSION DISCUSSION

ADJOURNMENT

The meeting is adjourned to the Planning Commission Regular Meeting on Monday, October 17, 2016, at 6 p.m., in the Lancaster City Hall Council Chambers.