

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

AGENDA RECAP

REGULAR MEETING

Monday
October 17, 2016
6:00 p.m.

Council Chambers, Lancaster City Hall

View this Meeting on the web:

www.cityoflancasterca.org/PublicMeetings

The Commission Secretary hereby declares that the agenda was posted by 5:00 p.m. on Friday, October 14, 2016, at the entrance to the Lancaster City Hall Council Chambers

CALL TO ORDER

INVOCATION

PLEDGE OF ALLEGIANCE

ROLL CALL

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

PUBLIC BUSINESS FROM THE FLOOR

None.

UNCONTESTED PUBLIC HEARING

CONSENT CALENDAR

1. Approval of Minutes from the [Regular Meeting of September 19, 2016](#); and **APPROVED (6-0-0-0-0)**
Approval of Minutes from the [Special Meeting of October 3, 2016](#)
APPROVED (4-0-2-0-0) (ABSTAIN: Coronado and Smith)

NEW PUBLIC HEARINGS

2. [Conditional Use Permit No. 16-05](#)
APPROVED (6-0-0-0-0) to continue to November 21, 2016, Planning Commission meeting with direction to provide renofice

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

Recommendation: Adopt Resolution No. 16-09 approving Conditional Use Permit No. 16-05

3. **One-Year Extensions**

- a. [Tentative Tract Map No. 61480](#)
APPROVED (6-0-0-0-0)

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

Recommendation: Grant a one-year extension to October 17, 2017, based on the findings contained in the staff report and subject to the Revised Conditions List, Attachment to Resolution No. 05-65

b. Tentative Tract Map No. 62121

APPROVED (6-0-0-0-0)

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

Recommendation: Continue the public hearing to the November 21, 2016, Planning Commission meeting

c. Tentative Tract Map No. 63786

APPROVED (6-0-0-0-0)

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

Recommendation: Grant a one-year extension to October 16, 2017, based on the findings contained in the staff report and subject to the Revised Conditions List, Attachment to Resolution No. 06-77

d. Tentative Tract Map No. 66408

APPROVED (6-0-0-0-0)

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

Recommendation: Grant a one-year extension to October 19, 2017, based on the findings contained in the staff report and subject to the Revised Conditions List, Attachment to Resolution No. 09-28

e. Tentative Tract Map No. 72875 / Conditional Use Permit No. 14-08
APPROVED (6-0-0-0-0)

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

Recommendation: Grant a time extension to September 22, 2017, based on the findings contained in the staff report and subject to the Revised Conditions List, Attachment to Resolution No. 14-13

f. Vesting Tentative Tract Map No. 53229
APPROVED (6-0-0-0-0)

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

Recommendation: Grant a one-year extension to October 17, 2017, based on the findings contained in the staff report and subject to the Revised Conditions List, Attachment to Resolution No. 05-64

4. 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

Recommendation: Based on the direction provided by the City Council, the Commission should consider action on both of these recommendations:

1. Vote to support or not support the concept of allowing commercial medical cannabis cultivation facilities to locate within the City of Lancaster

2. Recommend, or recommend with modifications, to the City Council the draft ordinance attached hereto adding Chapter 5.56 and Chapter 17.43 to the Lancaster Municipal Code with the finding that it provides adequate safeguards to protect the general health, safety, and welfare of the City of Lancaster

DIRECTOR'S ANNOUNCEMENT

COMMISSION AGENDA

PUBLIC BUSINESS FROM THE FLOOR – NON -AGENDIZED ITEMS

None.

ADJOURNMENT

The meeting is recessed until 5:00 p.m. on Thursday, October 20, 2016, in the Council Chambers, Lancaster City Hall.