



**CITY OF WILDOMAR
OFFICIAL PLANNING COMMISSION MEETING MINUTES
FOR THE REGULAR MEETING OF DECEMBER 2, 2015**

CALL TO ORDER

The meeting of the Wildomar Planning Commission was called to order by Planning Commission Chairman Langworthy at 6:30 P.M. at Wildomar City Hall, Council Chambers.

ROLL CALL

Present: Veronica Langworthy Chairman, Dan Bidwell Vice-Chair,
Stan Smith, Commissioner, Gary D. Brown, Commissioner,
John Lloyd, Commissioner

Staff Present Matthew Bassi, Planning Director
Dan York, Assistant City Manager / Public Works Director
Alfredo Garcia, Assistant Planner
Erica Vega, Assistant City Attorney

Absent:

FLAG SALUTE

Vice-Chair Bidwell led the flag salute.

PUBLIC COMMENT:

None

PLANNING COMMISSION COMMUNICATIONS

Chairman Langworthy asked for a moment of silence for the incidence that occurred in San Bernardino.

APPROVAL OF AGENDA AS SUBMITTED

Commissioner Smith motioned to approve the agenda as submitted by staff. The motion was seconded by Commissioner Brown. Motion Carried, 5-0-0. The following vote resulted:

AYES: LANGWORTHY, BIDWELL, SMITH, BROWN, LLOYD
NOES: NONE
ABSENT: NONE
ABSTAIN: NONE

1.0 CONSENT CALENDAR

1.1 Minutes – September 16, 2015 Special Meeting

RECOMMENDATION: Staff recommends that the Planning Commission approve the Minutes as submitted.

Commissioner Brown motioned to approve the agenda as submitted by staff. The motion was seconded by Chairman Langworthy. Motion Carried, 3-0-1-1. The following vote resulted:

AYES: LANGWORTHY, SMITH, BROWN
NOES: NONE
ABSENT: BIDWELL
ABSTAIN: LLOYD

1.2 Minutes – October 21, 2015 Special Meeting

RECOMMENDATION: Staff recommends that the Planning Commission approve the Minutes as submitted.

Commissioner Smith motioned to approve the agenda as submitted by staff. The motion was seconded by Commissioner John. Motion Carried, 4-0-1. The following vote resulted:

AYES: LANGWORTHY, SMITH, BIDWELL, LLOYD
NOES: NONE
ABSENT: BROWN
ABSTAIN: NONE

2.0 PUBLIC HEARINGS

2.1 Tentative Tract Map No. 31667 - Extension of Time (PA 15-0098):

Planning Commission review and consideration of a 1-year extension of time for a County approved Tentative Tract Map (TTM No. 31667) requested by Beazer Homes located on the NEC of Grand Avenue and McVicar Street (APN: 380-060-007).

Director Bassi made a presentation to the Planning Commission.

Chairman Langworthy opened the public hearing and asked for public comments.

Lenny Dunn, applicant representative made a presentation to the Planning Commission.

Sam Alhadeff, applicant representative made a presentation to the Planning Commission.

Gary Andre, resident, provided public comment.

Gina Castanon, resident, with donated time from Ruben Castanon, resident, provided public comment.

Sam Alhadeff, provided responses to public comments.

With no further public comments, Chairman Langworthy closed the public hearing and asked for Commission discussion on the agenda item.

Commissioner Smith provided questions of staff regarding the time extension.

Assistant City Attorney Vega, provided responses to Commissioner Smith's question.

Director Bassi provided responses to the Commissioners questions.

With no further Commission discussion, Chairman Langworthy asked for a motion to adopt PC Resolution No. 2015-20 entitled:

PC RESOLUTION NO. 2015-20

A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF WILDOMAR, CALIFORNIA, APPROVING A ONE-YEAR (1) EXTENSION OF TIME TO NOVEMBER 15, 2016 FOR TENTATIVE TRACT MAP NO. 31667 (PLANNING APPLICATION NO. 15-0098), SUBJECT TO THE ORIGINAL CONDITIONS OF APPROVAL ADOPTED BY THE RIVERSIDE COUNTY BOARD OF

SUPERVISORS ON NOVEMBER 15, 2005, LOCATED ON THE
NEC OF GRAND AVENUE AND MCVICAR STREET (APN: 380-
060-007)

A Motion was made by Commissioner Smith and seconded by Commissioner Lloyd.

The **Motion** carried 4 - 1 with the following vote resulted:

AYES: LANGWORTHY, BIDWELL, SMITH, LLOYD
NOES: BROWN
ABSENT: NONE
ABSTAIN: NONE

2.2 Tentative Tract Map No. 32024 – Extension of Time (PA 15-0094):

Planning Commission review and consideration of a 1-year extension of time for a County approved Tentative Tract Map (TTM No. 32024) requested by Pacific Cove Investments, LLC located on the east side of Monte Vista Drive just south of Canyon Drive (APN: 367-140-007 & 011).

Director Bassi made a presentation to the Planning Commission.

Chairman Langworthy opened the public hearing and asked for public comments.

Eric Lunde, applicant representative made a presentation to the Planning Commission.

Mike Fitzgibbons, resident, provided public comment.

Mike Hernandez, resident, provided public comment.

James Howey, resident, provided public comment.

With no public comments, Chairman Langworthy closed the public hearing and asked for Commission discussion on the agenda item.

Commissioner Smith, provided comment regarding the agenda item.

Dan York, Assistant City Manager provided further responses to the Commissioner Smith questions.

Vice Chairman Bidwell provided questions of staff regarding traffic.

Dan York, Assistant City Manager provided responses to the Commissioners questions.

With no further Commission discussion, Chairman Langworthy asked for a motion to adopt PC Resolution No. 2015-21 entitled:

PC RESOLUTION NO. 2015-21

A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF WILDOMAR, CALIFORNIA, APPROVING A ONE-YEAR (1) EXTENSION OF TIME TO APRIL 4, 2017 FOR TENTATIVE TRACT MAP NO. 32024 (PLANNING APPLICATION NO. 15-0094), SUBJECT TO THE ORIGINAL CONDITIONS OF APPROVAL ADOPTED BY THE RIVERSIDE COUNTY BOARD OF SUPERVISORS ON APRIL 4, 2006, LOCATED ON THE EAST SIDE OF MONTE VISTA DRIVE JUST SOUTH OF CANYON DRIVE (APN: 367-140-007 & 011

A Motion was made by Commissioner Smith and seconded by Vice-Chairman Bidwell.

The **Motion** carried 5 - 0 with the following vote resulted:

AYES: LANGWORTHY, SMITH, BIDWELL, BROWN, LLOYD
NOES: NONE
ABSENT: NONE
ABSTAIN: NONE

2.3 Tentative Tract Map No. 31896 - Minor Change (PA 15-0099):

Planning Commission review and consideration of a minor change to a County approved Tentative Tract Map (TTM 31896) requested by MDMG, Inc. located on the northwest corner of Palomar Street and Starbuck Circle (APN: 380-210-003, 004, 005, 008, & 016).

Director Bassi made a presentation to the Planning Commission.

Chairman Langworthy opened the public hearing and asked for public comments.

Larry Markham, applicant representative made a presentation to the Planning Commission.

With no public comments, Chairman Langworthy closed the public hearing and asked for Commission discussion on the agenda item.

With no further Commission discussion, Chairman Langworthy asked for a motion to adopt PC Resolution No. 2015-22 entitled:

PC RESOLUTION NO. 2015-22

A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF WILDOMAR, CALIFORNIA, APPROVING A MINOR CHANGE TO TENTATIVE TRACT MAP NO. 31896 (PLANNING APPLICATION NO. 15-0099), SUBJECT TO THE ORIGINAL CONDITIONS OF APPROVAL ADOPTED BY THE RIVERSIDE COUNTY BOARD OF SUPERVISORS ON APRIL 4, 2006, LOCATED ON THE NORTHWEST CORNER OF PALOMAR STREET AND STARBUCK CIRCLE (APN: 380-210-003, 004, 005, 008, & 016)

A Motion was made by Commissioner Smith and seconded by Commissioner Brown.

The **Motion** carried 5 - 0 with the following vote resulted:

AYES: LANGWORTHY, SMITH, BIDWELL, BROWN, LLOYD
NOES: NONE
ABSENT: NONE
ABSTAIN: NONE

3.0 GENERAL BUSINESS ITEMS:

3.1 Election of New Planning Commission Officers:

The Planning Commission will elect a new Chairman and Vice-Chairman for the 2016 calendar year in accordance with the City of Wildomar Planning Commission Bylaws.

A Motion was made by Commissioner Smith to nominate Chairman Langworthy as Chairman for the 2016 calendar year, and seconded by Commissioner Brown.

Motion Carried 5 – 0 with the following vote resulted:

AYES: LANGWORTHY, SMITH, BIDWELL, BROWN, LLOYD
NOES: NONE
ABSENT: NONE
ABSTAIN: NONE

A Motion was made by Chairman Langworthy to nominate Commissioner Brown for Vice-Chairman for the 2016 calendar year and seconded by Commissioner Lloyd.

Motion Carried, 5 - 0 with the following vote resulted:

AYES: LANGWORTHY, SMITH, BIDWELL, BROWN , LLOYD
NOES: NONE
ABSENT: NONE
ABSTAIN: NONE

Planning Directors Report

Director Bassi also informed the Commission that there will be a January 6, 2016 meeting in which staff will present the Horizon and Grove Park Mixed Use Development projects.

Assistant City Attorney's Report

Assistant City Attorney Vega reminded the Planning Commission to complete their Ethics Training and turn in the certificates to the City Clerk.

ADJOURNMENT

Chairman Langworthy adjourned the December 2, 2015 regular Planning Commission meeting at 7:25 P.M.



Matthew C. Bassi
Planning Director/Minutes Secretary