



CITY OF DESERT HOT SPRINGS

JOINT SPECIAL MEETING OF THE CITY COUNCIL AND PLANNING COMMISSION

AGENDA

NOVEMBER 7, 2017
5:00 PM

CITY COUNCIL CHAMBERS
CARL MAY COMMUNITY CENTER
11711 West Drive, Desert Hot Springs, California

NOTICE IS HEREBY GIVEN, as provided by Government Code Section 54956, that Mayor Matas and Chairman Voss have called a Joint Special Meeting of the Desert Hot Springs City Council and Planning Commission for the purpose stated below:

CALL TO ORDER

ROLL CALL: CITY COUNCIL

ROLL CALL: PLANNING COMMISSION

PLEDGE OF ALLEGIANCE

PUBLIC COMMENTS

At this time, pursuant to State law, any person may comment on an item which is NOT on the agenda. PLEASE STATE YOUR NAME AND CITY OF RESIDENCE FOR THE RECORD.

Comments are limited to three (3) minutes per speaker. All comments are to be directed to the City Council and shall be devoid of any personal attacks. Members of the public are expected to maintain a professional, courteous decorum during public comments.

PUBLIC HEARING

1. [Specific Plan No. 01-17 and General Plan Amendment No. 02-17. A Request for an Amendment to the General Plan Land Use Designation from I-L \(Light Industrial\) to I-L/SP \(Light Industrial / Specific Plan\) and to Adopt the Proposed Specific Plan by Ordinance Replacing the Current Zoning Designation, Uses Permitted, Development Standards, Etc. for the Coachillin Cannabis Business Park Project Located on the East Side of Indian Avenue between 18th Avenue and 19th Avenue](#)
Community Development Director, Daniel Porras
Recommendation: 1) Staff Report;

- 2) Entertain questions of Staff from the Planning Commission
- 3) Entertain questions of staff from the City Council;
- 4) Open the Public Hearing;
- 5) Take Testimony from Applicant;
- 6) Take Public Testimony;
- 7) Opportunity for Applicant Rebuttal;
- 8) Close the Public Hearing;
- 9) PLANNING COMMISSION discussion and consideration.

RECOMMENDATION: That the PLANNING COMMISSION make a favorable recommendation to the City Council for the following:

- A) Adoption of the Findings of Fact as the Commission's own findings;
 - B) Approval of Specific Plan No. 01-17 and introduction of associated Ordinance;
 - C) Approval of General Plan Amendment 02-17;
 - D) Find that the Parcel Map No. 37158 is in substantial conformance with the previously approved tentative map;
 - E) Approve the Subdivision Improvement Agreement and Letter of Credit, allowing substantive changes to be made by the City Manager, Interim City Engineer, and City Attorney as they deem appropriate;
 - F) Authorize the City Clerk and Interim City Engineer to sign the final map evidencing the City Council's approval only after all of the following have been done: 1) all supporting documents, including but not limited to the Subdivision Improvement Agreement, and securities are approved by City Staff; 2) the Subdivider has complied with all of the Conditions of Approval associated with the Tentative Tract Map; 3) the Subdivider has provided sufficient security for all improvements to the satisfaction of the Interim City Engineer
 - G) Authorize Staff to process and file the final map and all supporting agreements, including the Subdivision Improvement Agreement, with the County Recorder's Office when Subdivider has complied with all of the following: 1) all of the Conditions of Approval associated with the Tentative Tract Map; and 2) has provided sufficient security for all improvements to the satisfaction of the Interim City Engineer.
- 10) CITY COUNCIL discussion and consideration.

RECOMMENDATION: That the CITY COUNCIL approve the following:

- A) Adoption of the Findings of Fact as the City Council's own findings;
- B) Approval of Specific Plan No. 01-17 and introduction of associated Ordinance;

- C) Approval of General Plan Amendment 02-17;
- D) Find that the Parcel Map No. 37158 is in substantial conformance with the previously approved tentative map;
- E) Approve the Subdivision Improvement Agreement and Letter of Credit, allowing substantive changes to be made by the City Manager, Interim City Engineer, and City Attorney as they deem appropriate;
- F) Authorize the City Clerk and Interim City Engineer to sign the final map evidencing the City Council's approval only after all of the following have been done: 1) all supporting documents, including but not limited to the Subdivision Improvement Agreement, and securities are approved by City Staff; 2) the Subdivider has complied with all of the Conditions of Approval associated with the Tentative Tract Map; 3) the Subdivider has provided sufficient security for all improvements to the satisfaction of the Interim City Engineer
- G) Authorize Staff to process and file the final map and all supporting agreements, including the Subdivision Improvement Agreement, with the County Recorder's Office when Subdivider has complied with all of the following: 1) all of the Conditions of Approval associated with the Tentative Tract Map; and 2) has provided sufficient security for all improvements to the satisfaction of the Interim City Engineer.

ADJOURN

NOTICES

Title 2

In an effort to comply with the requirements of Title 2 of the Americans With Disabilities Act of 1990, the City of Desert Hot Springs requires that any person in need of any type of special equipment, assistance, or accommodation(s) in order to communicate at a City public meeting, must inform the City Clerk a minimum of 72 hours prior to the scheduled meeting to enable the City to make reasonable arrangements.

SB 343

In accordance with California Government Code Section 54957.5, any writing or document that is a public record, relates to an open session agenda item, and is distributed less than 72 hours prior to a regular meeting will be made available for public inspection in the Office of the City Clerk at City Hall during normal business hours at 65950 Pierson Boulevard, Desert Hot Springs, CA 92240.

If, however, the document or writing is not distributed until the regular meeting to which it relates, then the document or writing will be made available to the public at the location of the meeting, as listed on this agenda at 11711 West Drive, Desert Hot Springs, CA 92240.