



# **CITY OF DESERT HOT SPRINGS**

## **REGULAR MEETING OF THE PLANNING COMMISSION**

### **DRAFT ACTION MINUTES**

**DECEMBER 11, 2018**

**6:00 PM**

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

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### **CALL TO ORDER**

Chair Buchanan called the Planning Commission meeting to order at 6:00 P.M.

### **ROLL CALL**

**Present:**

Commissioners: James Nindel, Gary Gardner

Vice Chairman: Scott De la Torre

Chairman: Larry Buchanan

**Absent:**

Commissioners: Robert Griffith

### **PLEDGE OF ALLEGIANCE**

Vice Chair De La Torre led the Pledge of Allegiance.

### **APPROVAL OF THE AGENDA**

**Action:** Gardner moved to approve the December 11, 2018 regular meeting agenda, motion seconded by De la Torre, motion carried 4/0 by the following vote:

**Vote:**

Passed

AYES: 4 - Gardner, De la Torre, Buchanan, Nindel

NOES: 0 - (None)

ABSENT: 1 - Griffith

## **MINUTES**

### **1. Planning Commission Regular Meeting Minutes: November 13, 2018**

*Recording Secretary, Ana Morales*

**Recommendation:** Approve the Minutes as submitted; or as corrected.

Action: Nindel moved to approve the November 13, 2018 Planning Commission minutes, motion seconded by Gardner, motion carried 4/0 by the following vote:

Vote: AYES: 4 - Gardner, De la Torre, Buchanan, Nindel  
Passed NOES: 0 - (None)  
ABSENT: 1 - Griffith

## **PUBLIC COMMENTS**

There were no Public Comments.

## **PUBLIC HEARINGS**

### **2. Amendment to Development Permit No 17-05 & Design Review No 16-05; applications for the development of sixteen (16) new contemporary Mediterranean single-family residences within the Rolling Hills Estates Residential Tract located north of Mission Lakes Blvd and east of Little Morongo Road in the R-L (Residential, Low Density) zone.**

*Community Development Director, Rebecca Deming*

**Recommendation:** 1) Staff Report;  
2) Entertain Questions of Staff from Planning Commission;  
3) Open the Public Hearing;  
4) Take Testimony from Applicant;  
5) Take Public Testimony;  
6) Opportunity for Applicant Rebuttal;  
7) Close the Public Hearing;  
8) Planning Commission discussion and questions to Staff;  
and  
9) A recommendation from staff for to approval of the following amendments: (1) Development Permit No.17-05 and (2) Design Review No. 16-05; applications for the development of a sixteen (16) contemporary Mediterranean single-family residences in Rolling Hills Estates residential subdivision north of Mission Lakes Blvd and east of Little Morongo Road in the R-L (Residential Low) District. APN's: 661-551-001, -002, -003, -004, -005, -006, -007; 661-550-011, -012, -013, -014, -015, -016, -017, -018, -019.

Jocelyn Torres, Associate Planner, presented the staff report and responded to questions.

Chair Buchanan opened the Public Hearing

John Pavelak, Principal of the project, responded to the Commissioner's questions.

Chris Ifeanyi, Applicant, addressed the commission.

Susan Chantellin spoke in favor of the project.

Chair Buchanan closed the Public Hearing.

Action: Buchanan moved to approve staff recommendation with the added condition that the Applicant / Developer shall remove the "Dog Park" callout from the plans, motion seconded by Gardner, motion carried 3/0 by the following vote:

Vote:  
Passed  
AYES: 3 - Gardner, Buchanan, Nindel  
NOES: 0 - (None)  
ABSENT: 1 - Griffith  
ABSTAIN: 1 - De la Torre

**3. Conditional Use Permit No. 03-15 Time Extension: A request for a one-year time extension, for the Oxford Properties Cultivation Project located at the northeast corner of Little Morongo Road and Dillon Road.**

*Community Development Director, Rebecca Deming*

**Recommendation:** 1) Staff Report;  
2) Entertain Questions of Staff from Planning Commission;  
3) Open the Public Hearing;  
4) Take Testimony from Applicant;  
5) Take Public Testimony;  
6) Opportunity for Applicant Rebuttal;  
7) Close the Public Hearing;  
8) Planning Commission discussion and questions to Staff;  
and  
9) Recommendation from staff that the Planning Commission approve a one-year extension of time for Conditional Use Permit No. 03-15 for the Oxford Properties Cultivation Project located at the northeast corner of Little Morongo Road and Dillon Road in the I-L (Light Industrial Zone). APN: 665-110-004-3

Patricia Villagomez, Planning Technician, presented the staff report and responded to questions.

Chair Buchanan opened the Public Hearing.

There was no public testimony.

Chair Buchanan closed the Public Hearing.

Action: Gardner moved to approve staff recommendation, motion seconded by Nindel, motion carried 4/0 by the following vote:

Vote:  
AYES: 4 - Gardner, De la Torre, Buchanan, Nindel

Passed

NOES: 0 - (None)  
ABSENT: 1 - Griffith

### **CHAIR AND PLANNING COMMISSION MEMBER REPORTS**

Commissioner Gardner presented his report.

### **COMMUNITY DEVELOPMENT DIRECTOR REPORT**

Rebecca Deming, Community Development Director, presented her report.

### **PUBLIC COMMENTS**

There were no Public Comments.

### **ADJOURN REGULAR MEETING**

Chair Buchanan adjourned the meeting at 6:45 P.M.

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Ana Morales, Community Development Secretary