

PLANNING COMMISSION CITY OF PALM SPRINGS, CALIFORNIA

Council Chamber, 3200 East Tahquitz Canyon Way, Palm Springs, California
www.palmspringsca.gov

AGENDA

Wednesday
November 8, 2017



11:00 AM Study Session
1:30 PM Regular Meeting

Kathy Weremiuk, Chair
Lyndon Calerdine, Vice Chair
Douglas Donenfeld
Michael Hirschbein
Douglas Hudson
Randy Lowe
Lisa Middleton

Staff Liaisons:

Flinn Fagg, AICP, Director of Planning Services
Michael Daudt, Deputy City Attorney
Thomas Garcia, Director of Engineering Services
Terri Hintz, Planning Administrative Coordinator
Noriko Kikuchi, Assistant Planner
Ken Lyon, Associate Planner
Glenn Mlaker, AICP, Associate Planner
Edward Robertson, Principal Planner

Pursuant to the Government Code Section 54957.5(b)(2) the designated office for inspection of public records in connection with the meeting is the Office of the City Clerk, City Hall, 3200 E. Tahquitz Canyon Way. Complete Agenda Packets are available for public inspection at: City Hall, Office of the City Clerk. Agenda and staff reports are available on the City's website: www.palmspringsca.gov. If you would like additional information on any item appearing on this agenda, please contact the Planning Department at (760) 323-8245.

It is the intention of the City of Palm Springs to comply with the Americans with Disabilities Act (ADA) in all respects. If, as an attendee or a participant at this meeting, or in meetings on a regular basis, you will need special assistance beyond what is normally provided, the City will attempt to accommodate you in every reasonable manner. Please contact the Planning Department, (760) 323-8245, at least 48 hours prior to the meeting, to inform us of your particular needs and to determine if accommodation is feasible.

Planning Commission regular meetings are webcast live on the City's website: www.palmspringsca.gov and PSCTV Channel 17. Meetings are re-broadcast (following the meeting) on Wednesday at 1:30 pm and Sunday at 1:30 pm.

**11:00 AM STUDY SESSION
(Large Conference Room)**

CALL TO ORDER:

ROLL CALL:

PUBLIC COMMENTS: Three (3) minutes are allowed for each speaker.

DISCUSSION ITEMS:

1. **ART COLONY SITE PLAN (CASE NOS. 5.1417 PD-388; 3.4025 MAJ, TTM 37309 AND GPA). (GM)**
2. **REVIEW OF DEVELOPMENT AGREEMENT REQUIREMENTS IN PREPARATION FOR THE JOINT CITY COUNCIL AND PLANNING COMMISSION MEETING.**

ADJOURNMENT: The Planning Commission will adjourn to their regular meeting at 1:30 pm, Wednesday, November 8, 2017, City Hall, Council Chamber, 3200 East Tahquitz Canyon Way.

**1:30 PM REGULAR MEETING
(Council Chamber)**

CALL TO ORDER:

ROLL CALL:

REPORT OF POSTING OF AGENDA: Agenda available for public access at the City Hall exterior bulletin board (west side of Council Chamber) and the Planning Services counter by 6:00 pm on Thursday, November 2, 2017.

ACCEPTANCE OF THE AGENDA: The Planning Commission will discuss the order of the agenda, may amend the order, note abstentions and request Consent Calendar items be removed from the consent calendar for discussion.

PUBLIC COMMENTS: This time has been set aside for members of the public to address the Planning Commission on Consent Calendar and other agenda items; and items of general interest within the subject matter jurisdiction of the Commission. Please note that the Planning Commission is prohibited from taking action on items not listed on the posted agenda. Three (3) minutes is allowed for each speaker. Testimony for Public Hearings maybe offered at this time or at the time of the hearing.

1. CONSENT CALENDAR:

The following routine matters may be acted upon by one motion. Individual items may be removed by the Commission for separate discussion at this time.

- 1A. **APPROVAL OF MINUTES: OCTOBER 25, 2017**
RECOMMENDATION: Approve.

EXCLUDED CONSENT CALENDAR: Items removed the Consent Calendar for separate discussion is considered at this time.

2. **PUBLIC HEARINGS:** None.

3. **UNFINISHED BUSINESS:**

3A. **PALM SPRINGS SAFE ACCESS INC. FOR AN APPEAL OF THE PLANNING DIRECTOR'S DENIAL OF A SIGN PERMIT APPLICATION FOR THE BUSINESS AT 1247 SOUTH GENE AUTRY TRAIL (CASE 17-056 APPL). (FF)**

RECOMMENDATION: Consider the appeal request and take the appropriate action.

3B. **MARK WALTERS AND RICK CASSAR, OWNERS, FOR A MAJOR ARCHITECTURAL APPLICATION TO CONSTRUCT A 7,211 SQUARE FOOT SINGLE-FAMILY RESIDENCE ON A HILLSIDE LOT LOCATED AT 1610 HILLVIEW COVE (ZONE R-1-C (CASE 3.4035 MAJ / 7.1527 AMM). (KL)**

RECOMMENDATION: Approve with conditions.

3C. **BEST SIGNS, INC., ON BEHALF OF HUNTINGTON GARDENS, LLC., FOR AN AMENDMENT TO AN EXISTING SIGN PROGRAM FOR THE SUNRISE CENTER, A MULTI-TENANT SHOPPING CENTER, LOCATED AT 100-186 SOUTH SUNRISE WAY, ZONE PD (CASE SP 17-007). (NK)**

RECOMMENDATION: Approve subject to conditions.

4. **NEW BUSINESS:**

4A. **LEGACY PALM SPRINGS, LLC, OWNER, FOR A MAJOR ARCHITECTURAL APPLICATION PROPOSING A DEVELOPMENT OF A 114-BED ASSISTED LIVING FACILITY WITH ACCESSORY COMMERCIAL USES ON A 1.43-ACRE LOT LOCATED AT 1000 NORTH PALM CANYON DRIVE, ZONE PDD 357 (CASE 5.1237 MAJ). (KL)**

RECOMMENDATION: Approve with conditions.

PLANNING COMMISSION REPORTS, REQUESTS AND COMMENTS: Brief general comments and/or other issues of concern from members of the Planning Commission.

PLANNING DIRECTOR'S REPORT: Update the Planning Commission on important items.

ADJOURNMENT: The Planning Commission will adjourn to 1:30 pm, Wednesday, December 13, 2017, City Hall, Council Chamber, 3200 East Tahquitz Canyon Way.