



**AGENDA
REGULAR MEETING
OF THE LOMPOC PLANNING COMMISSION**

Wednesday June 15, 2016 at 6:30 p.m.
City Council Chambers, Lompoc City Hall

ROLL CALL: Commissioner Federico Cioni
Commissioner Allan Clark
Commissioner Ron Fink
Commissioner Mary Leach
Commissioner Jack Rodenhi

ORAL COMMUNICATIONS:

CONSENT CALENDAR:

(All items listed under Consent Calendar are considered to be routine and will be enacted by one motion in the form listed below. There will be no separate discussion of these items unless good cause is shown prior to the time the Commission votes on the motion to adopt.)

PUBLIC HEARING ITEMS:

1. [DR 16-01 – Development Plan](#)

A request from Tom Davidson, representing property owner Steve Zotovich, for Planning Commission consideration of a proposal to construct a 31,119 square foot, three-tenant winery warehouse with parking and truck loading at 1016 West Aviation Avenue (APN 093-450-046/Parcel 2 of LOM 598-P). The proposed site is approximately 1.84 acres and is located in the *Business Park (BP)* Zoning District. This action is exempt pursuant to Section 15332 (In-fill Development Projects) of the California Environmental Quality Act (CEQA).

2. [LOM 604 – Lot Line Adjustment](#)

A request from Rob Lewis, representing property owner Tom Hauenstein, for Planning Commission consideration of a lot line adjustment taking approximately 812 sf from three parcels and adding 812 sf to an interior parcel. The proposal involves adjustment of the rear yard boundaries of 209, 213, and 217 South Seventh Street (APNs 085-260-051;-052; and 053) with the adjoining parcel APN 085-260-040 (1412 East Cypress). The proposed parcels are located in the *Single Family Residential 7-R-1* Zoning District. This action is not required to comply with the California Environmental Quality Act (CEQA) because it is not a “project” for CEQA purposes.

3. LOM 605 – Lot Line Adjustment

A request by Rob Lewis, representing property owner Tom Hauenstein, for Planning Commission consideration of a lot line adjustment taking approximately 4,414 sf from three parcels and adding 4,414 sf to an interior parcel. The proposal involves adjustment of the rear yard boundaries of 1321, 1325, and 1329 East Hickory Avenue (APNs 085-260-054;-055; and 056) with the adjoining parcel APN 085-260-040 (1412 East Cypress). The proposed parcels are located in the *Single Family Residential 7-R-1* Zoning District. This action is not required to comply with the California Environmental Quality Act (CEQA) because it is not a “project” for CEQA purposes.

NEW BUSINESS

- Elect Chair and Vice Chair

ORAL COMMUNICATIONS:

WRITTEN COMMUNICATIONS:

APPROVAL OF MINUTES: February 10, 2016

DIRECTOR/STAFF COMMUNICATIONS:

- CUP 12-04 – CrossFit Ohana Status Report
- June 21 – Joint City Council / Planning Commission meeting Council Chambers 5:30 pm

COMMISSION REQUESTS:

- Commissioner Rodenhi’s request to add language to Chapter 17.144 Interpretation

ADJOURNMENT:

Any person interested in an agenda item may contact the staff person noted above at the Planning Division 805/736-1261.

Any person has the right to appeal a Planning Commission action to the City Council. Contact the Planning Division staff member listed above for additional information regarding an appeal and for the required appeal form; the fee is \$257.80. When the Planning Commission action is a recommendation to approve, no appeal is necessary the item will be heard by the City Council. If the Planning Commission action is a recommendation for denial, an appeal must be filed in ten (10) days in accordance with Section 17.132.050 (C) of the Zoning Ordinance.

If you challenge an action taken by the Planning Commission in court, you may be limited to raising only those issues you or someone else raised at the public hearing described in that notice, or in written correspondence delivered to the Planning Commission, at, or prior to, the public hearing.

Pursuant to Government Code requirements this agenda is posted 72 hours in advance of the meeting in the lobby of City Hall and in the Lompoc Library. Supplemental materials related to an Agenda Item that were submitted to the Planning Commission after distribution of this Agenda packet are available for public inspection in the Lobby of City Hall at 100 Civic Center Plaza, Lompoc between 9:00 a.m. and 5:00 p.m. Monday through Friday.