



## **Planning Commission**

### **Agenda**

**Monday, April 22, 2019**

6:00 p.m.

City Hall - Council Chambers  
130 Cremona Drive, Suite B  
Goleta, California

### **Members of the Planning Commission**

*Jennifer R. Smith, Chair*

*Robert K. Miller, Vice Chair*

*Ed Fuller, Commissioner*

*Katie Maynard, Commissioner*

*Bill Shelor, Commissioner*

*Peter Imhof, Secretary*

*Winnie Cai, Assistant City*

*Attorney*

*Linda Gregory, Recording Clerk*

**AMERICANS WITH DISABILITIES ACT:**

In compliance with the ADA, if special assistance is needed to participate in a Planning Commission meeting (including assisted listening devices), please contact the City Clerk's office at (805) 961-7505. Notification at least 72 hours prior to the meeting helps to ensure that reasonable arrangements can be made to provide accessibility to the meeting.

**TELEVISION COVERAGE:**

Each regular Planning Commission meeting is broadcast live on Goleta City TV Channel 104.148 (Cox Subscribers Channel 19) on the 2nd and 4th Mondays and rebroadcast on Sundays and Tuesdays at 10:00 a.m. and 5:00 p.m.

**WEB STREAMING:**

Live or archived webstreaming of the Planning Commission meetings is available at <https://tinyurl.com/GoletaMeetings>

**WRITTEN SUBMITTALS TO THE PLANNING COMMISSION:**

Written submittals concerning agenda items may be emailed to Wendy Winkler, Management Assistant, e-mail: [wwinkler@cityofgoleta.org](mailto:wwinkler@cityofgoleta.org); or mail: Attn: Planning Commission at 130 Cremona Drive, Suite B Goleta, California 93117. In order to be disseminated to the Planning Commission for consideration during the meeting, written information must be submitted no later than Monday by noon prior to the Planning Commission meeting. Material received after this time may not be reviewed by the Planning Commission prior to the meeting.

**CALL TO ORDER AND PLEDGE OF ALLEGIANCE****ROLL CALL OF PLANNING COMMISSION****PUBLIC FORUM**

At this time the public shall have an opportunity to comment on any non-agenda item relevant to the jurisdiction of the City. It is requested that each speaker complete a "Speaker Request Form" and submit it to the Recording Clerk. Reasonable time limits are imposed on each topic and each speaker. In accordance with the provisions of the Ralph M. Brown Act (GC § 54950 et seq.), no action or discussion may take place by the Commission on any item not on the posted agenda. The Commission may respond to statements made or questions asked, and may direct the staff to report back on the topic at a future meeting.

**AMENDMENTS OR ADJUSTMENTS TO AGENDA**

**A. PUBLIC HEARING**

- A.1     [19-218](#)     Conditional Use Permit for a Crown Castle Small Cell Node on an existing utility pole located on the northwest corner of the intersection of Calle Real and Ellwood Station Road; APN: N/A (within Public Right of Way); Case No. 18-084-CUP**

**Recommendation:** It is recommended that the Planning Commission:

1. Adopt Resolution 19-\_\_ entitled "A Resolution of the Planning Commission of the City of Goleta, California, Approving the Conditional Use Permit for the Small Cell Node Site on an existing utility pole (#ATTSBW02) located within the Street Right of Way on the northwest corner of the intersection of Calle Real and Ellwood Station Road, Case No. 18-084-CUP; APN: N/A." (Attachment 1)

**Staff:** Peter Imhof, Planning and Environmental Review Director  
Joe Pearson II, Associate Planner

- A.2     [19-216](#)     Proposed 27-unit Hollister Village Apartments (14 studio and 13 one-bedroom units) with associated General Plan land use and zoning designation changes, lot line adjustment, development plan revisions and setback modifications located on a 1.84-acre site located at 7000 Hollister Avenue; APN: 073-030-026, -027, -028, & -033; Case No. 18-152-GPA-RZ-LLA-DPRV**

**Recommendation:** It is recommended that the Planning Commission consider:

- 1) Opening a public hearing to take verbal and written testimony; and
- 2) After considering the evidence presented during the public hearing, adopt Resolution No. 19- \_\_ entitled "A Resolution of the Planning Commission of the City of Goleta, California, recommending that the City Council 1) Adopt an Addendum to the Westar Mixed-Use Village Final Environmental Impact Report and General Plan Addendum; 2) Approve a General Plan Amendment from Community Commercial (C-C) to Residential Medium Density (R-MD); 3) Approve a Rezone from Shopping Center (SC) to Design Residential (DR-20); 4) Approve a Lot Line Adjustment between three (3) existing lots; and 5) Approve a Development Plan Revision with associated setback modifications for the 27-unit Hollister Village Apartment Project with five affordable units on a 1.84-acre site located at 7000 Hollister Avenue, Case No. 18-152-GPA-RZ-LLA-DPRV; APNs 073-030-026, -027, -028, & -033" (Attachment 1).

**Staff:** Peter Imhof, Planning and Environmental Review Director  
Mary Chang, Supervising Senior Planner

## **B. DISCUSSION/ACTION**

### **B.1     [19-219](#)     Historic Preservation Ordinance Discussion**

**Recommendation:** Receive a presentation introducing the development of the Historic Preservation Ordinance.

**Staff:**                     Peter Imhof, Planning and Environmental Review Director  
                                     Lisa Prasse, Current Planning Manager

## **C. DIRECTOR'S REPORT**

## **D. PLANNING COMMISSION COMMENTS**

## **E. ADJOURNMENT**