

**ACTION MINUTES  
MEETING OF THE PLANNING COMMISSION  
TUESDAY, AUGUST 6, 2019  
ARROYO GRANDE COUNCIL CHAMBERS  
215 EAST BRANCH STREET  
ARROYO GRANDE, CALIFORNIA**

**1. CALL TO ORDER**

Chair Martin called the Planning Commission meeting to order at 6:00 p.m.

**2. ROLL CALL**

Planning Commission: Commissioners Andrea Montes, Jamie Maraviglia, Ken Sage, and Vice Chair Frank Schiro and Chair Glenn Martin were present.

Staff Present: Planning Manager Matt Downing and Permit Technician Patrick Holub were present.

**3. FLAG SALUTE**

Chair Martin led the flag salute.

**4. AGENDA REVIEW**

None.

**5. COMMUNITY COMMENTS AND SUGGESTIONS**

None.

**6. WRITTEN COMMUNICATIONS**

None.

**7. CONSENT AGENDA**

**7.a. CONSIDERATION OF APPROVAL OF MINUTES**

**Recommended Action:** Approve the minutes of the July 16, 2019 Regular Planning Commission Meeting.

**Action:** Commissioner Maraviglia moved to approve the minutes of the June 18, 2019 Regular Planning Commission Meeting as submitted. Vice Chair Schiro seconded and the motion passed on the following voice vote:

**AYES:** Maraviglia, Schiro, Montes, Sage and Martin

**NOES:** None

**ABSENT:** None

**8. PUBLIC HEARINGS**

**8.a. CONSIDERATION OF PLANNED SIGN PROGRAM 19-001; REVISION TO PLANNED SIGN PROGRAM 18-002 FOR TENANT WALL SIGNAGE AND THIRTY-TWO FOOT (32') TALL FREEWAY SIGN; LOCATION – 1570 W. BRANCH STREET; APPLICANT – RICK GAMBRIL; REPRESENTATIVE – RRM DESIGN GROUP (Downing)**

**Recommended Action:** It is recommended that the Planning Commission adopt a Resolution approving Planned Sign Program 19-002.

Chair Martin announced he would recuse himself and step down for this item due to a conflict of interest resulting from his position as property manager of an adjacent parcel within the Oak Park Plaza. Vice Chair Schiro took over the role of chairing the meeting.

Planning Manager Downing presented the staff report and responded to Commissioner questions regarding secondary signage totals, square footage of the free-standing building, and maintenance of the signs.

Pam Ricci, representative, spoke in support of the project and detailed the history of the project's sign proposals.

Vice Chair Schiro opened the public hearing.

Patty Welsh, spoke against the project, stating that the 32' sign is too tall and that she would like a limit put on the number of signs allowable.

Hearing no further public comment, Vice Chair Schiro closed the public hearing.

**Action:** Commissioner Montes moved to adopt a Resolution entitled, "**A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF ARROYO GRANDE APPROVING CONDITIONAL USE PERMIT CASE NO. 19-003 LOCATED AT 116 W. BRANCH STREET; APPLIED FOR BY LEE SAMWAYS AND JUSTIN AMY,**" with the following changes:

1. Amend the second sentence of Exhibit B, Section 3, Item 3, to read, "Any cracked or broken surfaces, including illumination, and malfunctioning or damage portions of a sign shall be repaired or replaced within thirty (30) days of either notification from the Landlord or the City of Arroyo Grande Planning Division."
2. Amend Exhibit B, Section 3, Item 4 to read, "In the event of a tenant vacancy, the tenant shall remove all wall signs within thirty (30) days."
3. Amend Exhibit B, Section 4, Item 6(c) to read: "These signs are restricted to a maximum of four signs per tenant and the total area may not exceed the totals in Table 1."
4. Signage for future tenant subdivisions to occur at the staff level with proportional amounts for each tenant.

Vice Chair Schiro seconded and the motion passed on the following roll call vote:

**AYES:** Montes, Schiro, Maraviglia and Sage  
**NOES:** None  
**RECUSED:** Martin

**8.b. CONSIDERATION OF APPEAL TO PLANNING COMMISSION CASE 19-002; PLOT PLAN REVIEW 19-012 FOR THE ESTABLISHMENT OF A VACATION RENTAL; LOCATION – 233 STAGECOACH ROAD; APPELLANT – DAVID & JOAN ANDREWS, ET. AL. (Perez)**

**Recommended Action:** It is recommended that the Planning Commission continue this item to a date certain of August 20, 2019.

Chair Martin returned to the dais to chair the meeting.

Chair Martin opened the public hearing.

Hearing no public comment, Chair Martin closed the public comment period.

Chair Martin moved to continue item 8.b. to a date certain of August 20, 2019.

The motion passed on the following voice vote:

**AYES:** Montes, Maraviglia, Sage, Schiro and Martin

**NOES:** None

**ABSENT:** None

**9. NON-PUBLIC HEARINGS**

None.

**10. ADMINISTRATIVE DECISIONS SINCE JULY 16, 2019**

<b>Case No.</b>	<b>Applicant</b>	<b>Address</b>	<b>Description</b>	<b>Action</b>	<b>Planner</b>
VSR19-004 & MEX19-002	Matt & Sarah Cantrell	370 Tally Ho Road	New, two-story single family dwelling and ten (10) percent reduction of front a creek setback.	A	A. Perez

**11. COMMISSION COMMUNICATIONS**

None.

**12. STAFF COMMUNICATIONS**

Planning Manager Downing alerted the Commission that a review of the ADU and Short Term Rental Ordinances would be brought before the Commission in early September and that the second meeting in September may be cancelled due to a conflict with the American Planning Association Conference in Santa Barbara.

**13. ADJOURNMENT**

The meeting adjourned at 6:50 p.m.

**ATTEST:**

**/s/ Patrick Holub, Permit Technician (Approved at PC Mtg 08-20-2019)**