

REGULAR PLANNING COMMISSION MEETING AGENDA

Monday, March 4, 2019 | 6:30 PM
City Council Chambers

Cell Phones: As a courtesy to others, please silence your cell phone or pager during the meeting and engage in conversations outside the Council Chambers.

Americans with Disabilities Act: If you need special assistance to participate in this meeting, please contact the City Clerk at (760) 744-1050, ext. 3145. Notification 48 hours in advance will enable the City to make reasonable arrangements to ensure accessibility to this meeting. Assisted listening devices are available for the hearing impaired. Please see the Secretary if you wish to use this device.

Public Comment: Please complete a "Request to Speak" form located at the entrance of the Council Chambers in order to address the Planning Commission on any agenda item. Comments are limited to three minutes, unless you have registered your organization with the City Clerk. If you wish to speak on an item not on the agenda, you may do so under "Oral Communications." Any member of the public may address the Commission on items on the Consent Calendar. Please complete a "Request to Speak" form as noted above and indicate which item number you wish to address.

Meeting Schedule: Regular Planning Commission meetings are generally held on the first Monday of each month at 6:30 pm in the Council Chambers. The Agenda's are posted on the City website at: www.san-marcos.net.

Agendas: Agenda packets are available for public inspection 72 hours prior to scheduled meetings at the Counter / Development Services Department located on the first floor of City Hall, 1 Civic Center Drive, San Marcos, during normal business hours. Any agenda-related writings or documents provided to a majority of the Planning Commission after distribution of the agenda packet are available for public inspection at the same time at the Counter / Development Services Department located on the first floor of City Hall, 1 Civic Center Drive, San Marcos, during normal business hours.

Oral and Written Communications: Persons wishing to speak on a matter not on the agenda may be heard at this time; however, no action will be taken until placed on a future agenda. Speakers are limited to three minutes. Please complete a "Request to Speak" form and place in basket provided.

AGENDA

CALL TO ORDER – 6:30 PM
PLEDGE OF ALLEGIANCE
SEATING OF NEW COMMISSIONERS
ELECTION OF CHAIRPERSON
ELECTION OF VICE-CHAIRPERSON
ROLL CALL

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ORAL COMMUNICATIONS

Speakers are limited to three minutes. Please complete a "Request to Speak" form and place in basket provided.

CONSENT CALENDAR

1. APPROVAL OF MINUTES – December 03, 2018

PUBLIC HEARINGS

2. Project No: P16-0045, MFSDP16-001, TPM16-005 & ND18-003

Applicant: Affirmed Housing Group, Inc.

Request: Request for review of a Multi-Family Site Development Plan for construction of a 100-unit affordable apartment complex (Phase 1) within the Multi-Family Residential (R-3-10) Zone. Project includes a Tentative Parcel Map to subdivide the 8.14-acre site into two (2) parcels for construction of Phase 1 on the parcel west of Los Olivos Drive. The existing apartment buildings (40 units) will be demolished as part of the project. Proposal includes a request for a Density Bonus.

Environmental Determination: Mitigated Negative Declaration (ND18-003) was prepared pursuant to the California Environmental Quality Act (CEQA).

Location of Property: 604 W. Richmar Avenue. Assessor's Parcel No.: 220-032-05-00

Staff Recommendation: Recommend approval to City Council

Planning Commission Action: __

PLANNING MANAGER COMMENTS

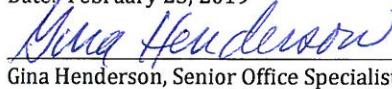
PLANNING COMMISSIONERS COMMENTS

ADJOURNMENT

STATE OF CALIFORNIA)
COUNTY OF SAN DIEGO) ss.
CITY OF SAN MARCOS)

I, Gina Henderson, Senior Office Specialist of the Planning Commission of the City of San Marcos, hereby certify that I caused the posting of this agenda in the glass display case at the north entrance of City Hall and on the City website on February 25, 2019, prior to 5:30 p.m.

Date: February 25, 2019



Gina Henderson, Senior Office Specialist