

# REGULAR PLANNING COMMISSION MEETING AGENDA

**Monday, June 17, 2019 | 6:30 PM**  
**City Council Chambers**

**Cell Phones:** As a courtesy to others, please silence your cell phone 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 and third Mondays 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](http://www.san-marcos.net). Please note, meetings may be added or cancelled as necessary and will be posted on the City's website calendar.

**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**  
**ROLL CALL**

## **ORAL COMMUNICATIONS**

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

## **CONSENT CALENDAR**

### **1. APPROVAL OF MINUTES – June 03, 2019**

## **PUBLIC HEARINGS**

### **2. Project No: TSM 18-0004**

**Applicant:** The McDonald Group

**Request:** A Tentative Subdivision Map (TSM) to subdivide a single parcel into two (2) new lots and create eighty-two (82) residential and five (5) commercial condominium units for an already approved but not yet constructed mixed-use development (SDP17-0006) consisting of eighty-two (82) residential units and 5,500 square feet of commercial floor area.

**Environmental Determination:** Categorical Exemption (EX 19-007) pursuant to Section 15332, Class 32 (In-Fill Development Projects) of the California Environmental Quality Act (CEQA).

**Location of Property:** 1100 W. San Marcos Blvd., more particularly described as the easterly 200 feet of lot 2 in block 77 of Rancho Los Vallecitos de San Marcos, in the City of San Marcos, County of San Diego, State of California, according to Map 806, filed in the Office of the County Recorder of San Diego County, December 21, 1895, excepting therefrom, the northerly 50 feet. Assessor's Parcel Number: 219-200-47-00.

**Staff Recommendation:** Recommend Approval

**Planning Commission Action:** \_\_\_\_\_

### **3. Project No: CUP 18-0009**

**Applicant:** Jason Dunn Jr.

**Request:** This action consists of a request for a Conditional Use Permit to allow the continued operation of an adult nightclub with live entertainment and dancing located within 7,518 square feet of a 49,469 square foot retail commercial center in the Specific Plan Area (SPA) zone.



**City of San Marcos**  
1 Civic Center Drive  
San Marcos, CA 92069

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**Environmental Determination:** In accordance with the California Environmental Quality Act (CEQA), the City of San Marcos did find the project Categorically Exempt (EX 19-012) pursuant to Section 15301 Class 1 of the California Code of Regulations (CCR), in that this is an existing facility with no expansion.

**Location of Property:** The project site is located at 740 Nordahl Road, Suite 125, more particularly described as PAR A\* (EX ST) of Map 14572 Per Doc. 86-483204 filed in the Office of the County Recorder of San Diego County, October 24, 1986.

Assessor's Parcel Number: 228-120-47-00

**Staff Recommendation:** Recommend Approval

**Planning Commission Action:** \_\_\_\_\_

#### **PLANNING MANAGER COMMENTS**

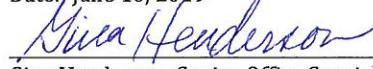
#### **PLANNING COMMISSIONERS COMMENTS**

#### **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 June 10, 2019, prior to 5:30 p.m.

Date: June 10, 2019

  
\_\_\_\_\_  
Gina Henderson, Senior Office Specialist