

AGENDA ITEM: A-3

DATE: JANUARY 19, 2021

ACTION: APPROVED

ACTION MINUTES – MORRO BAY PLANNING COMMISSION
REGULAR MEETING – NOVEMBER 4, 2020
HELD VIA TELECONFERENCE – 6:00 PM

PRESENT:	Gerald Luhr Jesse Barron Joe Ingraffia Michael Lucas Susan Stewart	Chairperson Vice-Chairperson Commissioner Commissioner Commissioner
STAFF:	Scot Graham Cindy Jacinth	Community Development Director Senior Planner

ESTABLISH QUORUM AND CALL TO ORDER

PLANNING COMMISSIONER ANNOUNCEMENTS – NONE

PUBLIC COMMENT PERIOD – NONE

Public Participation:

In order to prevent and mitigate the effects of the COVID-19 pandemic, and limit potential spread within the City of Morro Bay, in accordance with Executive Order N-29-20, the City will not make available a physical location from which members of the public may observe the meeting and offer public comment. Remote public participation is allowed in the following ways:

- *Community members are encouraged to submit agenda correspondence in advance of the meeting via email to the Community Development office at planningcommission@morrobayca.gov prior to the meeting and will be published on the City website with a final update one hour prior to the meeting start time. Agenda correspondence received less than an hour before the meeting start time may not be posted until after the meeting.*
- *Members of the public may watch the meeting either on cable Channel 20 or as streamed on the City [website](#).*
- *Alternatively, members of the public may watch the meeting and speak during general Public Comment or on a specific agenda item by logging in to the Zoom webinar using the information provided below. Please use the “**raise hand**” feature to indicate your desire to provide public comment. Each speaker will be allowed three minutes to provide input.
*Please click the link below to join the webinar:**

- <https://us02web.zoom.us/j/82722747698?pwd=aWZpTzcwTHlRTk9xaTlmWVNWRFUQT09>
Password: 135692

Or Telephone Attendee: (408) 638-0968 or (669) 900 6833 or (346) 248 7799; Webinar ID: 827 2274 7698; Password: 135692; Press * 9 to “Raise Hand” for Public Comment

PRESENTATIONS – NONE

A. CONSENT CALENDAR

<https://youtu.be/U6Vk-sIS2mw?t=133>

A-1 Current and Advanced Planning Processing List
Staff Recommendation: Receive and file.

A-2 Approval of minutes from the Planning Commission meeting of August 18, 2020.
Staff Recommendation: Approve minutes as submitted.

Commissioner Lucas presented his questions to staff regarding the Current and Advanced Planning Processing List.

MOTION: Commissioner Stewart moved to approve the Current and Advanced Planning Processing List. Commissioner Luca seconded, and the motion passes 5-0, with Stewart, Lucas, Ingraffia, Barron, and Luhr voting yes.

<https://youtu.be/U6Vk-sIS2mw?t=224>

B. PUBLIC HEARING

B-1 **Case No.:** CDP20-008 / CUP20-04

Site Location: 475 Radcliff, Morro Bay, CA

Request: Approval of Coastal Development Permit #CDP20-008 and Conditional Use Permit CUP20-04 for establishment of a wireless telecommunication facility with antennas on an existing PG&E tower. The request includes a 20' x 15' outdoor equipment slab surrounded by 8-foot CMU wall to screen the associated wireless equipment and generator where 6 ½ feet is the maximum height allowed. The project site is in the R-A zone with a Planned Development (PD) Overlay and located outside of the Coastal Commission Appeals Jurisdiction.

CEQA Determination: Categorically Exempt, Section 15303, Class 3

Staff Recommendation: Conditionally approve

Staff Contact: Cindy Jacinth, Senior Planner (805) 772-6577,

cjacinth@morrobayca.gov

<https://youtu.be/U6Vk-sIS2mw?t=255>

COMMISSIONERS DISCLOSURE OF EX PARTE COMMUNICATIONS –
NONE

Jacinth presented the staff report.

Chairperson Luhr opened the Public Comment period.

<https://youtu.be/U6Vk-sIS2mw?t=1112>

Applicant was having technical difficulties connecting to the meeting. The Commission will follow up later to see if they have any comments.

Chairperson Luhr closed the Public Comment period.

<https://youtu.be/U6Vk-sIS2mw?t=1179>

MOTION: Vice-Chairperson Barron moved to approve CDP20-008/ CUP20-04, establishment of a wireless telecommunication facility with antennas on an existing PG&E tower. The request includes an eight-foot CMU wall to be split face and to try and blend into the surroundings as to the discretion of the Community Development Director, to screen the associated wireless equipment and generator where six and a half feet is the maximum height, also added condition regarding native landscaping. Commissioner Stewart seconded the motion, and the motion passes 4-1, with Barron, Stewart, Ingraffia voting yes and Luca voting no.

<https://youtu.be/U6Vk-sIS2mw?t=1652>

B-2 Case No.: *Plan Morro Bay: General Plan/Local Coastal Program Update*

Site Location: Citywide

Applicant/Project Sponsor City of Morro Bay

Proposed Project: A continued Public Hearing (From October 20, 2020) for review of Adoption Hearing Draft of Plan Morro Bay: General Plan/ Local Coastal Program Update. The Public Draft was released for public review in 2018 and reviewed by the General Plan Advisory Committee (GPAC) and the Planning Commission (PC). The Plan Morro Bay Adoption Hearing Draft incorporates public comments, GPAC, PC, and Coastal Commission staff comments into an Adoption Hearing Draft now available for public review. Plan Morro Bay is an integrated General Plan and Local Coastal Program Land Use Plan which is proposed to update the City's existing separate General Plan adopted in 1988 and Local Coastal Program certified by the Coastal Commission in 1984.

CEQA Determination: Environmental Impact Report

Staff Recommendation: Review the adoption draft of Plan Morro Bay and recommend approval to City Council.

Staff Contact: Scot Graham, Community Development Director (805) 772-6291

<https://youtu.be/U6Vk-sIS2mw?t=1746>

COMMISSIONERS DISCLOSURE OF EX PARTE COMMUNICATIONS

Chairperson Luhr, Vice-Chairperson Barron, and Commissioner Stewart stated they each met with the Embarcadero leaseholders.

Chairperson Luhr opened the Public Comment period and seeing none closed the Public Comment period.

<https://youtu.be/U6Vk-sIS2mw?t=2240>

The Commissioners and staff review the Plan Morro Bay: General Plan/Local Coastal Program Update

Chairperson Luhr re-opened the Public Comment period for the Applicant from the previous Public Hearing B-1.

<https://youtu.be/U6Vk-sIS2mw?t=2865>

John Pappas, Applicant, spoke and had no questions concerning the approval of the previous public hearing item.

Chairperson Luhr closed the Public Comment period.

<https://youtu.be/U6Vk-sIS2mw?t=2971>

The Commissioners and staff continue reviewing the Plan Morro Bay: General Plan/Local Coastal Program Update

Chairperson Luhr opened the Public Comment period.

<https://youtu.be/U6Vk-sIS2mw?t=3238>

Due to technical difficulties, Cathy Novak was unable to communicate with the Commission regarding public correspondence submitted.

Chairperson Luhr closed the Public Comment period.

<https://youtu.be/U6Vk-sIS2mw?t=3288>

The Commissioners and staff continue to review the Plan Morro Bay: General Plan/Local Coastal Program Update.

MOTION: Commissioner Stewart moved to continue the discussion at the next Planning Commission meeting on November 17th. Commissioner Lucas seconded the motion, and the motion passes 5-0, with Barron, Stewart, Lucas, Ingraffia, and Luhr voting yes.

<https://youtu.be/U6Vk-sIS2mw?t=9312>

C. NEW BUSINESS - NONE

D. UNFINISHED BUSINESS - NONE

E. PLANNING COMMISSIONER COMMENTS/FUTURE AGENDA ITEMS

<https://youtu.be/U6Vk-sIS2mw?t=9364>

Commissioner Stewart thanked and congratulated everyone who came out to vote and ran for office.

Vice-Chairperson Barron commented he would be re-applying for the Planning Commission.

F. COMMUNITY DEVELOPMENT DIRECTOR COMMENTS - NONE

ADJOURNMENT

The meeting adjourned at 8:37 p.m. to the next scheduled Planning Commission meeting via teleconference, on November 17, 2020 at 6:00 p.m.

ACTION MINUTES – MORRO BAY PLANNING COMMISSION
REGULAR MEETING – NOVEMBER 4, 2020

Gerald Luhr, Chairperson

ATTEST:

Scot Graham, Secretary