

PLANNING COMMISSION MINUTES OF MARCH 7, 2019

The San Joaquin County Planning Commission met in regular session on March 7, 2019, at 6:30 p.m., in the Public Health/Planning Commission Auditorium, 1601 East Hazelton Avenue, Stockton, California.

The meeting was called to order by Randy Hamilton, Vice-Chair.

The Pledge of Allegiance to the flag was given.

Roll Call:

(present)

Commissioners

Randy Hamilton, Vice-Chair

Stan Morri

Sheri Midgley

James Grunsky

County Staff

Zayante (Zoey) P. Merrill, County Counsel

Awni Taha, Department of Public Works

Michael Kith, Environmental Health Department

Community Development Department Staff

John Funderburg, Principal Planner

Stephanie Stowers, Senior Planner

Giuseppe Sanfilippo, Associate Planner

Domenique Martorella, Office Assistant Specialist

Keia Williams, Office Assistant Specialist

(absent)

Kitty Walker, Chair

APPROVAL OF PREVIOUS MEETING MINUTES:

1. Minutes from May 3, 2018.

MOTION:

It was moved, seconded (Morri / Midgley), and passed with a vote of 4-0-1.

1. Approved and accepted the minutes.

VOTE:

AYES: Midgley, Morri, Grunsky, Hamilton

NOES:

ABSENT: Walker

2. Minutes from June 7, 2018.

MOTION:

It was moved, seconded (Midgley / Morri),and passed with a vote of 4-0-1.

1. Approved and accepted the minutes.

VOTE:

AYES: Grunsky, Midgley, Morri, Hamilton
NOES:
ABSENT: Walker

3. Minutes from February 7, 2019.

MOTION:

It was moved, seconded (Morri / Grunsky), and passed with a vote of 4-0-1.

1. Approved and accepted the minutes.

VOTE:

AYES: Hamilton, Grunsky, Midgley, Morri
NOES:
ABSENT: Walker

ACTION ITEMS:

- 1. ZONE RECLASSIFICATION APPLICATION NO. PA-1800064 OF CHRISTOPHER & DIANE KNOLL (C/O DILLON & MURPHY)** to reclassify the zoning designation of a 14.57-acre parcel from AG-40 (General Agriculture, 40-acre minimum) to R-R (Rural Residential). The underlying project is a seven (7) lot Rural Residential subdivision, each parcel to contain a minimum of two (2) net acres; the Major Subdivision application will be submitted at a later date, and is not part of this approval. The project site is located on the south side of East State Route 12, 1,525 feet west of North Locust Tree Road, Victor (Supervisorial District: 4).

Giuseppe Sanfilippo, Associate Planner, introduced the staff report into the record.

PUBLIC HEARING OPENED:

PROPONENTS:

Joe Murphy, of Dillon & Murphy Engineering, stated when the General Plan was updated, there were hundreds of requests, but only 25 were approved to be changed by the Board and this project was one of them. Mr. Murphy stated that he was very pleased to see this project come to fruition.

Mr. Murphy stated that there was some confusion with the neighbor to the south regarding the driveway. The neighbor had not seen the underlying project map, but was provided with a copy of the

map prior to the meeting this evening. They were under the impression that this subdivision was going to be driving on their driveway and not have its own road. Mr. Murphy explained to the neighbor that they were not voting on the underlying project tonight, but voting on a rezone. If and when this ever comes back as a Major Subdivision application, they would also have another opportunity to look at the lot layout and the road layout and if they have concerns, it would be in a public hearing and they could comment at that time.

OPPONENTS:

None.

REBUTTAL:

None.

PUBLIC HEARING CLOSED.

MOTION:

It was moved, seconded (Midgley / Grunsky), and passed with a vote of 4-0-1.

1. Forward Zone Reclassification No. PA-1800064 to the Board of Supervisors with a recommendation of intent to approve based on the ability to make the required "Bases for Zone Reclassification."

VOTE:

AYES: Midgley, Hamilton, Grunsky, Morri
NOES:
ABSENT: Walker

The meeting adjourned at 6:45 P.M.

RANDY HAMILTON, Vice-Chair

JOHN FUNDERBURG, Secretary