

AGENDA ITEM: A-3

DATE: JANUARY 15, 2019

ACTION: APPROVED

**ACTION MINUTES – MORRO BAY PLANNING COMMISSION
REGULAR MEETING – DECEMBER 4, 2018
VETERANS MEMORIAL BUILDING – 6:00 PM**

PRESENT:	Gerald Luhr Michael Lucas Richard Sadowski Jesse Barron Joe Ingraffia	Chairperson Vice-Chairperson Commissioner Commissioner Commissioner
STAFF:	Scot Graham Cindy Jacinth	Community Development Director Senior Planner
CONSULTANT:	Amy Sinsheimer	PlaceWorks

**ESTABLISH QUORUM AND CALL TO ORDER
MOMENT OF SILENCE / PLEDGE OF ALLEGIANCE
PLANNING COMMISSIONER ANNOUNCEMENTS**
<https://youtu.be/8xb0zTs66cM?t=2m7s>

Commissioner Sadowski announced the COP24 climate summit conference will be held in Poland tomorrow. The conference is to finalize the rules for implementation of the Paris Agreement on climate change.

Sadowski announced on December 5th, the Coastal Conservancy will have a tour at the Chevron property and will follow up at Chorro Flats at 1:30 p.m. The Coastal Conservancy will also hold a meeting on December 6th at the Inn at Morro Bay at 9 a.m.

Sadowski also announced there will be a Regional Water Quality Board meeting on December 6th at 895 Aerovista Place, San Luis Obispo.

Commissioner Ingraffia announced the Morro Bay Open Space Alliance will be asking the Morro Bay residents what their goals and wishes are for the Diablo Canyon property. Ingraffia noted if anyone is interested to please contact the Morro Bay Open Space Alliance.

Chairperson Luhr announce they will be announcing the Amgen tour at the Estero Inn today at 8:00 a.m.

PUBLIC COMMENT PERIOD
<https://youtu.be/8xb0zTs66cM?t=5m36s>

Stephanie and Rob Henry, Visalia, came to seek assistance from the Commissioners regarding approval for their project application.

Bill Martony, Morro Bay, spoke of zoning issues he has with the Gen Plan/Local Coastal Plan (LCP) Map.

Barbara Doerr, Morro Bay, stated the City is requesting people to state their name and address for the Public Comment Period. Doerr stated this request goes against the Brown Act and noted she forwarded an email to the Commissioners regarding the Brown Act procedures.

Doerr spoke of other changes she would like to see happen in the city and issues she had with changes made in the General Plan/LCP.

ACTION MINUTES – MORRO BAY PLANNING COMMISSION
REGULAR MEETING – DECEMBER 4, 2018

Marla Jo Sadowski, Morro Bay, stated she found a document called Morro Bay “Serious for the Next 50 years (2015)”. Sadowski spoke about the climate change and how the City needs to make changes globally and locally. Sadowski spoke of the Tri-W property in the document regarding the sphere of influence.

Chairperson Luhr closed the Public Comment.
<https://youtu.be/8xb0zTs66cM?t=23m25s>

Graham addressed the Public Comment questions.

Discussion between the Commissioners and staff.

PRESENTATIONS - NONE

A. CONSENT CALENDAR
<https://youtu.be/8xb0zTs66cM?t=37m6s>

- A-1 Current and Advanced Planning Processing List
Staff Recommendation: Receive and file.
- A-2 Approval of minutes from the Planning Commission meeting of October 16, 2018.
Staff Recommendation: Approve minutes as submitted.
- A-3 Approval of minutes from the Planning Commission meeting of November 6, 2018.
Staff Recommendation: Approve minutes as submitted.

MOTION: Vice-Chairperson Lucas moved to accept the Consent Calendar.
Commissioner Barron seconded, and the motion passed (5-0).

B. PUBLIC HEARINGS
Public testimony given for Public Hearing items will adhere to the rules noted above under the Public Comment Period. In addition, speak about the proposal and not about individuals, focusing testimony on the important parts of the proposal; not repeating points made by others.

- B-1 Case No.:** *Plan Morro Bay: General Plan/Local Coastal Program Update*
Site Location: Citywide
Applicant/Project Sponsor City of Morro Bay
Proposed Project: General Plan/ Local Coastal Program Update known as “Plan Morro Bay” public draft was released for public review in May 2018 and has been reviewed by the General Plan Advisory Committee (GPAC). 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. The Planning Commission previously reviewed portions of the Draft Plan at its 8/7/2018, 8/23/2018, and 9/4/2018 meetings.
CEQA Determination: Environmental Impact Report
Staff Recommendation: Review and provide comments and recommendations on public draft of Plan Morro Bay
Staff Contact: Scot Graham, Community Development Director (805) 772-6291
<https://youtu.be/8xb0zTs66cM?t=38m1s>

ACTION MINUTES – MORRO BAY PLANNING COMMISSION
REGULAR MEETING – DECEMBER 4, 2018

Graham reviewed what will be discussed for this item.

Sinsheimer presented the status update.

Chairperson Luhr opened the Public Comment period.
<https://youtu.be/8xb0zTs66cM?t=40m40s>

Doerr, Morro Bay, spoke about extending the Public Comment time to 5 minutes if there are only a few speakers.

Martony, Morro Bay, spoke about issues on the zoning for open space and Environmentally Sensitive Habitat Areas (ESHA)

Tina Metzger, Morro Bay, would like the City to state who prepared the Plan Morro Bay General Plan/Local Coastal Plan (LCP) draft either on the cover or title page of the report. Metzger spoke of the removal of language from the Public Hearing section of the agenda. Metzger spoke of the landslide susceptibility regarding the Righetti property and why staff did not correct the map after the Commission gave staff direction to correct it.

Discussion between the Commissioners and staff.

Betty Winholtz, Morro Bay, stated because the documents for the Plan Morro Bay General Plan/LCP haven't been updated, it's hard to comment on anything. Winholtz, spoke about the issues she has with the structure of the General Plan document.

Sadowski, Morro Bay, agreed with Winholtz about the General Plan document being very confusing. Sadowski wanted to know where the response from the Coastal Commission was on this document.

Chairperson Luhr closed the Public Comment period.
<https://youtu.be/8xb0zTs66cM?t=58m40s>

The Commissioners and staff reviewed the Plan Morro Bay General Plan/LCP draft.

Chairperson Luhr opened the Public Comment period and seeing none, closed the Public Comment period.
<https://youtu.be/8xb0zTs66cM?t=1h21m48s>

Discussion between Commission and staff.

Graham notified the Commission of Attachment A which consists of the comments and input from the General Plan Advisory Committee (GPAC) meetings and staff responses to those comment. Graham requested the Commission also provide feedback on Attachment A.

The Commissioners and staff continued reviewing the Plan Morro Bay General Plan/LCP update.

MOTION: Vice-Chairperson Lucas moved to continue this item to the next meeting on December 18th. Commissioner Ingraffia seconded, and the motion passed (5-0).
<https://youtu.be/8xb0zTs66cM?t=4h51s>

ACTION MINUTES – MORRO BAY PLANNING COMMISSION
REGULAR MEETING – DECEMBER 4, 2018

C. NEW BUSINESS - NONE

D. UNFINISHED BUSINESS - NONE

E. PLANNING COMMISSIONER COMMENT
<https://youtu.be/8xb0zTs66cM?t=4h1m23s>

Commissioner Sadowski wanted to follow up with staff on a future presentation.

Graham responded to Sadowski.

Commissioner Barron paid homage to President George H.W. Bush.

F. COMMUNITY DEVELOPMENT DIRECTOR COMMENT - NONE

G. ADJOURNMENT

The meeting adjourned at 10:02 p.m. to the next special scheduled Planning Commission meeting at the Veteran's Memorial Building, 209 Surf Street, on December 18, 2018 at 6:00 p.m.

Gerald Luhr, Chairperson

ATTEST:

Scot Graham, Secretary