



City of San Juan Bautista

The "City of History"

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AGENDA

REGULAR PLANNING COMMISSION MEETING

CITY HALL COUNCIL CHAMBERS
311 Second Street
San Juan Bautista, California

TUESDAY ~ OCTOBER 2, 2018

In compliance with the American with Disabilities Act, if you need special assistance to attend or participate in the meeting, please call the City Clerk's Office at (831) 623-4661, extension 13 at least 48 hours prior to the meeting.

Any writings or documents provided to a majority of the City Council regarding any item on this agenda will be made available for public inspection at the meeting and in the City Clerk's office located at City Hall, 311 Second Street, San Juan Bautista, California during normal business hours.

**1. Call to Order
Roll Call**

6:00 PM

2. Public Comment

3. Informal Project Review

Any potential and/or future project applicant may present his project to the Commission during Informal Project Review for the purpose of gaining information as preliminary feedback only. No formal application is required and no action will be taken by the Commission on any item at this time.

4. Consent Agenda

- A. Approve Affidavit of Posting Agenda**
- B. Approve Affidavit of Posting Public Hearing Item**
- C. Approve Minutes for May 1, 2018 Meeting**

5. Public Hearing Items

- A. 10, 11 and 17 Franklin Street. Applicants: Robert and Martha Fernandez**
 - i. Consider Approval of Resolution 2018-XX Approving a City-initiated Zone Change/General Plan Amendment for four parcels located on Franklin Street. APN 002-490-002, 002-340-006, 002-340-007, and 002-340-003. Proposed change from Public Facility (PF) to Mixed-Use (MU).**

- ii. Consider Approval of Resolution 2018-XX Approving a Major Historic Alteration for a property located at 11 Franklin Street – APN 002-340-006 and APN 002-340-007. Proposal is to allow the property owner to reconstruct and restore an accessory building into its original state as well as update and make interior changes within the main building and outdoor features. Additionally, proposed Lot Merge as required to comply with current Planning, Building, and Engineering requirements. The subject property is indicated in the City of San Juan Bautista Inventory of Historic Resources.**

6. Action Items

A. Consider Resolution 2018-XX Approving a Minor Historic Alteration for the Installation of Solar Panels on the roof of a house located at 505 Third Street. The house is listed in the City's Historic Inventory.

B. Consider Resolution 2018-XX Approving a Design Review for two signs to be installed at San Juan Bautista Fire Department at 24 Polk Street and 311 Second Street.

This item was heard at the hearing on June 12, 2018. No action was taken because further review and corrections needed to be made. This item is now being moved forward.

C. Review and Consider the Proposed Amendments to the San Juan Bautista Historic Downtown Guidelines.

This item was discussed at the Historic Resources Board Hearing on September 4, 2018. Staff is taking this item forward as an action item.

7. Discussion Items

A. Report from Planner on Current and Upcoming Projects

B. Recognize Rescheduling of November Planning Commission Meeting Due to Conflict with General Election

8. Comments

A. Planning Commissioners

B. City Planner

C. City Manager

9. Adjournment