



**AGENDA FOR THE ADJOURNED REGULAR MEETING  
OF THE PLANNING COMMISSION  
FOR THE CITY OF SAN CLEMENTE, CALIFORNIA**

**Wednesday, February 21, 2018  
6:00 p.m.**

**Council Chambers  
100 Avenida Presidio  
San Clemente, California 92672**

**MISSION STATEMENT**

*The City of San Clemente, in partnership with the community we serve, will foster a tradition dedicated to:*

*Maintaining a safe, healthy atmosphere in which to live, work and play;  
Guiding development to ensure responsible growth while preserving  
and enhancing our village character, unique environment and natural  
amenities;*

*Providing for the City's long-term stability through promotion of  
economic vitality and diversity.*

*Resulting in a balanced community committed to protecting what is valued  
today while meeting tomorrow's needs.*

*Pursuant to the Americans with Disabilities Act, persons with a disability who require a disability-related modification or accommodation in order to participate in a meeting, including auxiliary aids or services, may request such a modification from the Community Development Department at (949)361-6100. Notification 48 hours prior to the meeting will enable the City to make reasonable arrangements to assure accessibility to the meeting.*

*Written material distributed to the Planning Commission after the original agenda packet was distributed is available for public inspection in the Community Development Department, located at 910 Calle Negocio, San Clemente, CA during normal business hours.*

*To allow staff adequate time to confirm software compatibility, individuals wishing to utilize electronic visual aids to supplement their oral presentations at the meeting, must submit the electronic files to the City Planner by no later than 12:00 noon on the day of the meeting. Only compatible electronic formats will be permitted to be used on City audio/visual computer equipment. Staff makes no guarantee that such material will be compatible, but will use its best efforts to accommodate the request.*

- 1. CALL TO ORDER**
- 2. PLEDGE OF ALLEGIANCE**

**3. ROLL CALL**

**4. SPECIAL ORDERS OF BUSINESS**

None

**5. MINUTES**

- A. [Minutes from the Regular Study Session Meeting of January 17, 2018.](#)
- B. [Minutes from the Adjourned Planning Commission Meeting of January 17, 2018.](#)

**6. ORAL AND WRITTEN COMMUNICATION**

Members of the audience may address the Commission on matters of public interest which pertain to the City and are not otherwise on the agenda. If you wish to speak, please step forward to the microphone, state your name and City of residence and make your presentations. Please limit your presentations to three (3) minutes.

**7. CONSENT CALENDAR**

None

All items listed on the Consent Calendar are considered to be routine and will be enacted by one motion without discussion unless Planning Commission, staff, or the public requests removal of an item for separate discussion and action.

**8. PUBLIC HEARINGS - Time limitation for applicants: 10 minutes.  
All other speakers: 3 minutes.**

The Public Hearing process includes a staff presentation, a presentation by the applicant not to exceed ten (10) minutes, and public testimony. To facilitate the meeting for all attendees, the public is asked to limit their individual presentation to three (3) minutes. Following closure of the Public Hearing, the Planning Commission will respond to questions raised during the hearing, discuss the issues, and act upon the matter by motion.

- A. [1031 Calle Recodo C – Conditional Use Permit 17-241 – Calvary Chapel San Clemente](#) (Morones)

Public Hearing to consider a request to establish a church and associated ancillary uses on evening and weekends, located in an existing office building. In addition, the applicant requests a shared parking agreement

to meet parking requirements. The project is located at 1031 Called Recodo, Suite C, in the Business Park Zoning district of the Rancho San Clemente Specific Plan. The site’s legal description is Parcel 2, Page 34 of Book 234, and Assessor’s Parcel Number is 688-142-39.

Staff recommends that the project be found categorically exempt from the requirements of the California Environmental Quality Act (CEQA) as a Class 3 Section 15303 because the project consists of the operation of a religious use within an existing office building, and is the conversion of one use to another, with minor interior modifications.

**B. [Municipal Code Amendments – Zoning Amendment 17-412 \(Phase 2 Comprehensive Zoning Code Update\)](#) (Stonich)**

Public Hearing to consider Zoning Amendment (ZA) 17-412. This Zoning Amendment is a City-initiated amendment of the San Clemente Municipal Code (SCMC) Title 17, Zoning, for Phase 2 of the comprehensive Zoning Code updates. These updates generally include incorporating remaining zoning updates for General Plan land use consistency and Housing Element Action Plan updates. It is anticipated that the entire comprehensive update will be completed in multiple phases.

Staff recommends that the project be found exempt from further review of the California Environmental Quality Act (CEQA). Pursuant to State CEQA Guidelines Section 15162, the project is exempt because it’s within the scope of Final Environmental Impact Report (EIR), State Clearinghouse No. 2013041021, certified for the Centennial General Plan on February 13, 2014, and the program EIR adequately describes the project. The project could have no new effects and no new mitigations are required.

**9. NEW BUSINESS**

None

**10. OLD BUSINESS**

None

**11. REPORTS OF COMMISSIONERS AND STAFF**

- A. [Tentative Future Agenda](#)
- B. [Zoning Administrator Minutes of January 17, 2018](#)
- C. [Zoning Administrator Draft Minutes of February 7, 2018](#)
- D. [Staff Waiver 18-031](#)
- E. [Staff Waiver 18-033](#)
- F. [Staff Waiver 18-037](#)
- G. [Staff Waiver 18-038](#)
- H. [Staff Waiver 18-039](#)

- I. [Staff Waiver 18-040](#)
- J. [Staff Waiver 18-045](#)
- K. [Staff Waiver 18-047](#)
- L. [Staff Waiver 18-058](#)
- M. [Staff Waiver 18-062](#)
- N. [Staff Waiver 18-063](#)
- O. [Staff Waiver 18-064](#)
- P. [Staff Waiver 18-066](#)
- Q. [Staff Waiver 18-068](#)
- R. [Staff Waiver 18-071](#)
- S. [Staff Waiver 18-075](#)
- T. Reminder of Joint Committee Meeting which will be held on Thursday, May 10, 2018 at the San Clemente Municipal Golf Course.

## 12. **ADJOURNMENT**

The next Study Session of the Planning Commission will be held at 6:00 p.m. on March 21, 2018 in Council Chambers at City Hall located at 100 Avenida Presidio, San Clemente, California as the March 7, 2018 Study Session and Planning Commission Meetings have been cancelled due to lack of business.