

CITY OF SAN CLEMENTEADJOURNED REGULAR CITY COUNCIL MEETINGSPECIAL PLANNING COMMISSION MEETINGSEPTEMBER 20, 1988 - MINUTES

An Adjourned Regular Council Meeting and Special Planning Commission Meeting, conducted at Fire Station #3, 1030 Calle Negocio, San Clemente, was called to order at 7:15 a.m. by Mayor Lorch.

PRESENT Council Members - LIMBERG, MECHAM*, RICE***,
VEALE**, MAYOR LORCH

*Arrived at 7:25 a.m.
**Arrived at 7:30 a.m.
***Left at 8:30 a.m.

ABSENT Council Members - NONE

PRESENT Planning Commissioners - BURLESON, JOSEPH, KWESKIN,
NEVILLE

ABSENT Planning Commissioners - HAGGARD

ALSO PRESENT James Hendrickson, City Manager; Myrna Erway,
City Clerk; James Holloway, Community
Development Director.

City Council/Planning Commission Policies and Philosophies

Planning Commission members relayed concerns/opinions as follows:

1. Formal Planning Commission guidelines do not exist.
2. Insufficient communication exists between the Planning Commission and Council.

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3. A preference that the Planning Commission recommendations to Council be the primary recommendation submitted to Council, with staff's recommendation being secondary.
4. Establishment of joint goals and objectives between the City Council and Planning Commission.
5. A staff shortage exists which has resulted in a deterioration in the quality of Administrative Reports. Planning efforts should include revenue-generating uses.
6. The General Plan should be reviewed annually.
7. Recommendation that the following information be provided on each agenda item to facilitate decisions:
 - a) Legal Analysis/Implications
 - b) Engineering Analysis/Implications
 - c) Land Use Analysis/Implications

Councilmembers noted as follows:

1. Council must consider the political perspective and respond to the priorities of the citizenry.
2. Council is currently responding to community concerns, such as quality, intensity of density, setbacks and managed growth. These new policies and standards have not yet been incorporated into the Codes.
3. The need to inform developers "up front" of the City's standards; this is more important than how strict the standards are.
4. Recommendation that Planning Commissioners call members of Council to discuss concerns and clarify issues as needed.

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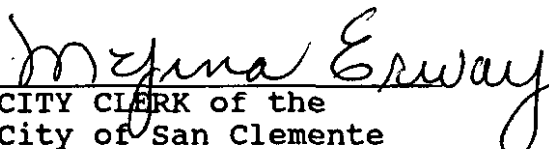
Council noted that the Planning Commission's function is to interpret laws and determine whether projects comply with established plans and standards; the Council's role is more discretionary in nature, due to concerns for quality and decreasing the intensity of development.

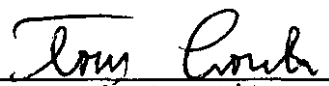
City Manager Hendrickson outlined the priority direction staff has been given in reviewing projects: 1) quality development; 2) strict standards and conditions to enhance the community; and 3) conservatism.

The Council and Planning Commission agreed to schedule a retreat, subsequent to the General Municipal Election, to formulate goals and objectives.

ADJOURNMENT

The meeting adjourned at 8:35 a.m.


CITY CLERK of the
City of San Clemente


MAYOR of the City of
San Clemente