



Coachella Civic Center, Hearing Room
53-462 Enterprise Way, Coachella, California
(760) 398-3502 ♦ www.coachella.org

AGENDA

OF A REGULAR MEETING
OF THE
CITY OF COACHELLA
PLANNING COMMISSION

February 05, 2020
6:00 PM

CALL TO ORDER:

PLEDGE OF ALLEGIANCE:

ROLL CALL:

APPROVAL OF AGENDA:

“AT THIS TIME THE COMMISSION MAY ANNOUNCE ANY ITEMS BEING PULLED FROM THE AGENDA OR CONTINUED TO ANOTHER DATE OR REQUEST THE MOVING OF AN ITEM ON THE AGENDA.”

APPROVAL OF THE MINUTES:

1. Planning Commission Minutes January 15th, 2020.

WRITTEN COMMUNICATIONS:

PUBLIC COMMENTS (NON-AGENDA ITEMS):

“The public may address the Commission on any item of interest to the public that is not on the agenda, but is within the subject matter jurisdiction thereof. Please limit your comments to three (3) minutes.”

REPORTS AND REQUESTS:

NON-HEARING ITEMS:

2. Request for a second 12-Month Time Extension for Conditional Use Permit No. 294 to establish land use regulations and development standards for 2.5 acres of vacant land in the C-G PD (General Commercial, Planned Development) Overlay Zone. The project site is located on the northeast corner of Cesar Chavez Street and Sixth Street. (APN 778-080-009, 012, and 013). 6th Street & Cesar Chavez CIC, LP, Applicant.
3. Second Policy Discussion regarding a proposed development of a multi-tenant restaurant/retail building including a 2,000 sq. ft. drive-thru Coffee Shop and 4,500 sq. ft. restaurant/office space, and a 12-fueling position Canopy for Service Station and a 3,010 sq. ft. mini-market on 3.01 acres of vacant land located at the NEC of Cesar Chavez Street and First Street.

4. Request for three retroactive 12-Month Time Extensions for Conditional Use Permit No. 275 and Architectural Review No. 16-14, to allow the expansion of an existing religious assembly use to include a new mosque and assembly hall for a total of 20,260 square feet to be constructed in two phases on a 2.48-acre site. The proposed project includes a prayer area, multi-purpose room, kitchen, social hall, and other ancillary uses to an existing religious assembly use. The subject site is located at 84-650 Avenue 49. (A.P.N.'s 603-250-008 and 603-241-005). Islamic Society of Palm Springs, applicant.

PUBLIC HEARING CALENDAR (QUASI-JUDICIAL):

5. Conditional Use Permit No. 317 to allow the construction of a new 50-foot high wireless communication facility designed as a mono-palm to be erected on an 800 square foot leased space within the Jackson Square Commercial Center located at the southeast corner of Jackson Street and Avenue 48. The proposed project includes a waiver request for the location, design, and/or other requirements and restrictions set forth in Section 17.86.090 of the Coachella Municipal Code. (APN 612-220-033). Verizon Wireless, Applicant.
6. a) Tentative Parcel Map (TPM 37833) to subdivide 5.76 acres of developed land into two lots (2.79 acres, and 2.97 acres, respectively) to allow a two-phase multifamily residential development project.

b) Architectural Review (AR 19-10) to allow the demolition of 50 existing dwelling units and the construction of a new 110-unit multifamily residential community in the R-M (Multiple Family Residential) zone located at 84-900 Bagdad Avenue. (APN 768-210-025 and -026) including findings of no significant environmental effects pursuant to a CEQA Guidelines §15183 Analysis.

ADJOURNMENT:

INFORMATIONAL:

*Complete Agenda Packets are available for public inspection in the
Planning Department at 53-990 Enterprise Way, Coachella, California, and on the
City's website www.coachella.org.*

THIS MEETING IS ACCESSIBLE TO PERSONS WITH DISABILITIES