



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

**MINUTES**  
OF A REGULAR MEETING  
OF THE CITY OF COACHELLA  
PLANNING COMMISSION  
**December 4, 2019**  
6:00 PM

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**CALL TO ORDER:**

The Regular Meeting of the Planning Commission of the City of Coachella was called to order at 6:07 p.m. in the Coachella Permit Center at City Hall by 6:04 p.m. by Chair Soliz.

**PLEDGE OF ALLEGIANCE:**

The pledge of allegiance was led by Vice Chair Virgen.

**ROLL CALL:**

Present: Alternate Commissioner Leal, Commissioner Navarrete, Commissioner Gonzalez, Commissioner Huazano, Vice Chair Virgen, Chair Soliz.

NOES: None.

Abstain: None.

Absent: None.

**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."

None.

**APPROVAL OF THE MINUTES:**

1. Minutes for the Planning Commission Meeting of November 20th, 2019.

Motion to approve the Minutes for the November 20th, 2019 Planning Commission Meeting.

Made by: Commissioner Gonzalez.

Seconded by: Commissioner Huazano.

Motion passes by the following vote:

AYES: Commissioner Navarrete, Commissioner Gonzalez, Commissioner Huazano, Vice Chair Virgen, Chair Soliz.

NOES: None.  
Abstain: None.  
Absent: None.

**WRITTEN COMMUNICATIONS:**

None.

**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.”

None.

**REPORTS AND REQUESTS:**

New city attorney representative present Seth Merewitz.

**NON-HEARING ITEMS:**

2. Request for a second 12-month time extension for Conditional Use Permit (CUP 293) and Architectural Review No. 17-14, approving a 67,240 square foot cannabis cultivation facility on 3.2 acres in the M-W (Wrecking Yard) zone located at 84-801 Avenue 48.

Public Comments opened at 6:12 p.m.

Applicant- Marcelo Morales.

Public Comments closed at 6:15 p.m.

Motion to Approve Item 2. Request for a second 12-month time extension for Conditional Use Permit (CUP 293) and Architectural Review No. 17-14, approving a 67,240 square foot cannabis cultivation facility on 3.2 acres in the M-W (Wrecking Yard) zone located at 84-801 Avenue 48.

Made by: Vice Chair Virgen.

Seconded by: Commissioner Huazano.

Motion passes by the following vote:

AYES: Commissioner Navarrete, Commissioner Gonzalez, Commissioner Huazano, Vice Chair Virgen, Chair Soliz.

NOES: None.

Abstain: None.

Absent: None.

**PUBLIC HEARING CALENDAR (QUASI-JUDICIAL):**

2. Resolution No. PC2019-37 recommending to the City Council approval of the La Entrada Development Agreement (DA) – First Amendment to extend the milestone dates for commencement of grading and construction activities for an additional five years, and to amend provisions in the Development Agreement regarding affordable housing and make conforming amendments. *PSAV, LLC and LLSE Holdings LLC (Co-Applicants).*

Public Comments opened at 6:30 p.m.  
Consultant on behalf of applicant- Paul Rodriguez.  
Public Comments closed at 6:40 p.m.

Motion to Approve Item 3. Resolution No. PC2019-37 recommending to the City Council approval of the La Entrada Development Agreement (DA) – First Amendment to extend the milestone dates for commencement of grading and construction activities for an additional five years, and to amend provisions in the Development Agreement regarding affordable housing and make conforming amendments. *PSAV, LLC and LLSE Holdings LLC (Co-Applicants).*

*With the added recommendation of ensuring community input is taken into account by council and the developer going forward.*

Made by: Commissioner Gonzalez.

Seconded by: Chair Soliz.

Motion passes by the following vote:

AYES: Commissioner Navarrete, Commissioner Gonzalez, Commissioner Huazano, Vice Chair Virgen, Chair Soliz.

NOES: None.

Abstain: None.

Absent: None.

**INFORMATIONAL:**

No Special meeting will be need on Dec. 17<sup>th</sup>, 2019.

Holiday Party Reminder.

**ADJOURNMENT:**

Meeting adjourned at 6:52 p.m. by Chair Soliz.

Respectfully Submitted,



Yesenia Becerril,

Planning Secretary

*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](http://www.coachella.org).*