



Minutes

Special Meeting of the Scotts Valley Planning Commission

Date: January 18, 2018

Time: 6:00 PM

CITY OF SCOTTS VALLEY 1 Civic Center Drive Scotts Valley, CA 95066 (831) 440-5630	MEETING LOCATION City Council Chambers 1 Civic Center Drive Scotts Valley, CA 95066	POSTING: The agenda was posted at City Hall, SV Senior Center, SV Library and on the Internet at www.scottsvalley.org .
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Appointed Officials	City Staff Members
Derek Timm, Chair Carlos Arcangeli, Vice Chair Robin Donovan, Commissioner Rosanna Herrera, Commissioner Deborah Muth, Commissioner	Taylor Bateman, Acting Community Development Dir. Michelle Edwards, Senior Planner Brenda Stevens, Assistant Planner

CALL TO ORDER: Meeting called to order at 6:00 p.m.

PLEDGE OF ALLEGIANCE and MOMENT OF SILENCE: The Planning Commission Chair led the pledge of allegiance.

ROLL CALL: Present: Arcangeli, Donovan, Herrera, Muth, and Timm.

ELECTION OF OFFICERS: The Planning Commission elected a chair and vice-chair for the calendar year.

M/S: Arcangeli / Donovan

To elect Commissioner Timm as Chair

Carried: 5/0/0 (AYES: Arcangeli, Donovan, Herrera, Muth and Timm)

M/S: Herrera / Timm

To elect Commissioner Arcangeli as Vice-Chair

Carried: 5/0/0 (AYES: Arcangeli, Donovan, Herrera, Muth and Timm)

PUBLIC COMMENT: None.

ALTERATIONS TO CONSENT AGENDA: None.

CONSENT AGENDA: The Commission approved the minutes in two motions.

A. Action Meeting Minutes from the December 14, 2017 meeting.

M/S: Muth / Herrera

To approve the Consent Agenda.

**Carried: 5/0/0 (AYES: Arcangeli, Donovan, Herrera, Muth, Timm; NOES: None
ABSENT: None.**

B. Approve Resolution No. 1724 for an appeal of the Acting Community Development Director's determination of the Oak Creek Park application located at 3640 Glen Canyon Road/APN 022-162-76, from the December 14, 2017, meeting.

M/S: Muth / Herrera

To approve Resolution No. 1724

Carried: 3/0/2 (AYES: Herrera, Muth, Timm; NOES: None; ABSENT: Arcangeli and Donovan were absent with cause at the time this item was heard).

ALTERATIONS TO REGULAR AGENDA: None

PUBLIC HEARING AGENDA:

1. **Title:** Shell Gasoline Station

Address: One Hacienda Drive

Applicant / Property Owner: Peninsula Petroleum, LLC

Planning Permit Application Nos.: U16-005, DR16-014 & 015

Project Description: Consideration of Use Permit and Design Review applications to demolish an existing convenience store, build a new store, build a new self-serve drive-thru car wash, remove the high-rise pylon sign and include new signage.

Staff: Brenda Stevens, Asst. Planner

M/S: Arcangeli / Donovan

To approve Resolution No. 1726 with the following additional conditions:

- **prohibit the selling of single serve malt liquor at the convenience store**
- **restrict the operating hours of the car wash to be from 8am-10pm on Saturdays and Sundays and from 7am-10pm on Monday thru Friday**
- **the applicant shall work with the City to explore alternative feasibility of the ADA ramp design and location**
- **the applicant shall work with the City to explore the best options for acoustical walls with regards to height, length, location and landscaping near the wall**
- **the car wash shall use a filter and cleaning system that reuses the car wash water**

Carried: 5/0/0 (AYES: Arcangeli, Donovan, Herrera, Muth and Timm)

REGULAR AGENDA:

None.

DISCUSSION ITEMS AND FUTURE AGENDA ITEMS: None.

WRITTEN COMMUNICATIONS – FOR INFORMATION ONLY: None.

DIRECTOR UPDATES: None.

ADJOURNMENT: 8:05