



ANNOTATED AGENDA

REGULAR MEETING OF THE CITY OF CONCORD PLANNING COMMISSION

Wednesday, March 7, 2018
6:30 p.m. – Council Chamber
1950 Parkside Drive, Concord

Planning Commission Members:

Jason Laub, Chair

Ray Barbour, Vice Chair

Dominic Aliano, Commissioner

John Mercurio, Commissioner

Mark Weinmann, Commissioner

REGULAR MEETING 6:30 p.m. – Council Chamber

I. ROLL CALL:

Commissioners Present: J. Laub, R. Barbour, D. Aliano, J. Mercurio, M. Weinmann

Staff Present: L. Simpson, M. Kotzebue, A. Ouse, M. Cass, S. Sidhu, P. Garcia, B. Kain

Audience in Attendance: 18 people

II. PLEDGE TO THE FLAG – *Pledge was led by Commissioner Weinmann*

III. PUBLIC COMMENT PERIOD – *None*

IV. REORGANIZATION OF PLANNING COMMISSION

1. Nomination and designation of the Chairperson of the Planning Commission for 2018/19.

ACTION: *Dominic Aliano appointed Chairperson, 5-0. (Barbour motioned, Weinmann seconded.)*

2. Nomination and designation of the Vice Chairperson of the Planning Commission for 2018/19.

ACTION: *John Mercurio appointed Vice Chairperson, 5-0. (Barbour motioned, Aliano seconded.)*

V. COMMISSION APPOINTMENTS

1. Nomination and designation of Design Review Board Liaison and Alternate for 2018/19.

ACTION: *Jason Laub appointed Liaison, 5-0. (Barbour motioned, Mercurio seconded.)*

ACTION: *Ray Barbour appointed Alternate, 5-0. (Aliano motioned, Weinmann seconded.)*

2. Nomination and designation of TRANSPAC Liaison and Alternate for 2018/19.

ACTION: *John Mercurio appointed Liaison and Mark Weinmann appointed Alternate, 5-0. (Aliano motioned, Barbour seconded.)*

VI. ADDITIONS / CONTINUANCES / WITHDRAWALS – None**VII. CONSENT CALENDAR**

1. **2/21/18 Meeting Minutes**

ACTION: *Approved, 4-0-1. (Weinmann motioned, Barbour seconded. Laub abstained.)*

VIII. COMMISSION CONSIDERATIONS

1. **General Plan Annual Progress Report – Project Planner: Michael Cass, Principal Planner @ (925) 671-3332 & Sophia Sidhu, Housing Program Analyst @ (925) 671-3387**

ACTION: *Recommended acceptance of the General Plan Annual Progress Report by the City Council and submission of the report to the Governor's Office of Planning and Research and to the State Department of Housing and Community Development, 5-0. (Mercurio motioned, Laub seconded)*

IX. PUBLIC HEARINGS

1. **Cannabis Regulations Manufacturing, Testing Laboratories, & Distribution Development Code Text Amendment – City-initiated Development Code Amendment to establish a commercial cannabis overlay district and associated development standards and licensing framework for cannabis manufacturing, testing laboratories, and distribution. The Planning Commission will also consider an exemption from the requirements of the California Environmental Quality Act (CEQA), pursuant to Public Resources Code Section 21065, 14 Cal Code Regs. Section 15060(c)(2) because the activity will not result in a direct or reasonable foreseeable indirect physical change in the environment; under Section 15060(c)(3) because the activity is not a project since it has no potential for resulting in physical change to the environment, directly or indirectly, as defined in Section 15378; and Section 15061(b)(3) because it has no potential for causing**

a significant effect on the environment. **Project Planner: Michael Cass, Principal Planner @ (925) 671-3332**

ACTION: Adopted Resolution No. 18-06 PC recommending the City Council amend the Development Code to establish a Commercial Cannabis Overlay District and associated development standards for cannabis manufacturing, testing laboratories, and distribution, 3-1-1. (Mercurio motioned, Weinmann seconded. Aliano opposed. Barbour abstained.)

X. STAFF REPORTS / ANNOUNCEMENTS – None

XI. COMMISSION REPORTS / ANNOUNCEMENTS – Commissioner Mercurio announced since he is the TRANSPAC Liaison, he will be briefly reporting what happens at these meetings to the Commission and the public at future meetings. He reported at the last TRANSPAC meeting a proposal to create a bicycle garden or playground in the TRANSPAC area was discussed. Commissioner Barbour thanked Commissioner Laub in his role as Chair during the past year. Chair Aliano thanked the Commission for their confidence in him and voting him Chair of the Planning Commission.

XII. FUTURE PUBLIC HEARING ITEMS – Planning Manager Laura Simpson announced there will be a special Planning Commission on March 15th and the following meeting will be joint City Council/Planning Commission Study Session on the Concord Naval Weapons Station on April 2nd.

XIII. ADJOURNMENT – 8:10 p.m. (Mercurio motioned, Weinmann seconded)

NEXT PLANNING COMMISSION MEETINGS:

March 15, 2018: 6:30 pm – Special Meeting

March 21, 2018: 6:30 pm – Cancelled
