



## CITY OF ARCATA

### PLANNING COMMISSION MEETING

Council Chamber  
736 F Street, Arcata

April 10, 2018  
Tuesday, 6:00 p.m.

#### AGENDA

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Special accommodations for the disabled who attend City meetings can be made in advance by contacting the City Clerk at 822-5953. Assistive listening devices are available.

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Pursuant to Government Code section 54957.5, all writings or documents relating to any item on this agenda which have been provided to a majority of the Planning Commission, including those received less than 72 hours prior to the Planning Commission meeting, will be made available for public inspection in the agenda binder located on the counter in the lobby at Arcata City Hall, 736 F Street, during normal business hours, and on the City's website at [www.cityofarcata.org](http://www.cityofarcata.org).

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PLEASE NOTE: Speakers wishing to distribute materials to the Planning Commission at the meeting are requested to provide 10 copies to the assigned project Planner.

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#### **I. CALL TO ORDER.**

#### **II. ORAL COMMUNICATIONS.**

This time is provided for people to address the Commission or submit written communications on matters not on the agenda. At the conclusion of all oral and written communications, the Commission may respond to statements. Any request that requires Commission action will be set by the Commission for a future agenda or referred to staff.

#### **III. CONSENT CALENDAR.**

All matters on the Consent Calendar are considered to be routine by the Commission and are enacted in one motion. There is no separate discussion of any of these items. If discussion is required, that item is removed from the Consent Calendar and considered separately. At the end of the reading of the Consent Calendar, Commissioners or members of the public can request that an item be removed for separate discussion.

- A. Approve Planning Commission Minutes – Regular Meeting – March 27, 2018, 6:00 p.m.**
- B. Approve the Myers Design Review Permit by Adopting the Findings and Conditions of Approval, and California Environmental Quality Act Class 3 Categorical Exemption; 968 A Street, Assessor's Parcel Number 503-142-013 (Old APN; Lot 3); File # 178-056-DR.**

**IV. ITEMS REMOVED FROM CONSENT CALENDAR.**

Items removed from the Consent Calendar will be heard under this section.

Commissioners will provide *Ex Parte* communications prior to discussion of any item removed from the Consent Calendar.

**V. PUBLIC HEARINGS.**

Prior to opening each public hearing, Commissioners will provide *Ex Parte* disclosures. Disclosures include a summary of information and sources gathered outside of the public hearing.

**A. Consider approval of the Septentrio Winetasting Room at 650 6th Street; File No. 178-042-UP-CDP-DR, Assessor Parcel No. 021-115-003.**

The applicant, Septentrio Winery, seeks approval to develop and operate a wine tasting room facility/bar at a mixed-use commercial property in downtown Arcata. The tasting room facility/bar would serve as an outlet for Septentrio Winery which produces its wines in Humboldt County. The business would be located in a two-story, metal-sided, building on the property that has access from 6th Street. The project proposes: A 1,623 sf, first floor tasting room facility/bar; 986 sf second floor business office; and minor exterior modifications that include off-street parking, signage and an optional 1,240 sf outdoor seating area.

**RECOMMENDATION:**

Staff recommends that the Planning Commission Approve a Use Permit, Coastal Development Permit and Design Review Permit for the operation of a wine tasting room and exterior modifications with Findings, Conditions of Approval, and a Categorical Exemption pursuant to Class 1, Section 15301 of the California Environmental Quality Act (Attachment A).

**B. Consider a Recommendation to the City Council for Approval of the Village Student Housing Project at 2715-2920 St. Louis Rd.; File No. 156-179-GPA-ZA-PM-DR-PD-DA-GPC.**

At its February 27, 2018, meeting, the Planning Commission finalized its review of the permits, general plan and zoning amendments, draft Development Agreement term sheet, and draft Environmental Impact Report (DEIR). The majority of the members of the Commission that were present recommended approval of the project, as modified, and directed staff to return on this date with the Final EIR and the appropriate resolutions needed to finalize its recommendation(s) to the City Council.

**RECOMMENDATION:**

**THE MATERIALS REQUIRED TO ALLOW THE COMMISSION TO TAKE ACTION AT THIS HEARING WERE NOT SUBMITTED IN**

**TIME FOR THIS PACKET. STAFF RECOMMENDS THAT THE COMMISSION CONTINUE THE ITEM TO ITS APRIL 24, 2018, MEETING.**

**STAFF RECOMMENDS THE ITEM BE CONTINUED WITHOUT A STAFF REPORT OR PUBLIC COMMENT.**

*This item was continued from the March 27, 2018, Planning Commission Meeting.*

- VI. BUSINESS ITEMS.**
- VII. CORRESPONDENCE/COMMUNICATIONS.**
- VIII. ADJOURNMENT.**