

**TWENTYNINE PALMS PLANNING COMMISSION
CITY COUNCIL CHAMBERS, 6136 ADOBE ROAD
TWENTYNINE PALMS, CALIFORNIA
TUESDAY, NOVEMBER 15, 2005
6:00 P.M.**

AGENDA

**1.0 CALL TO ORDER
PLEDGE OF ALLEGIANCE
ROLL CALL**

2.0 SPECIAL ANNOUNCEMENTS - This meeting will be televised on Cable TV Channel 6 Wednesday, November 16, 2005 at 7:00 p.m. and Sunday, November 20, 2005 at 1:00 p.m.

3.0 CONSENT CALENDAR

- 3.1 Approval of Minutes of the November 1, 2005 regular meeting.
- 3.2 Community Development Department Monthly report - Receive and file
- 3.3 Other items - Receive and file

4.0 PUBLIC COMMENTS – There will be a time limitation of three minutes per person. Please fill out name and address slips and give to the Planning Commission Secretary.

4.1 This is the time for comments from the public on any subject within the Planning Commission's jurisdiction not on the agenda. Comments on agenda items will be taken when the item is considered. The Brown Act prohibits the Planning Commission from responding at length to questions on matters not on the agenda. Matters may, however, be referred to staff for scheduling on a future agenda.

5.0 PUBLIC HEARING

5.1 PC 05-29

An application by Sean Pulliam for an Appeal of the Conditions of Approval, E3, E4, E5, E12 and E19, as required by the General Plan Circulation Element and Development Code, of Tentative Parcel Map 17060, the subdivision of 10 acres into four parcels, located at the northwest corner of Indian Trail and Utah Trail, Zone RL 2.5, Section 9.

RECOMMENDATION: Conduct the Public Hearing, uphold the conditions of approval, and deny the appeal.

6.0 OTHER HEARINGS

6.1 PC 03-48

Application for a one year-time extension by Donald Yerkes for a conditional use permit to construct the Blue Horizon Apartments, a 16-unit apartment complex at 5266 Adobe Road, Zone RM, Section 20.

RECOMMENDATION: Conduct the Hearing, and approve a one-year time extension, expiring November 17, 2006.

6.2 PC 05-83

Application by the City of Twentynine Palms for site plan approval of the second phase of the Luckie Park Skatepark, a 10,000 square foot expansion, located at the northwest corner of Joe Davis Drive and Utah Trail, Zone P, Section 28. Pursuant to Section 15303 of the CEQA Guidelines, a Categorical Exemption (Existing Facilities) has been prepared for this project.

RECOMMENDATION: Conduct the Hearing, Certify the Categorical Exemption and recommend City Council approval of the project.

7.0 STUDY SESSIONS - None

8.0 FUTURE AGENDA ITEMS - This is the time for Planning Commissioners to place items on a future agenda.

9.0 COMMISSION COMMENTS/STAFF COMMENTS – This is the time for comments from the Planning Commissioners on any subject. Staff will brief the Commission and requests a quick discussion of the following:

- 9.1 Downtown Revitalization Specific Plan – December 9 - 10, 2005 Tour
- 9.2 Knott's Sky Park Master Plan
- 9.3 Sky's the Limit Observatory
- 9.4 Big Box Zoning Ordinance
- 9.5 Park Master Plan – Review of existing General Plan Open Space Element and Recreation Element

10.0 ADJOURNMENT

It is the intention of the City of Twentynine Palms to comply with the American with Disabilities Act (ADA) in all respects. If you are a person with a disability who requires a disability-related modification or accommodation in order to participate in a meeting, including auxiliary aids or services, please request such modification or accommodation from the City Clerk at (760) 367-6799 (telephone) or (760) 367-4890 (facsimile). Notification at least 48 hours prior to the meeting will enable the City to make reasonable arrangements to assure accessibility to the meeting. Please advise us at that time whether you will require accommodations to participate in meetings on a regular basis. Any person affected by any application on this agenda may submit their concerns in writing prior to the meeting or appear in person and be heard in support of or opposition to the proposal at the time the matter is considered. Staff reports, applications, and environmental documents may be reviewed at the office of Community Development, 6136 Adobe Road, between the hours of 8:00 a.m. and 5:00 p.m., Monday through Friday, except legal holidays. Telephone inquiries may be made to (760) 367-6799.

If you challenge any item on this agenda in court, you may be limited to raising only those issues that you or someone else raised at the public meeting described in this notice, or in written correspondence delivered to the City of Twentynine Palms at, or prior to, the public meeting.

This notice of Agenda is hereby certified to have been posted on or before November 10, 2005.

City Clerk, Charlene L. Sherwood

Time/Date