

## **ACTION MINUTES**

**TEMECULA PLANNING COMMISSION  
REGULAR MEETING  
COUNCIL CHAMBERS  
41000 MAIN STREET  
TEMECULA, CALIFORNIA  
MAY 7, 2025 - 6:00 PM**

**CALL TO ORDER at 6:00 PM: Chair Lanae Turley-Trejo**

**FLAG SALUTE: Commissioner Gary Watts**

**ROLL CALL: Hagel, Solis, Turley-Trejo, Watson, Watts**

### **PUBLIC COMMENTS - AGENDA ITEMS**

The following individual(s) addressed the Commission:

- David Gonzalez (Item #2)
- Nancy Gonzalez (Item #2)

All electronic comments received were made a part of the record of the meeting.

### **CONSENT CALENDAR**

**1. Approve Action Minutes of April 16, 2025**

Recommendation: That the Commission approve the action minutes of April 16, 2025.

Approved the Staff Recommendation (4-0, Solis abstained): Motion by Hagel, Second by Watson. The vote reflected unanimous approval with Solis abstaining.

### **PUBLIC HEARING**

**2. Planning Application Number PA22-1123, a Condominium Map Application to establish a subdivision of one (1) lot into 14 condominium parcels and PA22-0941, a Development Plan Application for the construction of 14 multifamily residential units on the vacant 0.68-acre parcel located at 42146 6th Street (APN 922-053-037), Jaime Cardenas**

Recommendation: Adopt a resolution entitled:

PC RESOLUTION NO. 2025-16

A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF TEMECULA APPROVING PLANNING APPLICATION NO. PA22-1123, A CONDOMINIUM MAP APPLICATION TO ESTABLISH A SUBDIVISION OF ONE (1) LOT INTO 14 CONDOMINIUM PARCELS; AND PA22-0941, A DEVELOPMENT PLAN APPLICATION FOR THE CONSTRUCTION OF 14 MULTIFAMILY RESIDENTIAL UNITS ON THE VACANT 0.68- ACRE PARCEL LOCATED AT 42146 SIXTH STREET (APN 922-053-037)

Approved the Staff Recommendation (5-0): Motion by Solis, Second by Watts. The vote reflected unanimous approval.

3. Planning Application No. PA24-0363, a Development Plan for the Altair Private Recreation Center and Village C1 Park. The recreation center contains an approximately 1,991 square foot recreation building, approximately 1,437 square foot multi-purpose building, approximately 1,017 square foot pool building, pool, spa, cabanas, fire pit area, and barbecue area. The park contains two (2) pickleball courts, half-basketball court, picnic areas, and an open turf area (APNs: 940-320-001, 940-310-013), Scott Cooper

Recommendation: Adopt a resolution entitled:

PC RESOLUTION NO. 2025-

A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF TEMECULA APPROVING PLANNING APPLICATION NO. PA24-0363, A DEVELOPMENT PLAN CONSISTING OF (1) THE ALTAIR PRIVATE RECREATION CENTER CONTAINING AN APPROXIMATELY 1,991 SQUARE FOOT RECREATION BUILDING, APPROXIMATELY 1,437 SQUARE FOOT MULTI-PURPOSE BUILDING, APPROXIMATELY 1,017 SQUARE FOOT POOL BUILDING, POOL, SPA, CABANAS, FIRE PIT AREA, AND BBQ AREA, AND (2) THE VILLAGE C1 PARK CONSISTING OF TWO (2) PICKLEBALL COURTS, HALF-BASKETBALL COURT, PICNIC AREAS, AND AN OPEN TURF AREA (APNS: 940-320-001, 940-310-013), AND MAKING FINDINGS OF CONSISTENCY WITH THE ENVIRONMENTAL IMPACT REPORT AND DETERMINING THAT NO FURTHER ENVIRONMENTAL REVIEW IS REQUIRED PURSUANT TO SECTION 15162 OF THE CALIFORNIA ENVIRONMENTAL QUALITY ACT

Motion to continue the item to the next Planning Commission meeting on May 21, 2025. (4-0, Hagel abstained): Motion by Watson, Second by Watts. The vote reflected unanimous approval with Hagel abstaining.

### **COMMISSIONER REPORTS**

### **COMMISSION SUBCOMMITTEE REPORTS**

### **COMMUNITY DEVELOPMENT DIRECTOR REPORT**

### **PUBLIC WORKS DIRECTOR REPORT**

### **ADJOURNMENT**

At 6:48 PM, the Planning Commission was formally adjourned to Wednesday, May 21, 2025, at 6:00 p.m., in the Council Chambers located at 41000 Main Street, Temecula, California.

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Lanae Turley-Trejo, Chair

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Matt Peters, Director of Community Development