



270 C Street Conditional Use Permit

Planning Commission

Item 6.2

February 26, 2025

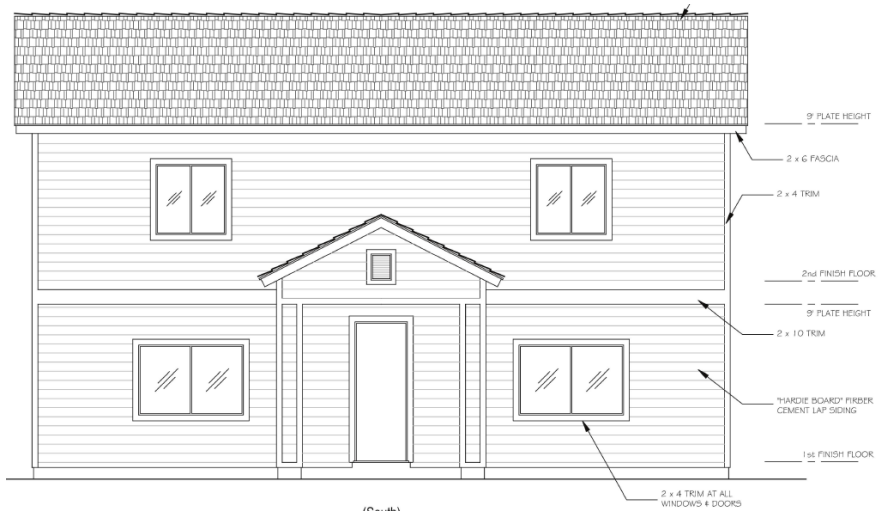


- **October 28, 1986**: City Council approval of the existing men's alcohol recovery facility establishing a non-conforming condition on the site.
- The CVMC has since been amended to require City Council action on CUPs and DRs in an extremely limited number of circumstances.
 - Planning Commission and Zoning Administrator can also approve discretionary projects on the City's behalf.
 - Because the Project is not amending the General Plan, Specific Plan, or Sectional Planning Area Plan, the appropriate reviewing authority for the Project is the Planning Commission.

- **July 7, 2023** - DR and CUP submitted to allow for a new women's alcohol recovery facility, on a parcel with the men's alcohol recovery facility.
- 2,720 square-foot, two-story, single-family structure includes five bedrooms and three bathrooms.
 - One on-site, live-in house manager
 - No more than eight residents
- **Client intake**: Tuesdays and Wednesdays from 8:00 am-10:00 am; evening curfew of 10:00 pm.
- Length of stay expected to be a minimum of six months, up to a maximum of one year.

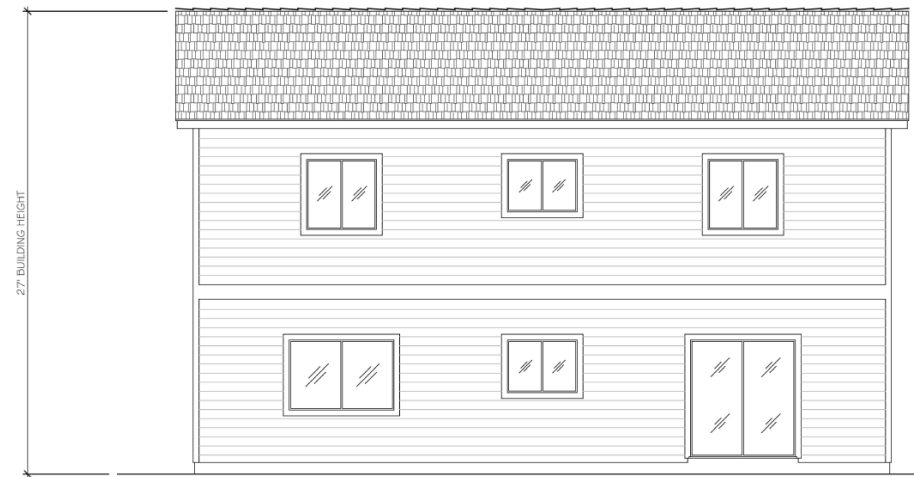


Facility Layout



(South)
FRONT ELEVATION

SCALE: 1/4" = 1'-0"

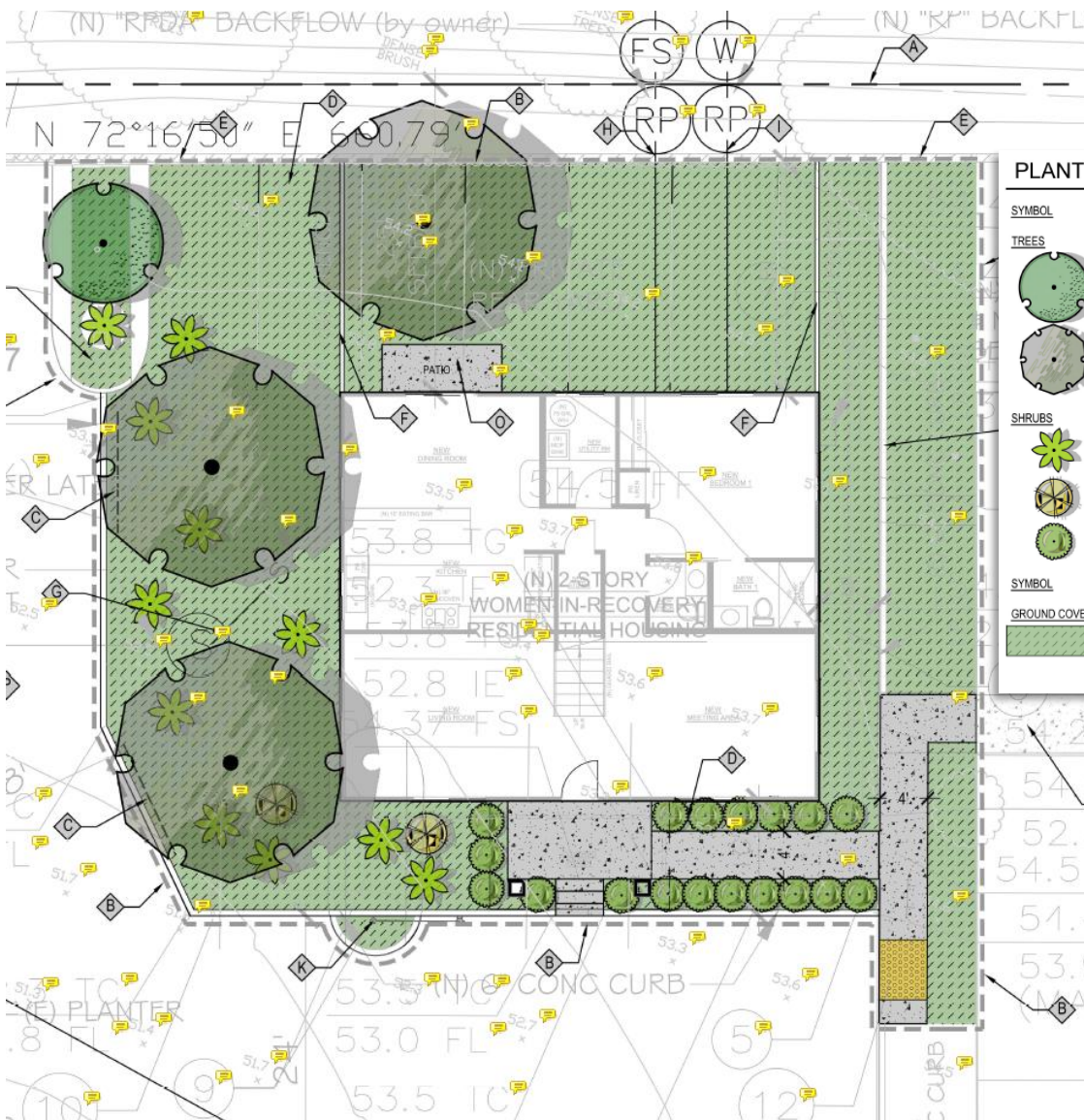


(North)
REAR ELEVATION

SCALE: 1/4" = 1'-0"







PLANT SCHEDULE

<u>SYMBOL</u>	<u>BOTANICAL NAME</u>	<u>COMMON NAME</u>	<u>SIZE</u>	<u>WUCOLS</u>	<u>QTY</u>	
TREES						
	Euphorbia ingens	Candelabra Tree	5 gal	VERY LOW	1	
	Schinus molle	California Pepper	15 gal	VERY LOW	3	
SHRUBS						
	Agave attenuata	Foxtail Agave	5 gal	LOW	11	
	Euphorbia tirucalli	Pencil Tree	5 gal	VERY LOW	2	
	Portulacaria afra	Elephant Bush	5 gal	VERY LOW	18	
<u>SYMBOL</u>	<u>BOTANICAL NAME</u>	<u>COMMON NAME</u>	<u>CONT</u>	<u>WUCOLS</u>	<u>SPACING</u>	<u>QTY</u>
GROUND COVERS						
	Malephora lutea	Rocky Point Ice Plant	flat plants @ 48" o.c.	VERY LOW	48" o.c.	186



RECOMMENDATION

Adopt a Resolution approving the Design Review Permit (DR23-0015) and Conditional Use Permit (CUP23-0019) allowing for an expansion of the approved use.