

PLANNING COMMISSION RESOLUTION NO. 2025-

**A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF HOLLISTER
RECOMMENDING THE CITY COUNCIL ADOPT A CEQA ADDENDUM FOR A
SPECIFIC PLAN AMENDMENT, SITE AND ARCHITECTURAL REVIEW, AND
CONDITIONAL USE PERMIT TO CONSTRUCT A SOBER LIVING FACILITY WITH
UP TO 22 BEDS FOR BRIGHT FUTURE RECOVERY
(APN 057-710-012)**

WHEREAS, the Applicant, Bright Future Recovery, has submitted an application for a West of Fairview Specific Plan Amendment, Site and Architectural Review and Conditional Use Permit for a sober living facility located at 1000 Fairview Road, which are on file with the Planning Division. These applications are collectively referred to herein as “the Project”; and

WHEREAS, the Project is within the West of Fairview Specific Plan area, for which an Environmental Impact Report (EIR) was certified pursuant to the California Environmental Quality Act (CEQA) by the Hollister City Council (SCH #1990031027) and the 2007 Supplemental EIR which was certified by the Hollister City Council (SCH #2005111094). All mitigation measures identified in the EIR and Supplemental EIR continue to apply to this project; and

WHEREAS, the City prepared an Initial Study to determine if additional review of the current Project was required pursuant to CEQA Guidelines Section 15162. The Initial Study, dated March 2025, is attached as Exhibit A and incorporated herein by reference. Based on the Initial Study, the City prepared an Addendum dated March 2025 (attached as Exhibit A and incorporated herein by reference) describing minor changes from the previous approvals and finding that the impacts of the current Program have been adequately addressed in the 1998 West Fairview EIR and the 2007 Supplemental EIR, both of which are incorporated herein by reference; and

WHEREAS, the Planning Commission held a duly noticed public hearing on March 27, 2025 to review the City Staff Report which analyzed the proposed Project, and receive written and oral testimony for and against the proposal; and

WHEREAS, the Planning Commission considered the Addendum along with the previous EIR, SEIR, and Addendum before making a recommendation on the Project. The Planning Commission further used its independent judgement and considered all reports, recommendations and testimony before taking action on the Project.

NOW, THEREFORE, BE IT RESOLVED, that the Planning Commission recommends that the City Council adopt the CEQA Addendum, attached hereto as Exhibit A, for the Bright Future Recovery sober living facility, pursuant to CEQA Guidelines Section 15164.

PASSED AND ADOPTED, at a regular meeting of the City of Hollister Planning Commission held on this 27th day of March 2025, by the following vote:

AYES:
NOES:
ABSTAIN:
ABSENT:

Chairperson of the Planning Commission
of the City of Hollister

ATTEST:

Eva Kelly, Secretary

Please Note

It is the sole responsibility of the project applicant to comply with the conditions as approved, modified, or added by the Planning Commission. It is recommended that the applicant review these conditions carefully and if any questions arise as to compliance with the conditions, please do not hesitate to contact the staff planner. Also, if you do not agree with the proposed conditions, you have an opportunity to present your case to the City Council at their meeting. In addition, the City provides for a 15-day appeal period.