

MINUTES – REGULAR PLANNING COMMISSION MEETING

COUNCIL CHAMBERS

18747 CLARKDALE AVENUE, ARTESIA, CA 90701

April 27, 2010

Call to Order

The Regular Planning Commission Meeting of the City of Artesia was called to order on April 27, 2010, at the City of Artesia Council Chambers at 7:03 p.m. by Chairman Young.

Invocation

Chairman Young led the invocation.

Pledge of Allegiance

Commissioner Medina led the pledge of allegiance.

Roll Call

Present: Commissioner Medina
Commissioner Diaz
Commissioner Sousa
Vice Chairperson Canales
Chairman Young

Absent: None

Also Present: Associate Planner Okina Dor
Assistant Planner Jose Hernandez
City Attorney Kevin Ennis
Planning Clerk Erika Castañeda

Approval of the Planning Commission Agenda

Motion by Commissioner Medina second by Commissioner Sousa to approve the Planning Commission Agenda. The Planning Commission unanimously approved the Agenda.

Announcement of Speaker Cards

Chairman Young announced that for recording purposes, if anyone wishes to make a statement regarding any item on the agenda, to complete a speaker slip and deposit it with the planning clerk prior to the commencement of the meeting. Please note that there is a five-minute time limit per speaker imposed. Please stay within this time limit.

Public Comments

There were no comments from the public.

1. Consent Calendar

- A.** Approval of Minutes of the Planning Commission Meeting of March 23, 2010.
Motion by Commissioner Sousa second by Commissioner Medina to approve the Planning Commission Minutes. The Planning Commission unanimously approved the Minutes.

Administration of the Oath:

At this time anyone desiring to speak on a public hearing item should stand and be sworn in by the City Attorney Kevin Ennis.

New Business - Public Hearing:

2. Case No. 2010-06

Design Review 17203 Corby Avenue

City of Artesia, 18747 Clarkdale Avenue, Artesia CA 90701

A request for a design review approval for the construction of a new maintenance facility for the Public Works Department of the City of Artesia for the property located at 17203 Corby Avenue in the Heavy Manufacturing and Industrial (M-2) Zone.

Resolution No. 2010-06P

Chairman Young abstained from this item due to a conflict of interest with this project site.

Details of the case were presented by Associate Planner Okina Dor, as noted in the staff report.

Mr. Dor stated that a condition No. 22D on Resolution No. 2010-06P will be amended.

Commissioner Diaz inquired on the total amount of parking spaces at the site and was answered by staff.

Vice Chairperson Canales and Commissioner Sousa inquired on the hours of operation of the public works yard.

Mr. Dor stated the hours of operation would be the same hours as public works dept schedule from 6:00 a.m. – 3:00 p.m. unless an emergency shall arise where accessibility is needed to enter the building.

Vice Chairperson Canales inquired about noise being an issue and if this would interfere at all with adjacent residents. Mr. Dor stated noise will not be an issue since this location is not near any residential areas.

Commissioner Diaz inquired on the landscaping the site will have and was provided with a floor plan on what is being proposed.

Vice Chairperson Canales inquired on the canopies being proposed and was clarified by Mr. Dor.

Vice Chairperson Canales opened the public hearing.

No one approached the podium to speak in this item.

MOTION by Commissioner Sousa, second by Commissioner Diaz TO CLOSE PUBLIC HEARING.

No further comments were made.

MOTION by Commissioner Diaz, second by Commissioner Sousa to APPROVE CASE NO. 2010-06/RESOLUTION NO. 2010-06P WITH ADMENDMENTS INDICATED BY STAFF.

Said motion was carried in the following roll call vote:

AYES: COMMISSIONERS: Medina, Diaz, Sousa, and Canales
NOES: COMMISSIONERS: None
ABSENT: COMMISSIONERS: None
ABSTAIN: COMMISSIONERS: Young

3. Case No. 2010-08

Design Review 11732 South Street

Jeff Smith, 2211 W. Sunset Pointe Dr. Cedar City, UT 84720
A request for design review approval to modify condition No. 27 of P.C. Resolution No. 2008-47P per Case No. 2008-50 for the property located at 11732 South Street in the Commercial Planned Development (C-P-D) Zone. Resolution No. 2010-07P

Details of the case were presented by Associate Planner Okina Dor, as noted in the staff report.

Mr. Dor stated that a letter of withdrawal was received from the applicant and asked Commissioners to open the public hearing and consider request of

withdrawal to modify condition No. 27 of Planning Commission Resolution No. 2008-47P.

Chairman Young opened the public hearing.

Mr. Douglas Diefenbach on behalf of Ethan Allen approached the podium thanking staff for all their time and stated that parties, Ethan Allen and 99 cent stores have reached an agreement and all parties are satisfied at this point in time.

Mr. Ron Hart on behalf of 99 cent store approached the podium seeking clarification on what was taking place and was clarified by City Attorney Kevin Ennis as well as Mr. Diefenbach.

MOTION by Vice Chairperson Canales, second by Vice Chairperson Young TO CLOSE PUBLIC HEARING.

Said motion was carried in the following roll call vote:

AYES: COMMISSIONERS: Medina, Diaz, Sousa, Canales, and Young
NOES: COMMISSIONERS: None
ABSENT: COMMISSIONERS: None
ABSTAIN: COMMISSIONERS: None

MOTION by Vice Chairperson Canales, second by Commissioner Medina to ACCEPT THE WITHDRAWEL OF CASE NO. 2010-08/RESOLUTION NO. 2010-08P

Said motion was carried in the following roll call vote:

AYES: COMMISSIONERS: Medina, Diaz, Sousa, Canales and Young
NOES: COMMISSIONERS: None
ABSENT: COMMISSIONERS: None
ABSTAIN: COMMISSIONERS: None

4. Case No. 2010-09

**Conditional Use Permit
18709 Pioneer Boulevard**

Baber Mumtaz, 11637 Dune Street, Norwalk CA 90650
A request for approval of a conditional use permit to allow threading as an incidental use within an existing retail business located at 18709 Pioneer Boulevard in the Commercial General (C-G) Zone.
Resolution No. 2010-08P

Details of the case were presented by Assistant Planner Jose Hernandez, as noted in the staff report.

Mr. Hernandez stated that condition No. 18 on Resolution No. 2010-08P, a minor modification will be done regarding the fees pertaining to the business license tax fees.

Chairman Young opened the public hearing.

MOTION by Chairman Medina, second by Commissioner Sousa **TO CLOSE PUBLIC HEARING.**

Said motion was carried in the following roll call vote:

AYES: COMMISSIONERS: Medina, Diaz, Sousa, Canales and Young
NOES: COMMISSIONERS: None
ABSENT: COMMISSIONERS: None
ABSTAIN: COMMISSIONERS: None

Vice Chairman Canales asked staff if the center were to expand in the future would their requirements change.

Mr. Hernandez stated that in the conditions of approval there is a condition that states if there are any modifications done to the site, the applicant would have to resubmit the required paper work for what is being proposed.

Motion was made by Commissioner Medina with the modification to condition No. 18 that Mr. Hernandez stated for business license tax fees to be increased to \$20.96 per month instead of \$15.30 per month.

MOTION by Commissioner Medina, second by Commissioner Sousa to **APPROVE CASE NO. 2010-09/RESOLUTION NO. 2010-08P.**

Said motion was carried in the following roll call vote:

AYES: COMMISSIONERS: Medina, Diaz, Sousa, Canales and Young
NOES: COMMISSIONERS: None
ABSENT: COMMISSIONERS: None
ABSTAIN: COMMISSIONERS: None

5. Case No. 2010-10

**Conditional Use Permit
18167 Pioneer Boulevard**

Baber Mumtaz, 11637 Dune Street, Norwalk CA 90650
A request for approval of a conditional use permit to allow threading as an incidental use within an existing retail business located at 18167 Pioneer Boulevard in the Commercial General (C-G) Zone.
Resolution No. 2010-09P

Chairman Young abstained from this item due to a conflict of interest with this project site.

Details of the case were presented by Assistant Planner Jose Hernandez, as noted in the staff report.

Vice Chairperson Canales opened the public hearing.

No one approached the public hearing to speak on this item.

MOTION by Commissioner Sousa, second by Commissioner Diaz TO CLOSE PUBLIC HEARING.

Said motion was carried in the following roll call vote:

AYES: COMMISSIONERS: Medina, Diaz, Sousa, Canales and Young
NOES: COMMISSIONERS: None
ABSENT: COMMISSIONERS: None
ABSTAIN: COMMISSIONERS: None

Motion was made by Commissioner Sousa with the modifications indicated by Mr. Hernandez regarding the license tax fee.

MOTION by Commissioner Sousa, second by Commissioner Diaz to APPROVE CASE NO. 2010-10/RESOLUTION NO. 2010-09P.

Said motion was carried in the following roll call vote:

AYES: COMMISSIONERS: Medina, Diaz, Sousa, Canales and Young
NOES: COMMISSIONERS: None
ABSENT: COMMISSIONERS: None
ABSTAIN: COMMISSIONERS: None

Report Item

6. Request for approval for the placement of Solar Panel Antenna at the front of the property visible for the street frontage

- A. 11403 Jenkins
- B. 17900 Gridley Road

Planning staff is seeking an increase in number of requests to install solar panels on residential properties. This item has been brought before the City of Artesia Planning Commission for review and discussion to direct Planning Staff on policy direction for solar panel locations. Mr. Dor stated this is just an informational discussion for all Commissioners to get an understanding on solar panels and their locations.

Chairman Young opened the public hearing.

Mr. Mike Liu representative of MSI Solar approached the podium indicating the best location where the solar panels would be more efficient for the property located at 17900 Gridley Ave, where solar panels are being proposed on their property.

Minor discussion was held among staff, Commissioners and applicant.

Mr. Alex Norman representative of Verango solar panels then approached the podium stating if every solar panel proposal would have to go through the Planning Commission?

Mr. Dor stated no, the approval will be done over the counter at Artesia City Hall.

Discussion Items from Staff

None

Items from Staff

7. Staff reminded Commissioners about the Mandatory Training Meeting taking place on Thursday April 29, 2010 @ 6:30 p.m.

Additional Citizens' Comments:

None

Items from the Commission

Vice Chairperson Canales inquired on the old public works yard and the Wendy's that now is closed and was given a status on these two buildings.

Commissioner Diaz inquired on the new fee schedule that was brought to the Planning Commission and was informed that City Council is in the process of approving the fee schedule for the Planning Department.

Chairman Young commented on the pot holes on the southbound lane going eastbound on 183rd between Elaine and Grayland. Mr. Dor stated he would relay the information to the Public Works to look into the constant pot holes in this location.

Adjournment

Adjournment at 8:10 p.m. to the next Regular Planning Commission Meeting to be held on Tuesday, May 25, 2010, at 7:00 p.m., in the City of Artesia Council Chambers.

Attest

I, Erika Castaneda, Planning Clerk of the City of Artesia, do hereby certify that the Minutes of the Regular Planning Commission Meeting of April 27th, 2010 were approved at the Regular Planning Commission Meeting held on the 25th of May, 2010 by the following roll call vote:

AYES: **COMMISSIONERS: Medina, Diaz, Sousa, Canales and Young**
NOES: **COMMISSIONERS: None**
ABSENT: **COMMISSIONERS: None**
ABSTAIN: **COMMISSIONERS: None**

Erika Castaneda, Planning Clerk