



## *City of Santa Fe Springs*

### Planning Commission Meeting

# AGENDA

## REGULAR MEETING PLANNING COMMISSION CITY HALL COUNCIL CHAMBERS

August 13, 2012  
4:30 P.M.

Frank Ybarra, Vice Chairperson  
Michael Madrigal, Commissioner  
Susie Johnston, Commissioner  
Manuel Zevallos, Commissioner

**Public Comment:** The public is encouraged to address the Commission on any matter listed on the agenda or on any other matter within its jurisdiction. If you wish to address the Commission, please complete the card that is provided at the rear entrance to the Council Chambers and hand the card to the Secretary or a member of staff. The Commission will hear public comment on items listed on the agenda during discussion of the matter and prior to a vote. The Commission will hear public comment on matters not listed on the agenda during the Oral Communications period.

Pursuant to provisions of the Brown Act, no action may be taken on a matter unless it is listed on the agenda or unless certain emergency or special circumstances exist. The Commission may direct staff to investigate and/or schedule certain matters for consideration at a future Commission meeting.

**Americans with Disabilities Act:** In compliance with the ADA, if you need special assistance to participate in a City meeting or other services offered by this City, please contact the City Clerk's Office. Notification of at least 48 hours prior to the meeting or time when services are needed will assist the City staff in assuring that reasonable arrangements can be made to provide accessibility to the meeting or service.

**Please Note:** Staff reports are available for inspection in the Planning & Development Department, City Hall, 11710 E. Telegraph Road, during regular business hours 7:30 a.m. – 5:30 p.m., Monday – Friday (closed every other Friday) Telephone (562) 868-0511.

**1. CALL TO ORDER****2. PLEDGE OF ALLEGIANCE****3. ROLL CALL**

Commissioners Johnston, Madrigal, Ybarra, and Zevallos

**4. ORAL COMMUNICATIONS**

*This is the time for public comment on any matter that is not on today's agenda. Anyone wishing to speak on an agenda item is asked to please comment at the time the item is considered by the Planning Commission.*

**5. MINUTES**

Approval of the minutes of July 23, 2012 Regular Planning Commission Meeting.

**6. PUBLIC HEARING (Continued from Planning Commission Meeting of 07-23-2012)  
Conditional Use Permit Case No. 647-1**

A request for approval to modify the previous-approved site plan that allowed a 128-unit condominium development, to a site plan allowing a 155-unit condominium development on approximately 5-acres (Lots 68 and 69 of Tract 63136), on the northwest corner of the 54.5-acres Villages at Heritage Springs residential development project, which is bordered by Telegraph Road to the north, Clark Street to the south, Bloomfield Avenue to the east and Norwalk Boulevard to the west, in the City of Santa Fe Springs, California 90670. The 5-acre property is zoned R-3-PD, Multiple-Family Residential-Planned Unit Development.  
(Brad Porter for RCS-Villages Development, LLC)

**7. CONSENT AGENDA**

Consent Agenda items are considered routine matters which may be enacted by one motion and roll call vote. Any item may be removed from the Consent Agenda and considered separately by the Planning Commission

**A. Alcohol Sales Conditional Use Permit Case No. 31-2**

Compliance review of Alcohol Sales Conditional Use Permit Case No. 31-2 to allow the continued operation and maintenance of an internet-based alcoholic beverage sales activity, in conjunction with the wholesale distribution of distilled spirits, beer and wine at Fantis Foods California, Inc., located in the M-2-BP, Heavy Manufacturing-Buffer Parking, Zone at 13505 Marquardt Avenue within the Consolidated Redevelopment Project Area. (Fantis Foods California, Inc.)

**B. Conditional Use Permit Case No. 480-4**

Compliance review to allow the continued operation and maintenance of a mobile office trailer outdoor storage facility and related improvements on the

subject 11.69-acre property located in the M-2, Heavy Manufacturing zone, at 11811 Greenstone Avenue, within the Consolidated Redevelopment Project. (Rawlins Family Trust for Scotsman Mobile Offices)

8. **ANNOUNCEMENTS**

- ♦ Commissioners
- ♦ Staff

9. **ADJOURNMENT**

*I hereby certify under penalty of perjury under the laws of the State of California, that the foregoing agenda has been posted at the following locations; 1) City Hall, 11710 Telegraph Road; 2) City Library, 11700 Telegraph Road; and 3) Town Center Plaza (Kiosk), 11740 Telegraph Road, not less than 72 hours prior to the meeting.*

Teresa Cavallo  
Commission Secretary

August 2, 2012  
Date