



City of Santa Fe Springs

Planning Commission Meeting

AGENDA

ADJOURNED MEETING PLANNING COMMISSION CITY HALL COUNCIL CHAMBERS

**February 18, 2015
4:30 P.M.**

**Susie Johnston, Chairperson
Michael Madrigal, Vice Chairperson
Ken Arnold, Commissioner
Frank Ybarra, Commissioner
Joe Angel Zamora, 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 Arnold, Johnston, Madrigal, Ybarra, and Zamora.

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 the January 12, 2015 Planning Commission Meeting.

6. PUBLIC HEARING**Conditional Use Permit Case No. 688-1**

A request by T-Mobile for approval to modify an existing T-Mobile wireless facility by replacing (3) three existing AIR21 antennas with (3) three – 8'-0" high Quad 700MHz AIR21 antennas, adding (3) three RRU's within the existing cabinet enclosure, installing (2) two 7/8"ø Coax cable per sector (6 total), installing XMU, and upgrading the DC power in the existing cabinet. The wireless facility is 80'-4" tall, designed to resemble a ball field light standard, and is located within a public park at 10900 Pioneer Boulevard. The property is zoned PF-Public Use Facilities with a General Plan land use designation of Open Space. (Suzanne Iselt for T-Mobile)

7. PUBLIC HEARING**Conditional Use Permit Case No. 751 and Environmental Documents**

A request to allow the construction and operation of a new double-face billboard (50-foot tall with display area of 14' x 48') on the property located at 15718 Marquardt Avenue (*previous* APN: 7003-01-904), in the M-2-FOZ, Heavy Manufacturing-Freeway Overlay Zone. (Newport Diversified, Inc.).

Zone Variance Case No. 78

A request to vary from Section 155.384 (H)(5) to allow a reduction to the 1,000 foot separation requirements for billboards on the same side of the freeway and also to vary from Section 155.384 (H)(7) to allow a reduction to the 5-acres minimum of size requirement applied to property's with a digital billboard and specifically for property located at 15718 Marquardt Avenue (*previous* APN: 7003-01-904), in the M-2-FOZ, Heavy Manufacturing-Freeway Overlay Zone. (Newport Diversified, Inc.).

8. PUBLIC HEARING**Conditional Use Permit Case No. 762**

A request for approval to allow the establishment, operation and maintenance of a sandblasting facility on property located at 10630-B Painter Ave. (APN: 8011-013-019), within the M-2, Heavy Manufacturing, Zone. (Premium Sandblasting Company)

9. PUBLIC HEARING**Development Plan Approval No. 890**

A request by applicant to allow a tenant improvement of a 2,400 sq. ft. multi-tenant pad building into a single tenant with an addition of 105 sq. ft. drive-thru window and a drive-thru lane for property located at 7930 Norwalk Boulevard (APN: 8176-017-029), within the C-4 (Community Commercial) Zone. (Starbucks Coffee Company).

Conditional Use Permit Case No. 760

A request by applicant to allow the establishment, operation and maintenance of an indoor café with a drive-thru lane property located at 7930 Norwalk Boulevard (APN: 8176-017-029), within the C-4 (Community Commercial) Zone. (Starbucks Coffee Company).

10. PUBLIC HEARING**Tentative Parcel Map No. 73059**

Request for approval to consolidate two (2) existing parcels and one (1) easement measuring approximately 24,724 sq. ft. into one (1) parcel located at 11651 Telegraph Road (APN: 8005-002-095 and 8005-002-054) in the ML-D (Limited Manufacturing Administrative and Research - Design) Zone. (76 Gas Station)

11. CONSENT ITEMS

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. CONSENT ITEM**Alcohol Sales Conditional Use Permit Case No. 14**

Compliance review of Alcohol Sales Conditional Use Permit Case No. 14 to allow the continued operation and maintenance of an alcoholic beverage sales use for off-site consumption by El Super, Inc. located at 10531 Carmenita Road and within the Gateway Plaza shopping center. (La Bodega Corporation.)

B. CONSENT ITEM**Conditional Use Permit Case No. 39-1**

A request by applicant to allow for exterior alterations to be made to an existing apartment complex on property located at 8121 Broadway Avenue (APN: 8178-001-057), within the R-3 (Multiple-Family Residential) Zone. (Broadway Street Apartments, LLC)

12. GOODMAN SANTA FE SPRINGS LOGISTICS CENTER PRESENTATION

13. ANNOUNCEMENTS

- ♦ Commissioners
- ♦ Staff

14. 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

February 12, 2015

Date