



City of Santa Fe Springs

Planning Commission Meeting

AGENDA

FOR THE REGULAR MEETING OF THE PLANNING COMMISSION

May 11, 2015

6:00 p.m.

**Council Chambers
11710 Telegraph Road
Santa Fe Springs, CA 90670**

**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. PUBLIC HEARING**Conditional Use Permit (CUP) Case No. 748-2**

A request to amend the existing Conditional Use Permit (CUP 748) to allow applicant the flexibility to individually develop/use the six (6) satellite parking sites, based on growth demand, rather than limit themselves to the four (4) original parking plans previously developed for the six (6) satellite parking sites and also to clarify/modify existing conditions of approval to be more specific to the development/use of each individual satellite parking location for properties located at 11720 Greenstone Ave (APN: 8026-018-015), 12017 Greenstone Ave (APN: 8026-020-080), 11801 – 11829 Shoemaker Ave (APNs: 8026-020-038, 024, 022, 048, and 049), 11735, 11741 & 11813 Shoemaker Ave (APNs: 8026-020-081, 009, and 037), in the M-1 (Heavy Manufacturing) and M-2 (Heavy Manufacturing) Zones. (Pancal 11525 Shoemaker LLC - for FedEx Ground Package System, Inc.)

6. PUBLIC HEARING**Conditional Use Permit Case No. 764**

A request by T-Mobile for ex-post facto approval to add three new additional antennas for a total of nine (9) antennas, three new RRUs (Remote Radio Units), and an upgrade to the DC power for an existing unmanned wireless telecommunication facility located on a ±142'-0" high Southern California Edison transmission tower located at 11213 Telegraph Road Drive (APN 8006-032-800), (north of Telegraph Road between the San Gabriel River and the Telegraph Road off-ramp from the San Gabriel 605 (South) Freeway), in the A-1, Light Agricultural, Zone. (T-Mobile)

7. PUBLIC HEARING**Development Plan Approval Case No. 893**

A request for approval to allow the construction of an approximately 185,000 sq. ft. concrete tilt-up building and related improvements, on an approximately 9.68-acre site, located at 13341 Cambridge Street (APN: 8059-001-018), within the M-2, Heavy Manufacturing, Zone. (Cambridge Springs, LLC)

8. NEW BUSINESS**Modification Permit Case No. 1251**

Request for a Modification of Property Development Standards to not provide required parking stalls related to a proposed 5,800 sq. ft. office mezzanine at 14820 Mica Street (APN: 8069-014-009), within the M-2-FOZ, Heavy Manufacturing – Freeway Overlay, Zone and the M-2, Heavy Manufacturing, Zone. (Golden Springs Development Company)

9. 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**CONDITIONAL USE PERMIT CASE NO. 594-9**

A compliance review of a cement batch facility located at 13651 Rosecrans Avenue (APN: 8059-029-010), in the M-2, Heavy Manufacturing, Zone within the Consolidated Redevelopment Project Area. (Bender Ready Mix)

10. ANNOUNCEMENTS

- ♦ Commissioners
- ♦ Staff

11. 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

May 7, 2015

Date