



City of Santa Fe Springs

Planning Commission Meeting

AGENDA

FOR THE REGULAR MEETING OF THE
PLANNING COMMISSION
December 12, 2016
6:00 p.m.

Council Chambers
11710 Telegraph Road
Santa Fe Springs, CA 90670

Ken Arnold, Chairperson
Gabriel Jimenez, Vice Chairperson
Ralph Aranda, Commissioner
John Mora, Commissioner
Frank Ybarra, 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 Aranda, Arnold, Jimenez, Mora, and Ybarra.

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 November 14, 2016 Planning Commission

6. PUBLIC HEARING

Zoning Text Amendment – Cottage Food Operations

Ordinance No. 1081: An ordinance of the City Council of the City of Santa Fe Springs, amending Sections 155.003, 155.062, 155.092, 155.635(A) and adding Section 155.635.1 to Title 15, Chapter 155 of the Santa Fe Springs Municipal Code to include Cottage Food Operations (CFO) as an allowable accessory use in the R-1, Single-Family Residential Zone District and R-3, Multi-Family Residential Zone District. (City of Santa Fe Springs)

7. PUBLIC HEARING

Zone Determination No. 2016-01

A request that the Planning Commission determine that sales, rental, and servicing of construction and industrial equipment is a similar and compatible use with other listed uses permitted in the Freeway Overlay Zone.

(Michael Baker International on behalf of King Equipment)

8. PUBLIC HEARING

Amendment of Conditional Use Permit Case No. 524 and Environmental Documents

ACUP 524: A request for approval to allow chipping, grinding, and the collection of small-volume Construction, Demolition, and Inert Debris (CDI) materials as part of the existing green-waste transfer facility activities; and *Environmental Documents*: A request for approval of the proposed Negative Declaration related to the proposed project, located at 12815 Imperial Highway, in the M-2, Heavy Manufacturing, Zone. (Greencycle)

9. PUBLIC HEARING

Amendment of Conditional Use Permit Case No. 654

A request for approval to include light vehicle repair and preventative maintenance as part of the existing ambulance service use located at 12160 Mora Drive in the M-2, Heavy Manufacturing Zone. (Care Ambulance Service)

10. 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 ITEMAlcohol Sales Conditional Use Permit Case No. 11

Compliance review of Alcohol Sales Conditional Use Permit Case No. 11 to allow the continued operation and maintenance of an alcoholic beverage use involving the sale of alcoholic beverages for off-site consumption at the premises doing business as Springlake Liquor located at 10945 Norwalk Boulevard, in the C-4, Community Commercial, Zone. (Cassandra Oum)

B. CONSENT ITEMAlcohol Sales Conditional Use Permit Case No. 64

Compliance review of Alcohol Sales Conditional Use Permit Case No. 64 to allow the operation and maintenance of an alcoholic beverage use involving the sale of alcoholic beverages (beer and wine only) for on-site consumption at Dickey's Barbecue Pit located at 13403 Telegraph Road, in the Community Commercial-Planned Development (C-4-PD) Zone, within the Consolidated Redevelopment Project Area. (Kevin Vuu for Dickey's Barbecue Pit)

11. ANNOUNCEMENTS

- ♦ Commissioners
- ♦ Staff

12. 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

December 8, 2016
Date