



City of Santa Fe Springs

Planning Commission Meeting

AGENDA

FOR THE REGULAR MEETING OF THE PLANNING COMMISSION

**July 8, 2019
6:00 p.m.**

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

**Ralph Aranda, Chairperson
Frank Ybarra, Vice Chairperson
Ken Arnold, Commissioner
Francis Carbajal, Commissioner
Gabriel Jimenez, 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, Carbajal, Jimenez, 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 for the June 10, 2019 Planning Commission meeting

6. PUBLIC HEARING

Adoption of Mitigated Negative Declaration

Conditional Use Permit Case No. 748-4

Modification Permit Case No. 1248-1

CUP Case No. 748-4: A request to amend the existing Conditional Use Permit to relocate an existing satellite parking site at 12017 Greenstone Avenue (Lot 6), currently used for the storage of empty trailers related to an existing FedEx Ground distribution facility, to a new site located at 12211 Greenstone Avenue (APN: 8026-041-035) within the M-2, Heavy Manufacturing Zone; and MOD Case No. 1248-1: A request to amend the existing Modification Permit to allow the subject satellite parking site to further exceed the 400 foot limitation set forth in the City's Zoning Regulations (from 870 feet to approximately 1,680 feet away from the principal use located at 11688 Greenstone Avenue).

7. PUBLIC HEARING - (Continued from Planning Commission Meeting of June 10, 2019)

Categorically Exempt - CEQA Guidelines Section 15061(b)(3)

Zoning Text Amendment – Required Parking

Ordinance No. 1103: An ordinance of the City Council of the City of Santa Fe Springs, amending Sections 155.062 (Accessory Uses) **155.480 (Parking Spaces Required)** and 155.481 (Required Parking) within Chapter 155 (Zoning) of Title 15 (Land Use) of the Santa Fe Springs Municipal Code relating to garage conversions ~~and existing option for a carport~~ in the A-1, Light Agricultural, and R-1, Single-Family Residential, Zones. (City of Santa Fe Springs)

8. 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. 232-8

A compliance review of a truck storage facility with ancillary outdoor equipment storage located at 13625 Excelsior Drive (8069-002-080), in the M-2, Heavy Manufacturing. (Dimas Diaz, Jesse Diaz Trucking, Inc.)

B. CONSENT AGENDA

Conditional Use Permit Case No. 501-9

A compliance review of an open storage yard use involving empty truck trailers on property located at 11401 Greenstone Avenue (APN:8026-018-023), in the M-2, Heavy Manufacturing Zone. (Coastal Property Holdings, LP)

C. CONSENT AGENDA

Conditional Use Permit Case No. 553-7

A compliance review to allow the continued operation and maintenance of a 60-bed, 10,925 sq. ft. live-in residential substance abuse treatment center with related administrative office functions on property located at 10425 Painter Avenue (APN: 8011-014-024), in the M-2, Heavy Manufacturing Zone. (LACADA)

D. CONSENT AGENDA

Conditional Use Permit Case No. 661-1

A compliance review of Conditional Use Permit (CUP) Case No. 661 to allow the continued operation and maintenance of an unmanned wireless telecommunications facility (62'-high monopalm) located at 13700 Firestone Boulevard (APN 7005-014-052) within the M-2-FOZ, Heavy Manufacturing-Freeway Overlay, Zone. (American Tower Corporation)

E. CONSENT AGENDA

Conditional Use Permit Case No. 771-3

A compliance review to allow the continued operation and maintenance of a tire recycling facility and open storage of trailers on the subject property at 15605 Cornet Street (APN: 7005-003-061), in the M-2, Heavy Manufacturing, Zone. (Lakin Tire Company)

F. CONSENT AGENDA

Conditional Use Permit Case No. 400-7

A compliance review of an automobile dismantling and salvage yard on the 0.67-acre property located at 12643 Imperial Highway, in the M-2, Heavy Manufacturing, Zone. (George Gonzalez for Santa Fe Springs Auto Salvage, Inc.)

9. ELECTION OF OFFICERS FOR 2019-2020

The bylaws require the election of Commission Officers.

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.

W. Mirell for
Teresa Cavallo

Planning Secretary

July 3, 2019

Date