

**PLACENTIA PLANNING COMMISSION
MINUTES OF THE REGULAR MEETING**

January 12, 2016

The regular meeting of the Placentia Planning Commission on January 12, 2016 was called to order at 6:30 p.m. in the Placentia Council Chambers, 401 East Chapman Avenue, Placentia, by Acting Chair Tomazic.

ROLL CALL:

PRESENT: Commissioner Lee, Solomonson, Schenck, Tomazic
ABSENT: Schaefer (excused), Perez (excused)

OTHERS PRESENT: Yolanda Summerhill, Assistant City Attorney
Charles Rangel, Contract Senior Planner
Elsa Villagrana, Secretary

PUBLIC OATH OF OFFICE:

a. Heather Francine

Assistant City Attorney Summerhill administered the public oath of office to Heather Francine.

PLEDGE OF ALLEGIANCE: Commissioner Solomonson

ORAL COMMUNICATIONS: None

CONSENT CALENDAR: None

PUBLIC HEARING: None

OLD BUSINESS: None

NEW BUSINESS:

1. UCD 2015-07: USE CONFORMITY DETERMINATION FOR SPA SALES, INSTALLATION AND SERVICE USE

Recommended Actions: It is recommended that the Planning Commission:
a. Adopt Resolution PC-2016-01, A Resolution of the Planning Commission of the City of Placentia, Approving Use Conformity Determination 2015-07 for Spa Sales and Service Use located at W. 735 Orangethorpe Avenue and Making Findings in Support Thereof;
(Approved 5-0)

Senior Planner Rangel noted that on the Staff Report Item 1a. stated 'Adopt Resolution PC-2015-09' and it should be corrected to state 'Adopt Resolution PC-2016-01.'

Senior Planner Rangel provided a brief report on the item noting Betty Valles leased the property in question to the adjacent dealership to accommodate the expanded volume of sales. Recently the dealership has consolidated the storage of its vehicles to a different location offsite and is no longer in need of the property. Therefore, the applicant has recruited for another long term tenant and is requesting a Use Conformity Determination for an unlisted use within the SP-5 zoning district.

Commissioner Schenck inquired if the parcel's parking met the requirements for retail use.

Senior Planner Rangel stated that the parking is appropriate for retail.

Commissioner Schenck inquired if the nearby businesses such as the hotel will be impacted by the use the applicant is proposing.

Senior Planner Rangel noted he had personally visited the site and that the parcel has a gated section where the applicant will store their trucks and equipment. The sale products will be kept in their showroom. He stated that they will do minimal changes to the showroom.

Commissioner Schenck inquired if the applicant will be putting any traffic signs.

Senior Planner Rangel stated that the applicant has not applied for traffic signs when if the business applies for their sign permit he will discuss with them if they will apply for traffic sign and ensure all sign requirements are met.

Commissioner Solomonson inquired why the Planning Commission has to approve a retail sales application.

Senior Planner Rangel stated that the current specific plan has not been updated because the anchor uses associated with the specific plan has not change. He noted this is something that can be change in a future general plan update to ensure future applicants do not have go through this process for retail use.

Acting Chair Tomazic opened the public hearing at 6:45 PM.

Betty Valles, applicant provided the Planning Commission a brief overview of the property's history and proposed use. The applicant thanked the Planning Commission and City Staff for their time and consideration of this item.

Acting Chair closed the public hearing at 6:50 PM.

Motion by Tomazic, second by Schenck carried a (5-0, Schaefer and Perez absent) vote to approve the recommended actions with the correction to the Resolution Number from R-2015-09 to R-2016-01.

2. Zoning Code Amendment (ZCA) 2015-08

Recommended Actions: It is recommended that the Planning Commission:

- a. Remove this item from the Agenda
(Removed)

Motion by Tomazic, second by Schenck carried a (5-0, Schaefer and Perez absent) vote to remove the item from the agenda.

DEVELOPMENT REPORT:

Senior Planner Rangel provided the Planning Commission of summary of development activities in the City of Placentia. Rangel highlighted the opening of a new business in the city, Salt & Ash at 1390 Kraemer Blvd. He noted that the following businesses will be opening soon:

- Waba Gril
- Richlands Farm Ice Cream

- Laser Island
- Stereo Brewery

DIRECTOR'S REPORT: None

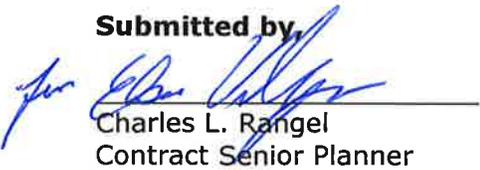
PLANNING COMMISSION REQUESTS:

The Commission requested to place a Study Session in the next agenda.

ADJOURNMENT

Acting Chair Tomazic adjourned the Planning Commission meeting at 7:05 p.m. to a regular meeting on February 9, 2016 at 6:30 p.m. in the City Council Chambers at 401 East Chapman Avenue, Placentia.

Submitted by,



Charles L. Rangel
Contract Senior Planner