



PLANNING COMMISSION

MINUTES

Monday, April 1, 2013

A regular meeting of the Planning Commission was called to order by Chairperson Elisaldez at 6:00 p.m., in the City Hall Council Chambers, 6615 Passons Boulevard, Pico Rivera, CA.

STAFF PRESENT:

Ben Martinez, Director
Julia Gonzalez, Deputy Director
Guille Aguilar, Senior Planner

ROLL CALL:

PRESENT: Commissioners Celiz, Elisaldez, Garcia, Martinez, Zermeno

ABSENT: None.

FLAG SALUTE: Led by Commissioner Martinez

APPROVAL OF MINUTES:

March 18, 2013

It was moved by Commissioner Garcia to approve the minutes of March 18, 2013, seconded by Chairperson Celiz. Motion carried by the following roll call vote:

AYES: Celiz, Elisaldez, Garcia, Martinez, Zermeno

NOES: None

ABSTAIN: None

ABSENT: None

PUBLIC HEARING: None.

PUBLIC COMMENTS: None.

CONTINUED/OLD BUSINESS: None.

NEW BUSINESS:

- a) INITIATION OF ZONE RECLASSIFICATION NO. 313 FOR THE FUTURE DEVELOPMENT AT 9036 BEVERLY BOULEVARD AND 4422 ROSEMEAD BOULEVARD

Senior Planner Aguilar provided the report indicating that a zone change from General-Commercial (C-G) to Commercial Planned Development (CPD) was necessary to provide flexibility to the developers of the future Norm's Restaurant site. She stated that there are two sites that will comprise the Norm's site however not all of the site would be utilized. Reclassification of the zone will allow for the remaining site to be more viable for potential developers.

Commissioners Celiz asked if Norm's is aware of the proposed zone change.

Senior Planner Aguilar responded that the owners of Norm's are both aware and in support of the zone change.

Commissioner Garcia asked whether this zone change will encourage development for the remaining site.

Senior Planner Aguilar stated that changing the zone will make the remaining site more attractive for development.

Chairperson Elisaldez asked whether staff is still trying to attract a supermarket at this location.

Director Martinez stated that staff has exhausted the possibility of a supermarket, however is still looking for other development.

- b) Commissioner Zermeno advised Director Martinez that he has initiated a meeting with the Home Depot Manger to discuss the day laborer issues. He stated he would provided Director Martinez more information at a later date.

AYES: Celiz, Elisaldez, Garcia, Martinez, Zermeno
NOES: None
ABSTAIN: None
ABSENT: None

PLANNING COMMISSION REPORTS:

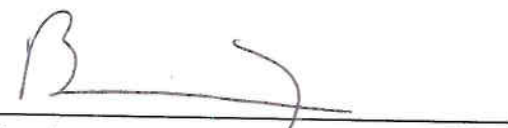
- a) CITY COUNCIL MEETING OF March 26, 2013 – Deputy Director Gonzalez provided the report stating that the City Council voted unanimously to continue Zone Code Amendment No. 165 to amend the residential driveway expansions, walkways and porte-cocheres. She stated that the Council specifically wanted the Planning Commission to revisit the issue of porte-cocheres and the projection beyond the front building line. The City Council asked that there should be a ratio of the projection from the front building line and the size of a lot. Staff currently proposed only to allow properties over 15,000 square feet to project 20 feet beyond the front building line. Properties less than 15,000 square feet were allowed to project up to 10 feet.

There being no further business the Planning Commission meeting was adjourned at 6:22 p.m.



Tommy Elisaldez, Chairperson

ATTEST:



Benjamin A. Martinez, Secretary
Planning Commission
Director of Community and Economic Development