

**MINUTES OF PLANNING COMMISSION/SUBDIVISION COMMITTEE MEETING
OF THE CITY OF LOS ALAMITOS**

REGULAR MEETING – April 24, 2019

1. CALL TO ORDER

The Planning Commission/Subdivision Committee met in Regular Session at 7:03 p.m., Wednesday, April 24, 2019, in the Council Chamber, 3191 Katella Avenue, Chair Riley presiding.

2. ROLL CALL

Present: Commissioners: Chair Riley
CUILTY, DeBolt, Grose, and Loe

Absent: Vice Chair Sofelkanik
Commissioner Andrade

Staff: Les Johnson, Development Services Director
Maria Veronica Enciso, Department Secretary
Michael Daudt, City Attorney
Tom Oliver, Associate Planner

3. PLEDGE OF ALLEGIANCE

The Pledge of Allegiance was led by Chair Riley.

4. ORAL COMMUNICATION

Chair Riley opened the meeting for Oral Communication for items not on the agenda.

Speaker Debbie Rodriguez expressed concern of her experience with Commercial Property Manager Tracey Shelton [in the Alamitos Business Center] and the misrepresentation she received from Ms. Shelton, in advising her that the proposed location was zoned for a hair salon.

Speaker Richard Malley expressed his distrust of Ms. Shelton.

There being no additional speakers, Chair Riley closed oral communications.

5. APPROVAL OF MINUTES

A. Approve the Minutes for the Regular and Special Meeting of March 27, 2019.

Motion/Second: Grose/DeBolt

Carried 4/0 (Sofelkanik and Andrade absent, Riley abstained): The Planning Commission approved the minutes of the Regular and Special meeting of March 27, 2019.

6. DISCUSSION

None.

7. CONSENT CALENDAR

None.

8. STAFF REPORT

None.

9. PUBLIC HEARING

A. Site Plan Review (SPR) 18-03

Hospital Central Plant at 3832 Catalina Street

Consideration of a Site Plan Review for a new two-story Central Plant Building (to include a 56 feet tall Thermal Energy Storage (TES) water tank) at 3832 Catalina Street in the Los Alamitos Medical Center Specific Plan area at the southeast corner of the intersection of Kaylor Street and Catalina Street (APN 242-162-14). The project would include the demolition of a medical office building at 3791 Katella Avenue (APN 242-163-12), and the construction of a utility bridge across Kaylor Street (APN 242-162-13).

Development Services Director Johnson summarized the staff report.

Commissioner Grose requested to have copies of the phase one and phase two approvals, available for review by any Commissioner at City Hall.

Associate Planner Oliver advised that the approvals are also available for review on the City website.

Chair Riley opened the public hearing.

Motion/Second: Grose/Loe

Carried 4/0 (Sofelkanik and Andrade absent, DeBolt abstained): The Planning Commission agreed to continue the item to the May 22, 2019 Planning Commission meeting.

10. ITEMS FROM THE DEVELOPMENT SERVICES DIRECTOR

Development Service Director Johnson informed the Planning Commission of the following:

- Thanked the Planning Commission for all the work that they have done with the zoning amendments. Furthermore, advised that staff's goal is to have a draft to the Commission for their consideration, at least two to three weeks prior to the hearing.
- Aiming to hold the Updated Zoning Code Public Hearing in June.

- The framing phase of construction for the Marriot Fairfield hotel has now been completed.
- The Olson project [at 3311 Sausalito Street] has commenced the grading and utility connection phases of construction.
- The Starbucks at 5252 Katella Avenue has completed the framing phase of construction.

11. COMMISSIONER REPORTS

Commissioner Grose advised of the upcoming Serve Los Al event that is taking place in June. Additionally, Commissioner Grose thanked Commissioner DeBolt for noticing the small details during discussion of the zoning code.

Commissioner DeBolt noted the following for future meeting discussions:

- Future discussion of allowable uses in retail.
- The potential for City involvement in imposing a fine and additional requirements to property owners who misrepresent allowable uses on their commercial properties.

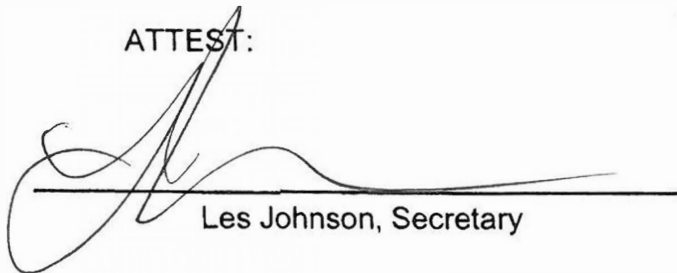
12. ADJOURNMENT

The Planning Commission adjourned the meeting at 7:27 p.m.



John Riley, Chair

ATTEST:



Les Johnson, Secretary