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

REGULAR MEETING – August 28, 2019

1. CALL TO ORDER
The Planning Commission/Subdivision Committee met in Regular Session at
7:03 p.m., Wednesday, August 28, 2019, in the Council Chamber, 3191 Katella
Avenue, Chair Riley presiding.

2. ROLL CALL
Present: Commissioners: Chair Riley
Vice Chair Sofelkanik
Andrade, Cuity and Grose

Absent: Debolt (excused) and Loe (excused)

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

3. PLEDGE OF ALLEGIANCE
The Pledge of Allegiance was led by Chair Riley

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

There being no speakers, Chair Riley closed the public hearing.

5. APPROVAL OF MINUTES
A. Approve the Minutes for the Special Meeting of May 22, 2019 and the
Regular Meetings of May 22, 2019, June 26, 2019, and July 24, 2019.

Special Meeting of May 22, 2019
Motion/Second: Grose/Cuity
Carried 4/0 (Debolt and Loe absent) (Vice Chair Sofelkanik abstained): The
Planning Commission approved the minutes of the Special meeting of May 22,
2019.

Regular Meeting of May 22, 2019
Motion/Second: Andrade/Grose
Carried 4/0 (Debolt and Loe absent) (Vice Chair Sofelkanik abstained): The
Planning Commission approved the minutes of the Regular meeting of May 22,
2019.
Regular Meeting of June 26, 2019
Motion/Second: Cuytil/Grose
Carried 4/0 (Debolt and Loe absent) (Chair Riley abstained): The Planning Commission approved the minutes of the Regular meeting of June 26, 2019.

Regular Meeting of July 24, 2019
Motion/Second: Grose/Riley
Carried 3/0 (Debolt and Loe absent) (Cuytil and Andrade abstained): The Planning Commission approved the minutes of the Regular meeting of July 24, 2019.

6. CONSENT CALENDAR
None.

7. STAFF REPORT
None.

8. PUBLIC HEARING
A. Consideration of a Modification to Site Plan Review (SPR) 18-05 Katella Deli Addition, More Parking, and a Renovation of the Exterior

Associate Planner Oliver summarized the staff report.

Chair Riley opened the public hearing.

Architect Craig Oka briefly described the scope of work for the Katella Deli project.

Commissioner Grose mentioned not seeing a bike rack in the plans. Architect Craig Oka will have it placed at the entry of the building.

Chair Riley closed the public hearing.

Motion/Second: Grose/Cuytil
Carried 5/0 (Debolt and Loe absent): Adopt Resolution No. 19-11, entitled, "A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF LOS ALAMITOS, CALIFORNIA, APPROVING A MODIFICATION TO A SITE PLAN REVIEW (SPR 18-05M), TO PERMIT A 1,679 SQUARE FEET ADDITION TO A 16,602 SQ. FT. STRUCTURE, ADD ADDITIONAL PARKING SPACES, AND RENOVATE THE EXTERIOR OF THE STRUCTURE ON A 1.3-ACRE PARCEL AT 4470 KATELLA AVENUE IN THE COMMERCIAL PROFESSIONAL OFFICE (C-O) ZONE, APN 242-121-53 (APPLICANT: DAVID ABBASS, DMA BUILDERS)."

9. DISCUSSION
None.

10. **ITEMS FROM THE DEVELOPMENT SERVICES DIRECTOR**

Development Services Director Johnson discussed the following:

- The Regional Housing Needs Assessment is underway which would provide an allocation to each jurisdiction. At that point, the City would need to address updating the housing elements to reflect the allocated amount.
- New Starbucks at [5252 Katella Avenue] has been completed.
- Progress in other projects:
  - The Hotel (Marriot Fairfield Inn and Suites) exterior has finishing details.
  - The Olson project (50 Unit Condo), the first building is framed and in the process of applying the exterior stucco and roof.
  - Los Alamitos Luxury Apartments will start remediation work and are currently on the second plan check review.
- Requests to have the Planning Commissioner let staff know ahead of time if they cannot make it to the October Planning Commission meeting.

11. **COMMISSIONER REPORTS**

Commissioner Andrade asked and received clarification from Development Services Director Johnson about the Residential Parking Permit Program and the decision City Council made to uphold and maintain all permit programs in the neighborhoods; therefore, there is a need of proper enforcement.

Commissioner Grose asked and received the status of a tattoo shop signage from Associate Planner Oliver that the owner pulled a permit for the signage.

12. **ADJOURNMENT**

The Planning Commission adjourned the meeting at 7:34 p.m.

**ATTEST:**

John Riley, Chair

Les Johnson, Secretary

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