

Minutes of the Huntington Park Planning Commission meeting held on October 18, 2006.

Chairperson Sanders called the meeting to order at 6:30 p.m. Present: Commissioners Eddie Benitez, Alfred Bravo, Sr., Andy Molina, and Chairperson Marial Sanders; Absent: Commissioner Veronica Lopez. Also present: Planning Manager Gabriel Bautista, Senior Planner Eric Garcia, Assistant Planner Albert Fontanez, and Recording Secretary Genny Ochoa.

### **Approval of Minutes**

Motion by Commissioner Molina, seconded by Commissioner Bravo, to approve the minutes of the meeting held September 20, 2006. The motion carried as follows: Ayes: Commissioners Benitez, Bravo, Molina, and Chairperson Sanders; Noes: None; Absent: Commissioner Lopez.

### **Public Appearances**

None.

### **Continued Public Hearings**

None.

### **Public Hearings**

A. CASE NO. 1827-CUP: Request by David Hidalgo Architects, Inc., for Fernando Lopez, for approval of a Conditional Use Permit for the on-site sale of beer and wine in conjunction with an expansion to an existing bona fide public eating establishment (restaurant) located at 2558 E. Gage Avenue, within the Pacific Village (P-V) Zone.

Senior Planner Eric Garcia conducted a PowerPoint presentation and reviewed the Administrative Report for Case No. 1827-CUP, which included the Municipal Code Requirements and Required Findings for a Conditional Use Permit, Administrative Comments and Analysis, and Recommendations. Mr. Garcia stated that staff recommended the approval of Case No. 1827-CUP, subject to Conditions No. 1-27, as outlined in staff's report.

Chairperson Sanders declared the public hearing open and called for those wishing to speak in favor of Case No. 1827-CUP. Mr. Roberto Magdaleno (316 N. First Ave., Azusa, CA), representing Mr. Fernando Lopez (applicant), came forward to speak in favor and stated he would answer questions the Commission might have.

Mr. Ruben Robles (5813 Abernathy Dr., Los Angeles, CA) came forward to translate for Mr. Lopez, and stated that Mr. Lopez requested that the Commission waive Condition No. 22, requiring the payment of in-lieu parking fees totaling \$8,000 for the four deficient parking spaces on the subject property. Senior Planner Garcia briefly explained that in-lieu parking fees are allowed by the municipal code as a mechanism to allow uses which are unable to provide the

required parking. Mr. Garcia advised the applicant that a request for a fee waiver can only be granted by the City Council, as the Planning Commission does not have the authority to allow any deviation from municipal code requirements.

Mr. Kenneth P. Scofield (1355 Paige Ln., Redlands, CA) representing Van Loon Enterprises, property owner of 6401-11 Pacific Boulevard and 2570 Gage Avenue, came forward and spoke in favor of the proposed project.

After a brief discussion, Mr. Magdaleno requested to amend the hours of operation indicated in the Environmental Assessment Checklist (Item No. 16) *from* “9:00 a.m. to 10 p.m.” *to* “8:00 a.m. to 11:00 p.m.” No objection was expressed by either the Commission or staff.

With no one else wishing to speak for or against Case No. 1827-CUP, Chairperson Sanders declared the public hearing closed.

A motion was made by Commissioner Molina, seconded by Commissioner Bravo, to APPROVE CASE NO. 1827-CUP, subject to Conditions No. 1-27, as recommended by staff. The motion carried as follows: Ayes: Commissioners Benitez, Bravo, Molina and Chairperson Sanders; Noes: None; Absent: Commissioner Lopez.

B. CASE NO. 1828-DP: Request by Marco Cesar Rivers for approval of a Development Permit to establish a small collection recycling facility within the parking lot of an existing mini-mart at 3372 Gage Avenue, in the General Commercial (C-G) Zone.

Assistant Planner Albert Fontanez conducted a PowerPoint presentation and reviewed the Administrative Report for Case No. 1828-DP, which included the Municipal Code Requirements and Required Findings for a Development Permit, Administrative Comments and Analysis, and Recommendations. Mr. Fontanez stated that staff recommended the approval of Case No. 1828-DP, subject to Conditions No. 1-32, as outlined in staff’s report.

After a brief discussion on the general operation of small recycling facilities, Chairperson Sanders declared the public hearing open and called for those wishing to speak in favor of or against Case No. 1828-DP. The applicant, Mr. Marco Rivera (6004 Maywood Ave., Maywood, CA), came forward to speak in favor of the request. Mr. Rivera stated that he would provide a water basin for patron use on the site and make an effort to reduce the noise generated from the establishment on Sunday mornings.

Chairperson Sanders called for anyone else wishing to speak in favor of or against Case No. 1828-DP and, hearing no one, declared the public hearing closed.

A motion was made by Commissioner Molina, seconded by Commissioner Bravo, to APPROVE CASE NO. 1828-DP, subject to Conditions No. 1-32, as outlined in staff’s report. The motion carried as follows: Ayes: Commissioners Benitez, Bravo, Molina and Chairperson Sanders; Noes: None; Absent: Commissioner Lopez.

**New Business**

None.

**Information Items**

Planning Manager Bautista announced that at the City Council meeting of October 16, 2006, the City Council appointed four Commissioners to the newly established Historic Preservation Commission.

**Subjects Presented by the Planning Commission**

None.

**Adjournment**

There being no further business, Chairperson Sanders adjourned the meeting at 7:15 p.m.

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Chairperson

ATTEST:

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Secretary