CITY OF LA PUENTE

PLANNING COMMISSION AND DEVELOPMENT REVIEW BOARD

MINUTES

March 01, 2011

Per *Robert's Rules of Order Newly Revised 10th Edition*, minutes are a record of the actions taken by the body. These minutes do not include a summary of the discussion but only reflect the action taken by the body. A complete audio recording of this meeting is available on the City's website www.lapuente.org

A Regular Meeting of the Planning Commission and Development Review Board of the City of La Puente was held in the Council Chambers of City Hall, 15900 East Main Street, La Puente, California, on 03/01/2011, at 7:00 p.m.

CALL TO ORDER:

Chairman Klinakis called the meeting to order at 7:00 p.m.

ROLL CALL: Commissioners: Dahlitz, Duarte, Lewis, and Klinakis

EX OFFICO: Community Development Director Yamachika, City Planner Arreola, Deputy City Attorney Davtyan, Assistant Planner Chow, Administrative Secretary Ramirez.

PLEDGE OF ALLEGIANCE:

The Pledge of Allegiance was led by Chairman Klinakis.

ORAL COMMUNICATIONS FOR THE PLANNING COMMISSION AND THE DEVELOPMENT REVIEW BOARD:

None.

MINUTES OF PREVIOUS PLANNING COMMISSION AND DEVELOPMENT REVIEW BOARD MEETING:

1. **Reading of the minutes of the Planning Commission and Development Review Board meeting of February 1, 2011.**

   Commissioner Lewis moved and Commissioner Dahlitz seconded to approve as presented.

The motion carried with the following roll call vote:

AYES:	Dahlitz, Duarte, Lewis and Klinakis.
NOES:	None
ABSTAIN:	None
ABSENT:	None

RECESS THE DEVELOPMENT REVIEW BOARD

PUBLIC HEARINGS BEFORE THE PLANNING COMMISSION:

2. UNCLASSIFIED USE PERMIT NO. 252 - A request to allow general on-sale of alcohol at a public eating place (Alcoholic Beverage Control Type 47 license) in conjunction with a proposed restaurant/lounge with accessory banquet facilities and karaoke entertainment for property located at 119 N. Second Street.

Chairman Klinakis stated that he would recuse himself from this item because he was the property owner. He then left the Council Chambers.

Vice Chairman Duarte took over the gavel.

Assistant Planner Chow presented the report.

Deputy City Attorney Davtyan stated that Staff recommended a change on the condition of approval, page 4, condition No. 6, deleting the last sentence that states: The sale of food and non-alcoholic beverages for on-site consumption shall comprise a minimum of 50% of the facility's gross revenue during the term of this permit.

Vice Chairman Duarte opened the public hearing.

Alan Leung, 22857 Hilton Head Drive #186, Diamond Bar, CA. stated that he was the Manager of the restaurant /lounge. The restaurant would be serving Chinese and Japanese cuisine, with karaoke for entertainment.

Sonny Quintanar, Twin Palms Recovering Center, stated that there were too many establishments that serve alcohol in this area. He then gave statistics of various studies on alcohol.

Marty Paz, La Puente, asked where the Handicapped parking would be located. And if security would be used for parties when the banquet room was in use.

Assistant Planner Chow responded that there are two handicapped parking spaces available and two security officers would be assigned.

Vice Chairman Duarte closed the public hearing.

~~Commissioner Lewis asked why the restaurant needed a Type 47 ABC license.~~

Assistant Planner Chow explained the difference between a Type 47 and Type 48 alcohol license.

City Planner Arreola stated that as a condition of approval the Applicant must transfer their Type 48 license to a Type 47 license.

Vice Chairman Duarte clarified that with a Type 48 license, children or anyone under 21 years of age would not be allowed into the building

Deputy City Attorney Davtyan stated for clarification the Applicant filed for an application for a bona-fide restaurant and karaoke lounge. The City did not require the Applicant to change their Type 48 License to a Type 47, however the appropriate license for their establishment would be an ABC Type 47 License.

Vice Chairman Duarte asked why security was recommended during all business hours.

Assistant Planner Chow responded that it was recommended by the Sheriff's Department.

Sergeant Jason Wolak, La Puente Special Projects Team, Industry Sheriff's Department, responded that Lieutenant Cacheiro recommended that security be available during night time hours and special events.

Vice Chairman Duarte asked what the capacity of seating was for the banquet room.

Assistant Planner Chow responded the occupancy was determined by the Fire Department.

Sgt. Wolak stated that last year he worked with ABC in regards to a grant and was able to obtain contacts within the Department and would have full cooperation with any enforcement regarding new businesses selling alcohol within our City.

Commissioner Dahlitz asked for clarification regarding the security provided between the hours of 10:00 a.m. to 2:00 p.m.

Sgt. Wolak responded security would not be needed between 10:00 a.m. and 6:00 p.m.

Vice Chairman Duarte stated that he would like the condition of approval to state security was only for the evening hours of operation and or as deemed necessary by the Sheriff's Department.

Vice Chairman Duarte inquired about the outdoor patio.

Assistant Planner Chow responded that the outdoor patio was not included in the proposal.

City Planner Arreola explained the requirements, if outdoor dining was proposed.

Commissioner Dahlitz asked about noise being kept to only inside the building.

City Planner Arreola responded that the Applicant must comply with the Noise Regulations of the La Puente Municipal Code.

Commissioner Lewis asked the Applicant if he understood the conditions of approval.

Mr. Leung responded in the affirmative.

Commissioner Lewis moved and Vice Chairman Duarte seconded to adopt the attached Resolution, and Notice of Exemption and approving UUP No. 252, subject to the conditions outlined in the attached resolution. The motion carried with the following roll call vote:

AYES:	Dahlitz, Duarte, and Lewis
NOES:	None
RECUSE:	Klinakis
ABSENT:	None

Chairman Klinakis rejoined the meeting.

UNFINISHED BUSINESS BEFORE THE PLANNING COMMISSION: None

NEW BUSINESS BEFORE THE PLANNING COMMISSION: None

RECESS THE PLANNING COMMISSION AND RECONVENE THE DEVELOPMENT REVIEW BOARD:

UNFINISHED BUSINESS BEFORE THE DEVELOPMENT REVIEW BOARD: None

NEW BUSINESS BEFORE THE DEVELOPMENT REVIEW BOARD: None

RECONVENE THE PLANNING COMMISSION

ORAL COMMENTS FROM STAFF: None

Chairman Klinakis moved and Vice Chairman Duarte seconded to Adjourn: The motion carried with the following roll call vote:

AYES:	Lewis, Dahlitz, Duarte, and Klinakis.
NOES:	None
ABSTAIN:	None
ABSENT:	None

ADJOURNMENT:

Secretary, Planning Commission

Chairman, Klinakis