CITY OF LA PUENTE

REGULAR PLANNING COMMISSION MEETING

MINUTES OF

OCTOBER 4, 2016

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 of the City of La Puente was held in the Council Chambers of City Hall, 15900 East Main Street, La Puente, California, on October 4, 2016, at 7:00 p.m.

CALL TO ORDER:

Chairperson Escalon called the meeting to order at 7:00 p.m.

ROLL CALL: Commissioners: Escalon, Dudley, Costea, Mendoza and Stowell.

Commissioners present:	Escalon, Dudley, Costea, Mendoza and Stowell.
Commissioners absent:	None.
Staff present:	Development Services Director Di Mario, Assistant Planner Schaetzl, Assistant City Attorney Sparks, Administrative Secretary Ramirez.

PLEDGE OF ALLEGIANCE:

The Pledge of Allegiance was led by Commissioner Costea.

ORAL COMMUNICATIONS BEFORE THE PLANNING COMMISSION:

La Puente resident, Mr. Marty Paz stated that he had been in communication with Assistant Planner Schaetzl on the subject of adding new housing on his property. In the past his application had been denied by the Planning Commission and the City Council. His concerns were that he did not want to lose funds during the application process. He was inquiring if the current commission would have any issues and if the City Council influenced the commission how to vote for his project.
Assistant City Attorney Sparks responded that given the fact that Mr. Paz had not submitted an application, she would suggest that the commission refrain from answering

on how the commission would vote. However, state law requires the city to treat Mr. Paz's application like any other and consider it based on the findings in the city's zoning code.

Commissioner Costea clarified that the Planning Commission was an independent body and was not instructed by the City Council on how to vote.

A. MINUTES OF PREVIOUS PLANNING COMMISSION MEETING:

A-1. Reading of the Minutes of the Planning Commission meeting of September 20, 2016.

Commissioner Stowell moved to waive the reading and approve the Minutes of the Special Meeting of September 20, 2016 as presented; seconded by Chairperson Escalon. The motion carried with the following roll call vote:

AYES	Escalon, Dudley, Costea, Mendoza and Stowell.
NOES:	None.
ABSTAIN:	None.
ABSENT:	None.

B. UNFINISHED BUSINESS BEFORE THE PLANNING COMMISSION: None

C. PUBLIC HEARING BEFORE THE PLANNING COMMISSION: None

D. NEW BUSINESS BEFORE THE PLANNING COMMISSION

D -1 SITE PLAN AND DESIGN REVIEW APPLICATION NO. 1140 – CONSIDERATION OF A RESOLUTION APPROVING SITE PLAN AND DESIGN REVIEW APPLICATION NO. 1140, A REQUEST TO ALLOW FOR THE FAÇADE REMODEL OF AN EXISTING COMMERCIAL RESTAURANT LOCATED AT 1601 N. HACIENDA BOULEVARD, LA PUENTE, CALIFORNIA AND ADOPTING A NOTICE OF EXEMPTION REGARDING SAME

Development Services Director Di Mario introduced the item and Assistant Planner Schaetzl who presented the staff report and gave a PowerPoint presentation.

The Applicant, Mr. Wayne Burke gave a brief description of the Burger King Franchise and the new remodel named the "2020 Version." The remodel happened to get moved up to the top of the list due to a car accident at the restaurant.

Commissioner Costea inquired regarding the lighting plan for the project.

Development Services Director Di Mario responded that the South Hills Square Shopping Center had numerous parcel owners. The other parcels of this site were not part of this application. He then let the applicant answer the questions for their parcel.

Mr. Burke stated that they would follow the city's recommendation. He was unsure of the number of lights in their parking lot. However, they would follow the new recommendations.

Assistant City Attorney Sparks stated that she had prepared an additional condition for lighting if that's what the Commission would like; it follows the general conditions for lighting. She read the condition as follows: "The applicant shall submit a lighting plan subject the approval of the Development Services Director." The Applicant agreed to the added condition.

Chairperson Escalon moved to adopt Resolution No. 16-1493 approving Site Plan and Design Review No. 1140 for the façade remodel, with the additional condition for a lighting plan and notice of exemption regarding same. Seconded by Commissioner Mendoza. The motion carried with the following roll call vote:

AYES:	Escalon, Dudley, Costea, Mendoza and Stowell.
NOES:	None.
ABSTAIN:	None.
ABSENT:	None.

Commissioner Costea stated that he would like to thank Mr. Burke for taking the opportunity to make the upgrade and complimented the project as a whole.

ORAL COMMENTS FROM COMMISSION: None

ORAL COMMENTS FROM STAFF:

Development Services Director Di Mario announced that the City was participating in a "Tree Planting Day Event" on Saturday, October 15, 2016 at 9:00 a.m. at La Puente Park located at 501 N. Glendora Avenue. The event was made possible through our arborist contractor who applied for the CIRCLE grant in conjunction with Cal Fire and U.S. Forestry Department. Also, this month is the "25th Annual Main Street Halloween Run" on Sunday, October 30, 2016 at 7:00 a.m.

ADJOURNMENT:

Commissioner Mendoza moved to adjourn the meeting. Seconded by Commissioner Costea. The motion carried with the following roll call vote:

AYES:	Escalon, Dudley, Costea, Mendoza and Stowell.
NOES:	None.
ABSTAIN:	None.
ABSENT:	None.

With no further business, Chairperson Escalon adjourned the meeting at 7:25 p.m.

Secretary, Planning Commission

Chairperson Escalon