MINUTES
LA PUENTE PLANNING COMMISSION
REGULAR MEETING OF
SEPTEMBER 06, 2022

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 Tuesday, September 6, 2022 at 7:00 p.m.

CALL TO ORDER:

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

ROLL CALL: Commissioners: Dudley, Maes, Paz and Stowell.

Commissioners present:	Dudley, Maes, Paz and Stowell.
Commissioners absent:	None.
Staff present:	Director of Development Services Di Mario, Associate Planner Galvan, Administrative Assistant Ramirez and City Attorney Jauregui.

PLEDGE OF ALLEGIANCE:

The Pledge of Allegiance was led by Commissioner Paz.

ORAL COMMUNICATIONS BEFORE THE PLANNING COMMISSION: None.

A. MINUTES OF PREVIOUS PLANNING COMMISSION MEETING:

READ AND APPROVE THE MINUTES OF THE PLANNING COMMISSION MEETING OF JULY 19, 2022

A motion was made by Chairman Dudley to waive the reading and approve the Minutes of the Regular meeting of September 6, 2022, as presented; seconded by Commissioner Paz.

The motion carried with the following roll call vote:

AYES	Dudley Maes, Paz and Stowell.
NOES:	None.
ABSTAIN:	None.
ABSENT:	None.

B. UNFINISHED BUSINESS BEFORE THE PLANNING COMMISSION: None.

C. PUBLIC HEARINGS BEFORE THE PLANNING COMMISSION:

C-1 CONDERATION OF A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF LA PUENTE, CALIFORNIA, APPROVING SITE PLAN AND DESIGN REVIEW NO. 22-45, TO CONSTRUCT A NEW 5,245 SQUARE FOOT EXPRESS DRIVE-THROUGH CAR WASH FACILITY LOCATED AT 1156-1160 NORTH HACIENDA BOULEVARD AND ADOPTING A NOTICE OF EXEMPTION REGARDING SAME

Director of Development Services Di Mario stated that agenda items C-1 and C-2 are for the same location and that staff would take the two applications together. Mr. Di Mario then introduced Associate Planner Galvan who then presented the staff report with a PowerPoint presentation.

Chairman Dudley asked the Commission if they had any questions for staff. With no questions, Mr. Dudley opened the public hearing at 7:10 p.m.

Chairman Dudley asked if there were any questions or comments from the public, with no response, Mr. Dudley closed the public hearing at 7:11 p.m.

A motion was made by Chairman Dudley to adopt Resolution No. 22-1564 approving Site Plan and Design Review Application No. 22-45, a request to allow the construction of a new 5,245 square foot express drive-through car wash facility at 1156-1160 North Hacienda Boulevard; and direct staff to file a notice of exemption regarding the same; seconded by Commissioner Paz. The motion carried with the following roll call vote:

AYES	Dudley Maes, Paz and Stowell.
NOES:	None.
ABSTAIN:	None.
ABSENT:	None.

C-2 CONDERATION OF A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF LA PUENTE, CALIFORNIA, APPROVING MINOR USE PERMIT NO. 22-01, TO ALLOW THE OPERATION OF AN EXPRESS DRIVE-THROUGH CAR WASH FACILITY AT 1156-1160 NORTH HACIENDA BOULEVARD AND ADOPTING A NOTICE OF EXEMPTION REGARDING SAME

A motion was made by Vice Chairman Maes adopt Resolution No. 22-1565 approving Minor Use Permit No. 22-01, a request to allow the operation of an express drive-through car wash facility at 1156-1160 North Hacienda Boulevard; and direct staff to file a notice of exemption regarding the same. seconded by Commissioner Stowell. The motion carried with the following roll call vote:

AYES	Dudley Maes, Paz and Stowell.
NOES:	None.
ABSTAIN:	None.
ABSENT:	None.

D. NEW BUSINESS BEFORE THE PLANNING COMMISSION: None

ORAL COMMENTS FROM COMMISSION: None

ORAL COMMENTS FROM STAFF:

Director of Development Services Di Mario stated that he would like to thank the applicant for bringing this development forward. In the past the City had experienced some challenges with this property, once the new owner purchased the property all the issues went away, and the City is excited to see this new project move forward.

Mr. Di Mario stated that the former Star Theatre site where the new homes have been built just received their certificate of occupancy, and that families will be moving in very soon.

Lastly, Mr. Di Mario added that the former French American Bakery site, 34-unit Mixed Use project on Main Street and Second Street just received their final plan check approval and should be starting construction soon.

ADJOURNMENT:

With no further business before the Planning Commission Chairman Dudley adjourned the meeting at 7:20 p.m.

Chairman, Gary Dudley

Secretary, Planning Commission, John Di Mario