



**CITY OF STANTON**  
**STANTON CITY HALL, 7800 KATELLA AVE., STANTON, CA**  
**PLANNING COMMISSION REGULAR MEETING**  
**WEDNESDAY, MAY 16, 2018, 6:30 P.M.**

**AGENDA**

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*Supportive and descriptive documentation for agenda items, including staff reports, is available for review in the Planning Secretary's Office.*

*In compliance with the American Disabilities Act, if you need special assistance to participate in this meeting, you should contact the Community Development Department at (714) 379-9222, extension 210. Notification by noon on the Monday prior to the Commission meeting will enable the City to make the reasonable arrangements to assure accessibility to this meeting.*

*Please turn off all cellular phones and pagers while the Planning Commission meeting is in session.*

1. **CALL TO ORDER**
  
2. **PLEDGE OF ALLEGIANCE**
  
3. **ROLL CALL**

Chairman Greer  
Vice Chairman Moua  
Commissioner Taylor  
Commissioner Grand  
Commissioner Ash

4. **SPECIAL PRESENTATION**

None.

5. **APPROVAL OF MINUTES**

None.

6. **PUBLIC COMMENTS**

At this time members of the public may address the Planning Commission regarding any items within the subject matter jurisdiction of the Planning Commission, for a maximum of three (3) minutes, provided that **NO** action may be taken on non-agenda items.

7. **PUBLIC HEARINGS**

- 7A. **PUBLIC HEARING TO CONSIDER PRECISE PLAN OF DEVELOPMENT PPD-791 TO ALLOW FOR THE CONSTRUCTION OF A NEW 36,640 SQUARE FOOT PERSONAL SELF-STORAGE BUILDING, AND AN AMENDMENT TO CONDITIONAL USE PERMIT C92-23 TO ALLOW FOR MODIFICATIONS TO CERTAIN CONDITIONS FOR THE EXISTING SELF STORAGE FACILITY ON THE PROPERTY LOCATED AT 10741 DALE AVENUE IN THE IG (INDUSTRIAL GENERAL) ZONE.**

**RECOMMENDED ACTION**

That the Planning Commission:

- Conduct a public hearing; and
- Declare that the project is categorically exempt per California Environmental Quality Act, Public Resource Code Section 15332, Class 32 (In-Fill Development Projects); and
- Adopt Resolution No. 2465 approving an amendment to Conditional Use Permit C92-23; and
- Adopt Resolution No. 2466 approving Precise Plan of Development PPD-791.

**7B. PUBLIC HEARING TO CONSIDER A DEVELOPMENT PROPOSAL FOR THE RESIDENTIAL COMPONENT OF A MIXED-USE REDEVELOPMENT PROJECT FOR THE VILLAGE CENTER LOCATED ON THE WEST SIDE OF THE INTERSECTION OF BEACH BOULEVARD AND VILLAGE CENTER DRIVE (12631 – 12811 BEACH BLVD.) IN THE CG (COMMERCIAL GENERAL) ZONE WITH A SOUTH GATEWAY MIXED USE (SGMX) OVERLAY**

**RECOMMENDED ACTION**

That the Planning Commission:

- Conduct a public hearing; and
- Declare the project is consistent with the adopted Mitigated Negative Declaration (SCH#2017101007) and a Mitigation Monitoring and Reporting Program for the entire Village Center development; and
- Adopt Resolution No. 2460 recommending the City Council approve Planned Development Permit PDP18-01; and
- Adopt Resolution No. 2461 recommending the City Council approve Precise Plan of Development PPD-790; and
- Adopt Resolution No. 2474 recommending the City Council approve Tentative Parcel Map TM18-01; and
- Adopt Resolution No. 2475 recommending the City Council adopt an Ordinance approving Development Agreement DA18-01 for the project.

**8. NEW BUSINESS**

None.

**9. OLD BUSINESS**

None.

**10. PLANNING COMMISSION COMMENTS**

*At this time Commissioners may report on items not specifically described in the agenda which are of interest to the Commission provided no discussion or action may be taken except to provide staff direction to report back or to place the item on a future agenda.*

**11. DIRECTOR'S REPORT**

12. **ADJOURNMENT**

I hereby certify under penalty of perjury under the laws of the State of California, the foregoing agenda was posted at the Post Office, Stanton Community Services Center and City Hall, not less than 72 hours prior to the meeting. Dated this 10<sup>th</sup> day of May, 2018.



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Kelly Hart  
Community & Economic Development Director