

Minutes of the Huntington Park Planning Commission meeting held on March 2, 2005.

Commission Secretary Sanders called the meeting to order at 6:30 p.m. Present: Commissioners Eddie Benitez, Veronica Lopez, Andy Molina, Commission Secretary Marial L. Sanders and Chairman Alfred Bravo, Sr. Also present: Planning Manager Mariano Aguirre III, Associate Planner Gabriel Bautista and Recording Secretary Corinna Luevano.

Reorganization of the Planning Commission

Commissioner Sanders made a motion to nominate Commissioner Lopez as Chairperson, seconded by Commissioner Molina. The motion carried as follows: Ayes: Commissioners Benitez, Lopez, Sanders, Molina and Bravo; Noes: None; Absent: None.

Chairperson Lopez made a motion to nominate Commissioner Sanders as Vice Chairperson, seconded by Commissioner Molina. The motion carried as follows: Ayes: Commissioners Benitez, Sanders, Molina, Bravo and Chairperson Lopez; Noes: None; Absent: None.

Chairperson Lopez made a request to nominate Commissioner Molina as Secretary; however, Commissioner Molina stated that he would pass on that request.

Chairperson Lopez made a request to nominate Commissioner Benitez as Secretary; Commissioner Benitez accepted the position of Secretary for the Planning Commission.

Approval of Minutes

A motion was made by Commissioner Sanders, seconded by Commissioner Molina, to approve the minutes of the meeting held February 16, 2005, as presented. The motion carried as follows: Ayes: Commissioners Benitez, Sanders, Molina and Bravo; Noes: None; Absent: None; Abstain: Chairperson Lopez.

Continued Public Appearances

None.

Public Hearings

A. CASE NO. 1791-DP: Consideration of a request by Nancy Scarbrough for approval of a Development Permit to convert and office/retail tenant space into a vocational school/assembly space, in excess of 50% of the building's gross floor area at 6051 Pacific Boulevard in the General Commercial (C-G) Zone.

Associate Planner Bautista gave a PowerPoint presentation describing the project, which included the Municipal Code Requirements, Environmental Assessment, Administrative Comments and Analysis, and Recommendation. A letter from Comstock, Crosser & Associates, on behalf of RHA Partners, LP, owners of the Superior Shopping Center located at 6000-6048 Pacific Boulevard, stating their position and concern to the potential parking shortage at the subject property, was received March 1, 2005. Mr. Bautista added that the proposed project does comply with Municipal Code parking requirements.

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Mr. Bautista stated that Community Development staff is recommending approval of the Development Permit, subject to the Conditions No. 1-20, as outlined in the Administrative Report.

Chairperson Lopez declared the public hearing open and called for anyone wishing to speak for or against Case No. 1791-DP.

Mr. Terrance J. Herrmann, 2201 Dupont Drive, Suite 800, Irvine, Ca 92612, representing International Education Corporation, came forward to speak in favor of Case No. 1791-DP.

With no one coming forward to speak against Case No. 1791-DP, the public hearing was declared closed by Chairperson Lopez.

A motion was made by Commissioner Sanders, seconded by Commissioner Bravo, to APPROVE CASE NO. 1791-DP, subject to Conditions No. 1-20, as outlined in staff's report. Motion carried as follows: Ayes: Commissioners Benitez, Bravo, Sanders, Molina, and Chairperson Lopez; Noes: None; Absent: None.

New Business

Planning Manager Mariano Aguirre recommended that the report on Publicly Visible Art Program, be removed from the agenda until staff has completed a draft of the proposed amendments to the ordinance.

Information Items

Request for an extension of time to record a Final Parcel Map with the Los Angeles County Recorder to consolidate 13 Assessor's Parcels into one (1) parcel at 5900 Pacific Boulevard within the Commercial General (C-G) Zone (P.C. Case No. 1729-TPM).

Following a brief discussion, a motion was made by Commissioner Molina, seconded by Commissioner Bravo, to approve a (1) year extension, beginning March 2, 2005, to record a Final Parcel Map with the County Recorder for the consolidation of 13 parcels into one, at 5900 Pacific Boulevard, and that no further extensions shall be given. Motion carried as follows: Ayes: Commissioners Benitez, Bravo, Sanders, Molina, and Chairperson Lopez; Noes: None; Absent: None.

Adjournment

There being no further business, Chairperson Lopez adjourned the meeting at 7:00 p.m.

Chairperson

ATTEST:

Secretary