



MINUTES

CITY OF HUNTINGTON PARK REGULAR PLANNING COMMISSION

Wednesday, July 19th, 2023, at 6:30 p.m.

Huntington Park City Hall
City Council Chambers
6550 Miles Avenue
Huntington Park, California 90255

Commissioner Angelica Montes called the meeting to order at 6:31 p.m.

PRESENT IN PERSON: Commissioner(s): Commissioner Erika Nuno, Commissioner Ricardo Barba-Ochoa and Commissioner Angelica Montes.

ABSENT: Chairperson Jonathan Sanabria, Commissioner Eduardo Carvajal

STAFF PRESENT: Community Development Director, Steve Forster; Planning Division Manager, Luis Rodriguez; and Associate Planner, Jordan Martinez.

PLEDGE OF ALLEGIANCE

Pledge of Allegiance was led by Commissioner Angelica Montes.

PUBLIC COMMENT – None

CONSENT ITEMS – Approve Planning Commission Meeting Minutes:

1. Regular Planning Commission Meeting held on April 19, 2023

MOTION: Commissioner Angelica Montes to approve Minutes, seconded by Commissioner Ricardo Barba-Ochoa. Motion **passed 3-0-0**, by the following vote:

AYES:	Commissioner(s):	Commissioner Ricardo Barba-Ochoa Commissioner Erika Nuno Commissioner Angelica Montes
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NOES:	Commissioner(s):	None
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ABSENT:	Commissioner(s):	Commissioner Eduardo Carvajal. Chairperson Jonathan Sanabria
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The Approval of Planning Commission Meeting Minutes for May 17 and June 21, 2023, was postponed for the next Planning Commission meeting in August.

PRESENTATIONS

1. CASE NO. 2022-01 CONDITIONAL USE PERMIT (CUP) – A REQUEST FOR A CONDITIONAL USE PERMIT FOR A BANQUET HALL AT 3466 EAST FLORENCE AVENUE, LOCATED WITHIN THE COMMERCIAL GENERAL (CG) ZONE.

Assistant Planner, Jordan Martinez presented a PowerPoint to the Commission describing the request for a Conditional Use Permit for a banquet hall at 3466 East Florence Avenue. Assistant Planner Martinez illustrated the existing conditions of the place, as well as, the proposed plan for renovating the subject property. Assistant Planner Martinez provided a project description that included the proposed hours of operation, restrictions about alcohol being provided at the site, traffic study, and parking requirements.

PUBLIC COMMENT & QUESTIONS

Commissioner Ricardo Barba-Ochoa asked if the parking agreement states that the back gate facing Walnut Street will remain closed. Community Development Director, Steve Forster explained that the gate will be conditioned and the egress and ingress will come through Florence Avenue.

Commissioner Erika Nuno asked about the capacity of the property. Assistant Planner, Jordan Martinez said that the capacity is for 350 people.

Applicant, Shannon Westbrook approached the podium to answer the Commission's questions and comments.

Commissioner, Ricardo Barba Ochoa asked the applicant if there will be security provided at the property. Applicant, Shannon Westbrook said there will be a total of 6 security officers, 3 upstairs and 3 downstairs. Commissioner Barba-Ochoa then asked if there will be cameras on site. Applicant Westbrook said there will be cameras 24 hours 7 days a week. Commissioner Barba-Ochoa mentioned that the parking shouldn't roll over to Walnut Street. Applicant Westbrook stated that valet parking will be provided to avoid any vehicle to go through Walnut Street.

Commissioner, Erika Nuno asked about the noise and how it will not affect the residents nearby. Applicant Westbrook said that the subject property will have insulation and that all noise generated will not exceed the 65-dBA (decibels) threshold in the Huntington Park Municipal Code.

With no more comments from Commission or Staff, Commissioner Angelica Montes to **Approve CASE NO. 2022-01 CONDITIONAL USE PERMIT (CUP)**, seconded by Commissioner Ricardo Barba-Ochoa. Motion **passed 3-0-0**, by the following vote:

AYES: Commissioner(s): Commissioner Angelica Montes
Commissioner Ricardo Barba-Ochoa

Commissioner Erika Nuno

NOES: Commissioner(s): None

ABSENT: Commissioner(s): Commissioner Eduardo Carvajal.
Chairperson Jonathan Sanabria

RECEIVE AND FILE – None

STAFF COMMENTS

Community Development Director, Steve Forster congratulated Associate Planner Jordan Martinez for a great presentation.

Director Forster provided some brief updates on ongoing development projects:

- Grand Opening of Ross Stores on Pacific Blvd. He mentioned that soft opening had the highest sales of all Ross Stores opened.
- Farmer Boys' final developments and the grand opening taking place in approximately 30 days.
- Raising Canes' finalized and corrected plans will be turned in on July 20th for a groundbreaking on July 31st.
- El Bodegon on Soto Street is cleared and ready for new businesses.
- Large fire that occurred at St. Francis Family Health Center has been cleared and put a white fence to allow developers to see the site.

PLANNING COMMISSION COMMENTS

1. Commissioner Barba-Ochoa thanked staff for such an incredible job with a detailed presentation. He expressed his gratitude to staff for working together with the applicants to open the right business in the City. He congratulated Ms. Westbrook on her new business.
2. Commissioner Nuno expressed her gratitude to staff for exceptional work on putting presentations together.
3. Commissioner Montes thanked staff for their diligent work as always and he is looking forward to all the projects moving forward in a positive direction.

ADJOURNMENT

At 7:25 pm the City of Huntington Park Planning Commission was adjourned to a Regular Meeting on Wednesday, August 16, 2023, at 6:30 p.m.

Respectfully Submitted,

A handwritten signature in black ink, appearing to be 'S. Forster', with a stylized loop and a horizontal line extending to the right.

Steve Forster
Community Development Director