



## MINUTES

# CITY OF HUNTINGTON PARK REGULAR PLANNING COMMISSION

**Wednesday, July 17th 2024, at 6:30 p.m.**

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

Chairperson Ricardo Barba-Ochoa called the meeting to order at 6:30 p.m.

PRESENT IN PERSON: Chairperson Ricardo Barba-Ochoa, Commissioner Adrian Tarango, Commissioner John Estrada, and Commissioner Eduardo Carvajal.

ABSENT: None

**STAFF PRESENT:** Community Development Director, Steve Forster, and Administrative Analyst, Areli Caballero.

## **PLEDGE OF ALLEGIANCE**

Chairperson Ricardo Barba-Ochoa led the Pledge of Allegiance.

## **PUBLIC COMMENT – None**

**CONSENT ITEMS – Approve Planning Commission Meeting Minutes:**

## 1. Regular Planning Commission Meeting held on June 19, 2024.

**MOTION:** Commissioner Eduardo Carvajal to approve the Minutes, seconded by Commissioner Adrian Tarango. Motion passed 4-0-0, by the following vote:

**AYES:** Commissioner(s): Chairperson Ricardo Barba-Ochoa  
Commissioner Eduardo Carvajal  
Commissioner Adrian Tarango  
Commissioner John Estrada

**NOES:** Commissioner(s): None

**ABSENT:** Commissioner(s): None

## PRESENTATIONS

1. **CASE NO. 2024-05 CONDITIONAL USE PERMIT (CUP) – A REQUEST FOR A CONDITIONAL USE PERMIT FOR THE ON-SALE OF BEER AND WINE IN CONJUNCTION WITH AN EXISTING RESTAURANT LOCATED AT 6480 SANTA FE AVENUE, WITHIN THE COMMERCIAL GENERAL (C-G) ZONE**

Areli Caballero, Administrative Analyst, presented a detailed PowerPoint presentation to the Commission requesting a conditional use permit (CUP) for the on-sale of beer and wine at an existing restaurant located at 6480 Santa Fe Avenue. She provided in-depth information about the site, zoning map, project details, and current conditions. After careful analysis, Ms. Caballero determined that all six necessary findings for CUP approval were met and recommended that the Planning Commission approve PC Case No. 2024-05 CUP.

## **PUBLIC COMMENT**

Victor Rosas, owner of Guajillo Restaurant, approached the stand to express that his family-run business would benefit significantly from the sale of alcohol.

John Nahas, owner of the AMPM Gas station located in the same lot as El Guajillo, submitted a written comment opposing the alcohol permit. He explained that the gas station's parking lot often overflows due to the popularity of the restaurant. Additionally, Mr. Nahas noted that his establishment already offers beer and wine, making it unreasonable to allow additional alcohol sales in the area. He expressed concerns about the potential for increased traffic congestion and drunk driving incidents, which could pose a serious safety hazard to those in the parking lot.

Steve Forster, Community Development Director, noted that the gas station currently sells alcohol without a conditional use permit (CUP). He highlighted the 50 conditions included in the proposed CUP for the business and suggested adding an additional requirement. Areli Caballero subsequently announced that the 51st condition would require the applicant to submit a comprehensive parking management plan within the next 60 days.

Commissioner Adrian Tarango motioned to **Approve CASE NO. 2024-05**  
**CONDITIONAL USE PERMIT (CUP) with the additional 51st condition**, seconded by  
Commissioner Eduardo Carvalai. Motion **passed 4-0-0**, by the following vote:

**NOES:** Commissioner(s): None

**ABSENT:** Commissioner(s): None

**RECEIVE AND FILE – None**

**STAFF COMMENTS**

Steve Forster, Community Development Director, commended Administrative Analyst Areli Caballero for her excellent presentation. He then provided updates on several ongoing projects:

- The Slauson Project, which has been under construction for several months, involves the replacement of intersections at Pacific and Slauson. To facilitate this work, the streets will be closed to sections. The project is being funded through various grants awarded to the City.

**PLANNING COMMISSION COMMENTS**

1. Commissioner Eduardo Carvajal expressed his appreciation for the staff's hard work and dedication, specifically recognizing Community Development Director Steve Forster.
2. Commissioner Adrian Tarango thanked Ms. Caballero for her informative presentation and inquired about the exact location of the Slauson Project. Mr. Forster responded that the entire section of Slauson Avenue, from the west to east city limits, is undergoing reconstruction.
3. Commissioner John Estrada asked about the anticipated timeline for the Slauson Project. Mr. Forster replied that the project is expected to be completed by the beginning of 2025. Mr. Estrada also expressed his gratitude to Ms. Caballero for her presentation.
4. Chairperson Barba-Ochoa commended the staff for their consistently high-quality work. He emphasized his confidence in the planning staff's ability to provide concise and valuable information at each meeting.

**ADJOURNMENT**

At 7:08 p.m. the City of Huntington Park Planning Commission adjourned to a Regular Meeting on Wednesday, August 21, 2024, at 6:30 p.m.

Respectfully Submitted,



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Steve Forster

Planning Commission Secretary  
Community Development Director