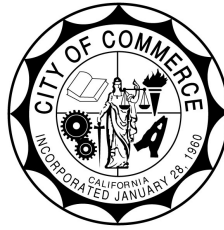


Julissa Altamirano Commissioner
Miguel A. Alvarado Commissioner
Nancy Barragan Commissioner
John Diaz Commissioner
Ernesto Gonzalez Commissioner



COMMERCE CITY HALL
Council Chambers
5655 Jillson Street
Commerce, CA 90040
Phone: (323) 722-4805
Fax: (323) 726-6231

AGENDA REGULAR MEETING OF THE PLANNING COMMISSION

WEDNESDAY, JULY 22, 2015 – 6:30 P.M.

CALL TO ORDER Commissioner Diaz
FLAG SALUTE / INVOCATION Commissioner Barragan
ROLL CALL
REORGANIZATION

The Commission will reorganize and select a Chairperson and Vice Chairperson

APPROVAL OF MINUTES

The Commission will review for approval the minutes of the Regular Meeting held on May 27, 2015.

PUBLIC COMMENT

The public is given this opportunity to address the Planning Commission on any matter within its responsibility. Discussion or deliberation will not be entered into at this time in accordance with the Brown Act.

PUBLIC HEARINGS

For each of the following items the public will be given an opportunity to speak. After a staff report, the chair will open the public hearing. At that time the applicant will be allowed to present the case. Members of the public will then be allowed to speak. After all have spoken, the applicant will be allowed to summarize briefly, and then the hearing is closed. Commissioners may ask the speaker questions.

1. Conditional Use Permit No. 503 Miguel Vazquez
6800 Acco Street 6800 Acco Street
Commerce, CA 90040

A request for a Conditional Use Permit (CUP) to allow the establishment and operation of a food processing and packaging land use (meat and poultry products) in conjunction with a pre-existing meat warehousing use within the City's M-2 zoning district.

2.

Variance No. 15-02
6278 East Slauson Avenue

Staff recommendation: Conditional approval.

John Killen
6278 East Slauson Avenue
Commerce CA 90040

Request for approval of a Variance to deviate from the minimum lot size requirements and allow the construction of a new warehouse building with mezzanine space measuring 7,423 square feet in the M-2 (Heavy Industrial) Zone. Per Chapter 19.11 of the Commerce Municipal Code (CMC), a minimum lot size of 25,000 square feet is required for all new development in the M-2 (Heavy Industrial) Zone. In this case, the applicant is requesting to deviate by 795 square feet and develop on a lot measuring approximately 24,205 square feet.

Staff recommendation: Conditional approval.

3. Zoning Ordinance Text Amendment (Citywide) - Commerce Municipal Code Chapter 19.25.130 (Master Sign Plan)

City of Commerce
2535 Commerce Way
Commerce, CA 90040

Request to amend and add language to Chapter 19.25.130 (Master Sign Plan) of the Commerce Municipal Code (CMC) to address signage. The purpose of the amendment is to clarify the applicability of the Master Sign Section of the Zoning Ordinance by adding language to allow the Director to determine applicability based on special project characteristics.

Staff recommendation: Adopt the Resolution recommending to the City Council 1) adoption of the Categorical Exemption; 2) and 3) related Zoning Ordinance Text Amendments.

4. Zoning Ordinance Text Amendment (Citywide) - Commerce Municipal Code Chapter 19.27 (Wireless Telecommunications)

City of Commerce
2535 Commerce Way
Commerce, CA 90040

Request to address changes related to wireless telecommunications facilities. Earlier this year staff made recommendations to adopt a new Ordinance which lacked language on how to determine setbacks as well as limiting the heights for new antennas. This item will clarify these two issues prior to proceeding to the City Council.

Staff recommendation: Adopt the Resolution recommending to the City Council 1) adoption of the Categorical Exemption; 2) and 3) related Zoning Ordinance Text Amendments.

SCHEDULED MATTERS

5. Update - Green Zones Working Group
City of Commerce
2535 Commerce Way
Commerce, CA 90040

Commissioner Barragan will give an update on the work of the Green Zones Working Group.

Staff recommendation: Receive & file report

COMMISSION REPORTS

STAFF REPORTS

ADJOURNMENT

Agenda and written materials are available for public inspection immediately following the posting of this agenda (at least 72 hours prior to a regular Planning Commission meeting) in the **City Clerk's Office, at Commerce City Hall, 2535 Commerce Way, Commerce, California.**