

CITY OF FOUNTAIN VALLEY
REGULAR MEETING OF THE PLANNING COMMISSION

August 12, 2009

A G E N D A

In compliance with the Americans with Disabilities Act, if you need special assistance to participate in Planning Commission meetings, please contact the Planning Department at (714) 593-4425. Notification 72 hours prior to the meeting will enable the City to make reasonable arrangements to ensure accessibility to the meeting.

CALL TO ORDER: 7:00 p.m.

SALUTE TO THE FLAG

ROLL CALL: DRILLING, FRANK, GASTON, JENSEN, PROCTOR, WALKER

APPROVAL OF MINUTES: JULY 8, 2009

SPEAKERS MUST LIMIT REMARKS TO NOT MORE
THAN FIVE MINUTES ON ALL ITEMS

It is customary for Commissioners to visit applicant sites. Unless any Commissioner has further disclosure statements at this time, it may be stated that no contact was made during the visit with the applicant, his/her agent or neighbors of the proposed project.

PUBLIC HEARINGS

1. VARIANCE NO. 274 – ORANGE COAST MEMORIAL MEDICAL CENTER
Petition submitted by Orange Coast Memorial Medical Center requesting a variance for signage located at 18111 Brookhurst Street.

Rec. Action: Staff recommends that the Planning Commission approve Variance No. 274 for Orange Coast Memorial Medical Center for signage located at 18111 Brookhurst Street.

2. VARIANCE NO. 275 – FURNITURE HOME STORES AKA ASHLEY FURNITURE - Petition submitted by Furniture Home Stores of Southern California to allow for additional wall signage at the business located at 18060 Euclid Street.

Rec. Action: Staff recommends that the Planning Commission approve Variance No. 275 for Furniture Home Stores (Ashley Furniture) to install a new internally illuminated cabinet sign on the building located at 18060 Euclid Street.

3. PRECISE PLAN NO. 497M – 17210 OAK STREET (LOT NO. 16902)
Petition submitted by Eric Scheck on behalf of KB Home Coastal, Inc. to amend Precise Plan No. 497 to decrease the number of single story homes from eleven (11) to six (6) of the fifty-five (55) lot single family subdivision located at 17210 Oak Street (Tract No. 16902).

Rec. Action: Staff recommends that the Planning Commission adopt Resolution No. 09-37 denying Precise Plan No. 497M submitted by Eric Scheck, on behalf of KB Home Coastal, Inc. to amend Precise Plan No. 497 to decrease the number of single story homes from eleven (11) to six (6) of the fifty-five (55) lot single family subdivision located at 17210 Oak Street (Tract No. 16902).

4. CONDITIONAL USE PERMIT NO. 1677- T-Mobile
Petition submitted by Omnipoint Communications, Inc. a subsidiary of T-Mobile to construct a wireless telecommunications facility at 11669 Edinger Avenue. The facility will consist of twelve (12) panel antennas, one (1) GPS antenna, and six (6) equipment cabinets. The twelve (12) panel antennas will be separated into three (3) sectors attached to a wireless facility designed as a pine tree. The radio equipment will be located to the base of the tower and inside of a 7'ft. high CMU enclosure.

Rec. Action: Staff recommends that the Planning Commission adopt Resolution No. 09-41, approving Conditional Use Permit No. 1677 submitted by Omnipoint Communications to construct a wireless telecommunications facility at 11669 Edinger Avenue.

5. CONDITIONAL USE PERMIT NO. 1601M – MARISCO'S PUERTO MARQUEZ
Petition submitted by Guadalupe Salas Barron to permit the on-sites sales and consumption of beer and wine in conjunction with the continued use and operation of an existing restaurant located at 11763 Edinger Avenue.

Rec. Action: Staff recommends that the Planning Commission adopt Resolution No. 09-39 approving Conditional Use Permit No. 1601M to permit the on-site sale and consumption of beer and wine in conjunction with the continued use and operation of the existing restaurant located at 11763 Edinger Avenue.

6. CONDITIONAL USE PERMIT NO. 1680 – CAFÉ GRILL

Petition submitted by James Peters to establish and operate a café/bistro restaurant that will also serve beer and wine located at 17900 Magnolia Street, Unit A.

Rec. Action: Staff recommends that the Planning Commission adopt Resolution No. 09-38 approving Conditional Use Permit No. 1680 to establish and operate a café/bistro restaurant with beer and wine sales located at 17900 Magnolia Street, Unit A.

7. CONDITIONAL USE PERMIT NO. 1681 – JAPAN KARATE DO

Petition submitted by Japan Karate Do to establish and operate a martial arts facility at the property located at 18964 Brookhurst Street.

Rec. Action: Staff recommends that the Planning Commission adopt resolution No. 09-40 approving Conditional Use Permit No. 1681 submitted by Japan Karate Do to establish and operate a karate studio located at 18964 Brookhurst Street.

8. CODE AMENDMENT NO. 09-05 - AN AMENDMENT TO THE SOUTHPARK SPECIFIC PLAN PERTAINING SIGN CODE PROVISIONS

Petition to amend the Southpark Specific Plan pertaining to sign code provisions to allow canopy signage.

Rec. Action: Staff recommends that the Planning Commission adopt Resolution No. 09-34 recommending the City Council approve the proposed Specific Plan Amendment pertaining to signage.

WITH THE EXCEPTION OF THE APPLICANTS FOR THE FOLLOWING ITEMS, PERSONS DESIRING TO SPEAK ON THE BELOW ITEMS OR ITEMS NOT ON THE AGENDA SHOULD INDICATE THEIR DESIRE TO DO SO AT THIS TIME. (FURTHER TESTIMONY MAY NOT BE TAKEN ON ITEMS THAT WERE THE SUBJECT OF A PUBLIC HEARING IF THAT PUBLIC HEARING HAS NOW BEEN CLOSED.)

NEW BUSINESS

9. SIGN COMMITTEE MEETING UPDATE

An update of the Sign Committee action below from the August 12, 2009 meeting.

1. SIGN PERMIT NO. 09-19 - VALLEY GARDEN CENTER

Petition submitted by Dick Wilbur to replace an existing monument sign with a new monument sign for the Valley Gardens Center located at 18426 Brookhurst Street.

Rec. Action: Staff recommends that the Planning Commission receive and file the report.

2. SIGN PERMIT NO. 09-20 – ORANGE COUNTY SANITATION DISTRICT

Petition submitted by Jeffrey T. Okamoto for Orange County Sanitation District located at 10844 Ellis Avenue for three (3) signs totaling 69.9 sq. ft.

Rec. Action: Staff recommends that the Planning Commission receive and file the report.

10. PLANNING DEPARTMENT ANNUAL REPORT

Review of the Planning Commission and Planning Department Activities for Fiscal Year 2008-09.

Rec. Action: Approve the Planning Department Annual Report and forward a recommendation to City Council.

UNFINISHED BUSINESS

None

ADJOURNMENT

Adjournment to the next regularly scheduled Planning Commission meeting of September 9, 2009.

ALL ITEMS WHICH HAVE FINAL APPROVAL BY THE PLANNING COMMISSION MAY BE APPEALED TO THE CITY COUNCIL WITHIN 20 CALENDAR DAYS OF THE COMMISSION'S ACTION BY ANY APPLICANT OR PROPERTY OWNER WITHIN 500 FT. OF THE SUBJECT PROPOSAL. PERSONS WISHING FURTHER INFORMATION SHOULD CONTACT THE PLANNING DEPARTMENT (CHAPTER 21. 60 FVMC)

MATERIAL(S) RELATED TO AN ITEM ON THIS AGENDA SUBMITTED TO THE PLANNING COMMISSION AFTER DISTRIBUTION OF THE AGENDA PACKET IS/ARE AVAILABLE FOR PUBLIC INSPECTION IN THE PLANNING DEPARTMENT AT 10200 SLATER AVENUE, FOUNTAIN VALLEY DURING NORMAL BUSINESS HOURS.