

MINUTES
REGULAR MEETING OF THE PLANNING COMMISSION
OF THE CITY OF COMMERCE HELD ON JANUARY 23, 2019 AT 6:30 P.M.,
IN THE CITY HALL COUNCIL CHAMBERS,
5655 JILLSON STREET, COMMERCE, CA 90040

CALL TO ORDER The meeting was called to order by Chairperson Gonzalez at 6:31 p.m.

ROLL CALL Commissioners: Gonzalez, Lainez, Grajeda, Peraza and Serfozo

Staff: Associate Planner Sonia Griego, Assistant Planner Viviana Esparza and City Attorney Noel Tapia

PUBLIC COMMENT

Members of the public stepped forward to comment on the Scoping Meeting for the Citadel Expansion Project and possible conflict of interest for Commissioner's regarding items.

APPROVAL OF
MINUTES Approval of minutes for the Special Meeting held on May 31, 2018, and the Regular Meetings held on June 27, 2018 and July 25, 2018.

Commissioner Peraza requested that two separate motions be made for the approval of Minutes as he was not a member of the Planning Commission prior to the meeting held on July 25, 2018.

Vice Chairperson Lainez moved, seconded by Chairperson Gonzalez to approve the minutes for May 31, 2018 and June 27, 2018. The motion carried by the following vote:

AYES: Chairperson Gonzalez, Vice-Chairperson Lainez, Commissioners Grajeda and Serfozo (4)

ABSTAIN: Commissioner Peraza (1)

Vice Chairperson Lainez moved, seconded by Commissioner Peraza to approve the minutes of July 25, 2018. The motion carried by the following vote:

AYES: Chairperson Gonzalez, Vice-Chairperson Lainez, and Commissioners Grajeda, Peraza and Serfozo (5)

PUBLIC HEARINGS

Plot Plan No. 991 A request for approval of a Plot Plan to allow the construction of
6800 East Washington a new warehouse building measuring approximately 40,773
Boulevard square feet in the City's M-2 (Heavy Industrial) zoning district.
Pursuant to Chapter 19.39 Division 10 (Site Plan Review) of the
Commerce Municipal Code (CMC), a Plot Plan Review is
required for any new building or structure.

Plot Plan No. 991
Continued

Assistant Planner Viviana Esparza presented the report and read a letter that was received from a concerned property owner to the Commission. She informed them that Deputy Director of Engineering was present to answer any questions concerning the Public Works aspects of the project and he then addressed the Commission with some information on the project. Assistant Planner Esparza then informed the Commission that staff's recommendation was to approve the request for a Plot Plan with the specific findings and the Conditions of Approval as noted in the staff report. The applicant and the CEQA Consultant were also present to answer questions.

Marc Blodgett with Blodgett Baylosis Environmental Planning addressed the Commission to provide a summary of the CEQA review that his firm provided.

The Commission directed some questions to staff and the CEQA Consultant.

Discussion followed.

The public hearing on this matter was opened.

Richard Hernandez, 5050 Nobel Street, addressed the Commission regarding how the public is notified about items being presented to the Commission. He also asked for clarification on zoning districts and requested that more information be distributed to the public in order to be informed. Staff provided some clarification.

Randy Munoz, 7542 Wellman Street, commented on the notices that were sent out regarding the project to those within 500 feet. He feels that the City should expand the way it disseminates information to the residents in the community especially for the bigger projects.

The public hearing on this matter was closed.

Commissioner Peraza moved, seconded by Vice Chairperson Lainez to approve the item. The motion carried by the following vote:

AYES: Chairperson Gonzalez, Vice-Chairperson Lainez, and Commissioners Grajeda, Peraza and Serfozo (5)

COMMISSION
REPORTS

Commissioner Grajeda asked about the status of the report she had requested from Rene Bobadilla regarding Economic Development and Sustainability.

Chairperson Gonzalez asked for the status of the update on the Greens Zones Policy that he had requested. He also asked about Commissioner participation in working groups/committees for projects.

Commissioner Serfozo asked when the next pop-up event will take place.

Commissioner Peraza wished everyone a Happy New Year and reported that he had the opportunity to speak at the New Generation of Leaders Forum hosted by the NYLC in conjunction with the Youth Policy Institute. He also invited the Commission and residents to attend AB617 Steering Committee meeting, which he is a part of for South Coast Air Quality Management District, which would be about grants allocated by the EPA and clean air incentives/initiatives. Lastly, he asked that the prior requests made by the Commission for updates on the Green Zones Policy and Economic Development be provided at the next meeting.

STAFF REPORTS

Associate Planner Griego reported on Matt Marquez, Deputy Director of Development Services, accepting a Director position with City of Azusa.

ADJOURNMENT

Vice Chairperson Lainez moved, seconded by Commissioner Peraza to adjourn the meeting to January 30, 2019. The motion carried by the following vote:

AYES: Chairperson Gonzalez, Vice Chairperson Lainez, Commissioners Grajeda, Peraza and Serfozo (5)

Meeting adjourned at 7:40 p.m.