

**CITY OF LONG BEACH
PLANNING COMMISSION
MINUTES**

**THURSDAY, DECEMBER 17, 2020
HELD VIA TELECONFERENCE, 5:00 PM**

Mark Christoffels, Chair
Joni Ricks-Oddie, Vice Chair
Erick Verduzco-Vega, Commissioner



Ron Cruz, Commissioner
Josh LaFarga, Commissioner
Jane Templin, Commissioner
Richard Lewis, Commissioner

FINISHED AGENDA AND DRAFT MINUTES

The Agenda Items were considered in the order presented, except for Director's Report, which was given at the end of the meeting.

CALL TO ORDER

Chair Christoffels called the meeting to order at 5:04 p.m.

ROLL CALL

Also present: Oscar Orci, Development Services Director, Christopher Koontz, Development Services Deputy Director; Michael Mais, Assistant City Attorney; Patricia Diefenderfer, Planning Bureau Manager; Alexis Oropeza, Current Planning Officer; Cuentin Jackson, Project Planner; Amy Harbin, Project Planner; Scott Kinsey, Project Planner; Maryanne Cronin, Project Planner; Jonathan Iniesta, Planner; Refugio Torres-Campos, Planner; Heather Flores, Clerk Typist; Dionne Bearden, Bureau Secretary.

Commissioners Ron Cruz, Josh LaFarga, Jane Templin, Erick Verduzco-Vega,
Present: Richard Lewis, Joni Ricks-Oddie and Mark Christoffels

FLAG SALUTE

Commissioner Templin lead the flag salute.

MINUTES

[20-097PL](#)

Recommendation to receive and file the Planning Commission meeting minutes of December 3, 2020.

A motion was made by Commissioner Verduzco-Vega, seconded by Commissioner Templin, to approve recommendation. The motion carried by the following vote:

Yes: 6 - Ron Cruz, Jane Templin, Erick Verduzco-Vega, Richard Lewis, Joni Ricks-Oddie and Mark Christoffels

Absent: 1 - Josh LaFarga

DIRECTOR'S REPORT

At 5:07 p.m., Christopher Koontz, Development Services Deputy Director, requested meeting to resume at 5:10 p.m., due to technical difficulties.

At 5:11p.m., The meeting resumed.

Patricia Diefenderfer, Planning Bureau Manager, spoke

[20-098PL](#)

Director's Report.

Patricia Diefenderfer, Planning Bureau Manager, presented the Director's Report.

Chair Christoffels spoke.

SWEARING OF WITNESSES

Chair Christoffels spoke.

REGULAR AGENDA

1. [20-099PL](#) Recommendation to adopt Mitigated Negative Declaration MND07-20; approve Site Plan Review SPR20-015 to construct a three-story, 152,745-square-foot commercial building for self-storage; approve Standards Variance SV20-006 to allow a maximum building height up to 43'-11" where a maximum height of 28' is required; approve Conditional Use Permit CUP20-010 to allow the operation of 1) a self-storage facility, 2) recreational vehicle storage lot; and 3) a car wash for exclusive use of patrons on-site; and approve Lot Merger

LMG20-009, to combine four lots into a single 13.95-acre parcel to allow the construction and operation of the 3-story, 152,745-square-foot self-storage facility with accessory office space, car wash and recreation vehicle (R.V.) parking lot located at 3701 Pacific Place.

To recommend the City Council find that the Adopted Mitigated Negative Declaration MND07-20 adequately analyzes the potential environmental impacts of the project, including the proposed Zone Change; and approve Zone Change ZCHG20-004 from Light Industrial (IL) to the Commercial Storage (CS) Zoning District. (District 8)

Patricia Diefenderfer, Planning Bureau Manager, introduced Cuentin Jackson, Project Planner, who presented the staff report.

Chair Christoffels spoke.

Commissioner Templin spoke.

Cuentin Jackson, Project Planner, spoke.

Commissioner Templin spoke.

Christopher Koontz, Development Services Deputy Director, spoke.

Commissioner Templin spoke.

Cuentin Jackson, Project Planner, spoke.

Commissioner Templin spoke.

Chair Christoffels spoke.

Patricia Diefenderfer, Planning Bureau Manager, spoke.

A dialogue ensued between Chair Christoffels and Patricia Diefenderfer, Planning Bureau Manager.

Cuentin Jackson, Project Planner, spoke.

Paul Brown, Applicant, spoke.

Cuentin Jackson, Project Planner, spoke.

Jonathan Iniesta, Planner, spoke.

Paul Brown, Applicant, spoke.

Mauricio Escobar, Project Geologist, spoke.

Zac Linford, Applicant, spoke.

C.J. Rogers, Applicant, spoke.

Paul Brown, Applicant, spoke.

Commissioner Templin spoke.

Paul Brown, Applicant, spoke.

Commissioner Lewis spoke.

Paul Brown, Applicant, spoke.

Vice Chair Ricks-Oddie spoke.

Paul Brown, Applicant, spoke.

A dialogue ensued between Vice Chair Ricks-Oddie and Paul Brown, Applicant.

Chair Christoffels spoke.

Amy Valenzuela provided public comment.

Ann Cantrell provided public comment.

Ana Christensen provided public comment.

Brittney L. provided public comment.

Diana Legine provided public comment.

Carlos Ovalle provided public comment.

Corliss Lee provided public comment.

Doug Carstens provided public comment.

Member of the public provided comment.

Grace Lorentzen provided public comment.

John Moreland provided public comment.

Juan Ovalle provided public comment.

Lisa Ochsner provided public comment.

Liz Hye provided public comment.s

Lynette Ferenczy provided public comment.

Maun & Lee provided public comment.

Mike Murchison provided public comment.

Regina Taylor provided public comment.

Richard Gutmann provided public comment.

Sandra Stolpe provided public comment.

Serena Steers provided public comment.

Chair Christoffels spoke.

Serena Steers provided public comment.

Mauricio Escobar provided public comment.

Stephanie Booth provided public comment.

Chair Christoffels spoke.

Vice Chair Ricks-Oddie spoke.

Christopher Koontz, Development Services Deputy Director spoke.

Vice Chair Ricks-Oddie spoke.

Patricia Diefenderfer, Planning Bureau Manager spoke.

Vice Chair Ricks-Oddie spoke.

A dialogue ensued between Vice Chair Ricks-Oddie and Patricia Diefenderfer, Planning Bureau Manager.

Christopher Koontz, Development Services Deputy Director spoke.

Commissioner Verduzco-Vega spoke.

Michael Mais, Assistant City Attorney, spoke.

A dialogue ensued between Commissioner Verduzco-Vega and Michael Mais, Assistant City Attorney.

Chair Christoffels spoke.

Commissioner Lewis spoke.

Patricia Diefenderfer, Planning Bureau Manager, spoke.

Vice Chair Ricks-Oddie spoke.

A motion was made by Commissioner Lewis, seconded by Commissioner Cruz, to approve recommendation. The motion carried by the following vote:

Yes: 6 - Ron Cruz, Josh LaFarga, Jane Templin, Erick Verduzco-Vega, Richard Lewis and Joni Ricks-Oddie

No: 1 - Mark Christoffels

2. [20-100PL](#)

Recommendation to recommend that the City Council certify Final Program EIR/EIS-03-17 (SCH No. 2018091021), make findings of fact, adopt a statement of overriding considerations, and approve a Mitigation Monitoring and Reporting Program (MMRP); adopt a resolution establishing the Globemaster Corridor Specific Plan (SP-3); pursuant to Sections 65450-65458 of the California Government Code; declare an ordinance amending the Douglas Aircraft Planned Development District (PD-19), and repealing the Atlantic Aviation Planned Development District (PD-13), relating to the Globemaster Corridor Specific Plan ZCA17-015; and declare an ordinance amending the Land Use District Map (Zoning Map) by amending portions of Part 16, 17, and 23 of said map (ZCHG17-012) to reflect the establishment of the Globemaster Corridor Specific Plan. (Districts

5 and 7)

Patricia Diefenderfer, Planning Bureau Manager, introduced Scott Kinsey, Project Planner, who presented the staff report.

Chair Christoffels spoke.

Scott Kinsey, Project Planner, spoke.

Commissioner Lewis spoke.

Ann Cantrell provided public comment.

Chair Christoffels spoke.

Corliss Lee provided public comment.

Chair Christoffels spoke.

John Moreland provided public comment.

Steven Falk provided public comment.

Tammy Squires provided public comment.

Chair Christoffels spoke.

Ward Mace provided public comment.

Gwyneth Dolce provided public comment.

Chair Christoffels provided public comment.

Patricia Diefenderfer, Planning Bureau Manager, spoke.

Scott Kinsey, Project Planner, spoke.

Chair Christoffels spoke.

A dialogue ensued between Chair Christoffels and Scott Kinsey, Project Planner.

Christopher Koontz, Development Services Deputy Director, spoke.

Chair Christoffels spoke.

Scott Kinsey, Project Planner, spoke.

Patricia Diefenderfer, Planning Bureau Manager, spoke.

Chair Christoffels spoke.

Commissioner Templin spoke.

Scott Kinsey, Project Planner, spoke.

Christopher Koontz, Development Services Deputy Director, spoke.

Colleen Doan, City of Signal Hill, provided public comment.

Chair Christoffels spoke.

Christopher Koontz, Development Services Deputy Director, spoke.

Chair Christoffels spoke.

A motion was made by Commissioner Templin, seconded by Commissioner Verduzco-Vega, to approve recommendation. The motion carried by the following vote:

Yes: 7 - Ron Cruz, Josh LaFarga, Jane Templin, Erick Verduzco-Vega, Richard Lewis, Joni Ricks-Oddie and Mark Christoffels

PUBLIC PARTICIPATION: Members of the public are invited to address the Planning Commission on items of interest to the public within the Commission's jurisdiction. Each speaker will be limited to three minutes unless that time is extended by the Chair.

Mauna & Lee provided public comment.

COMMENTS FROM THE PLANNING COMMISSION

Chair Christoffels spoke.

Patricia Diefenderfer, Planning Bureau Manager, spoke.

ADJOURNMENT

Chair Christoffels adjourned the meeting at 8:22 p.m.

NEXT REGULAR MEETING: Thursday, January 7, 2021 - 5:00 p.m.

DB

NOTE:

If written language translation of the Commission agenda and minutes for non-English speaking persons is desired, please make your request by phone to the Office of the City Clerk at (562) 570-6101, 72 business hours prior to the Commission meeting.

Kung nais ang pagsasalin ng nakasulat na wika ng agenda ng Komisyon at ang minutes para sa mga taong hindi nagsasalita ng Ingles, mangyaring isagawa ang iyong hiling sa pamamagitan ng telepono sa Opisina ng Clerk ng Lungsod sa (562) 570-6101, 72 oras ng negosyo bago ang pagpupulong ng Commission.

Si desea obtener la traducción escrita en otro idioma de la agenda y actas de la comisión para personas que no hablan inglés, haga su solicitud por teléfono a la Oficina de la Secretaría Municipal al (562) 570-6101, 72 horas hábiles antes de la reunión de la comisión.

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