

Mark Christoffels, Chair  
Donita Van Horik, Vice Chair  
Ron Cruz, Commissioner



Alan Fox, Commissioner  
Andy Perez, Commissioner  
Jane Templin, Commissioner  
Erick Verduzco-Vega, Commissioner

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## FINISHED AGENDA AND MINUTES

### CALL TO ORDER (5:00 PM)

At 5:00 p.m., Chair Christoffels called the meeting to order.

### ROLL CALL (5:00 PM)

Also present: Jeff Winklepleck, Current Planning Officer; Amy Webber, Deputy City Attorney; Gina Casillas, Planner; Lynette Ferenczy, Planner; Heidi Eidson, Bureau Secretary.

**Commissioners** Ron Cruz, Alan Fox, Alan Fox, Jane Templin, Erick

**Present:** Verduzco-Vega and Mark Christoffels

**Commissioners** Andy Perez and Donita Van Horik

**Absent:**

### FLAG SALUTE (5:01 PM)

Commissioner Templin led the flag salute.

### MINUTES (5:01 PM)

#### [15-064PL](#)

Recommendation receive and file the Planning Commission minutes of October 15, 2015.

**A motion was made by Commissioner Templin, seconded by Commissioner Verduzco-Vega, to approve the recommendation.**

**The motion carried by the following vote:**

**Yes:** 5 - Ron Cruz, Alan Fox, Jane Templin, Erick Verduzco-Vega and Mark Christoffels

**Absent:** 2 - Andy Perez and Donita Van Horik

**DIRECTOR'S REPORT (5:02 PM)**

Jeff Winklepleck, Current Planning Officer, presented the Director's Report.

Chair Christoffels spoke.

**SWEARING OF WITNESSES (5:03 PM)**

Do you solemnly swear or affirm that the evidence you shall give in this Planning Commission Meeting shall be the truth, the whole truth, and nothing but the truth.

**REGULAR AGENDA (5:03 PM)**

1. [15-065PL](#) Recommendation to approve a Conditional Use Permit (CUP) request for a truck container storage yard at 1439 Cota Avenue within the General Industrial (IG) district and accept Categorical Exemption 15-144. (District 1) (Application No. 1508-20)

Jeff Winklepleck, Current Planning Officer, introduced Gina Casillas, Planner, who presented the staff report.

Commissioner Verduzco-Vega spoke.

Jeff Winklepleck responded to queries from Commissioner Verduzco-Vega.

Prudencio Rivera, applicant, spoke.

Prudencio Rivera responded to a query from Chair Christoffels.

Commissioner Templin spoke.

Prudencio Rivera responded to a query from Commissioner Templin.

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

**Yes:** 5 - Ron Cruz, Alan Fox, Jane Templin, Erick Verduzco-Vega and Mark Christoffels

**Absent:** 2 - Andy Perez and Donita Van Horik

2. 15-067PL Recommendation to approve a Site Plan Review and Tentative Tract Map to construct a 136-unit condominium complex and make a General Plan Conformity Finding to vacate portions of a public street and alley located at 101 Alamitos Avenue in the Downtown Planned Development District (PD-30) and accept Categorical Exemption 15-148. (District 2) (Application No. 1505-18)

Chair Christoffels spoke.

**A motion was made by Commissioner Templin, seconded by Commissioner Verduzco-Vega, to continue the item to the Planning Commission meeting of November 19, 2015. The motion carried by the following vote:**

**Yes:** 5 - Ron Cruz, Alan Fox, Jane Templin, Erick Verduzco-Vega and Mark Christoffels

**Absent:** 2 - Andy Perez and Donita Van Horik

3. [15-068PL](#) Recommendation to approve a Conditional Use Permit (CUP) to allow the sale of beer, wine and distilled spirits for off-site consumption (Type 21 License) and accept Categorical Exemption 15-032, in conjunction with a convenience market located at 146 Linden Avenue, within the first floor commercial space of the historic landmark Lafayette Building, and within the Downtown Plan Development District (PD-30). (District 2) (Application No. 1503-08)

Jeff Winklepleck, Current Planning Officer, introduced Lynette Ferenczy, Planner, who presented the staff report.

Commissioner Templin spoke.

Lynette Ferenczy responded to queries from Commissioner Templin.

Commissioner Fox spoke.

Jeff Winklepleck responded to queries from Commissioner Fox.

Commissioner Fox spoke.

Chair Christoffels spoke.

Jeff Winklepleck responded to queries from Chair Christoffels.

A dialogue ensued between Lynette Ferenczy, Chair Christoffels and Jeff Winklepleck.

Commissioner Verduzco-Vega spoke.

Jeff Winklepleck responded to queries from Commissioner Verduzco-Vega.

Mark Dana, applicant, spoke.

Chair Christoffels spoke.

Mark Dana responded to a query from Chair Christoffels.

Joe Kross, President of the Lafayette Homeowners Association, provided public comment.

Chair Christoffels spoke.

Jeff Winklepleck responded to a query from Chair Christoffels.

Commissioner Fox spoke.

Commissioner Templin spoke.

Jeff Winklepleck responded to queries from Commissioner Templin.

Commissioner Cruz spoke.

Jeff Winklepleck responded to a query from Commissioner Cruz.

Chair Christoffels spoke.

A dialogue ensued between Chair Christoffels and Jeff Winklepleck.

Commissioner Templin spoke.

Jeff Winklepleck responded to a query from Commissioner Templin.

Commissioner Verduzco-Vega spoke.

Jeff Winklepleck responded to a query from Commissioner Verduzco-Vega.

Jeff Winklepleck responded to a query from Chair Christoffels.

**A motion was made by Commissioner Verduzco-Vega, seconded by Commissioner Templin, to approve the recommendation with an amendment to Condition No. 19 limiting the hours of the sale and delivery of alcohol to 8:00 a.m. to 10:00 p.m. Monday thru Thursday and 8:00 a.m. to 11:00 p.m. Friday thru Sunday. This condition may be modified after one year from the date of Final Action. The motion carried by the following vote:**

**Yes:** 5 - Ron Cruz, Alan Fox, Jane Templin, Erick Verduzco-Vega and Mark Christoffels

**Absent:** 2 - Andy Perez and Donita Van Horik

**PUBLIC PARTICIPATION (5:50 PM)**

Glenda Gabel provided public comment.

**COMMENTS FROM THE PLANNING COMMISSION (5:52 PM)**

Jeff Winklepleck, Current Planning Officer, spoke.

**ADJOURNMENT (5:52 PM)**

At 5:52 p.m., Chair Christoffels adjourned the meeting.

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NOTE:

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Kung ang nakasulat na pagsasalin-wika ng adyenda at mga katitikan ng Komisyon ay hinahangad para sa mga taong hindi nagsasalita ng Ingles mangyaring gawin ang iyong kahilingan sa pamamagitan ng telepono sa Kagawaran ng Mga Serbisyong Pagpapaunlad sa (562) 570-6194, (562) 570-5794, 72 pitong oras bago ang pulong ng Komisyon.

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បើលោកអ្នកមិនចេះនិយាយភាសាអង់គ្លេស ហើយត្រូវការរបៀបវារៈនៃកិច្ចប្រជុំគណៈកម្មាធិការ និងរបាយការណ៍នៃកិច្ចប្រជុំគណៈកម្មាធិការ ជាសំណៅប្រែសម្រួលលាយលក្ខណ៍អក្សរទៅជាភាសារបស់លោកអ្នក នោះសូមស្នើសុំមកនាយកដ្ឋានសេវាអភិវឌ្ឍន៍ តាមទូរស័ព្ទលេខ (562) 570-6194, (562) 570-5794 ដោយបាន 72 ម៉ោងមុនកិច្ចប្រជុំគណៈកម្មាធិការត្រូវប្រារព្ធធ្វើឡើង។