

Phil Saumur, Chair  
Melani Smith, Vice-Chair



Becky Blair, Commissioner  
Charles Durnin, Commissioner  
Alan Fox, Commissioner  
Leslie Gentile, Commissioner  
Donita Van Horik, Commissioner

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## FINISHED AGENDA AND DRAFT MINUTES

### CALL TO ORDER (5:04 PM)

[see media](#)

At 5:04 p.m., Chair Saumur called the meeting to order.

### ROLL CALL (5:04 PM)

**Boardmembers Present:** Phillip Joseph Saumur, Charles Durnin, Leslie Fernald Gentile,  
**Present:** Melani Smith and Becky Blair

**Boardmembers Absent:** Alan L. Fox and Donita Van Horik

**Absent:**

Also present: Craig Beck, Director of Development Services; Derek Burnham, Current Planning Officer; Jill Griffiths, Advance Planning Officer; Amy Burton, Deputy City Attorney; Cuentin Jackson, Planner; Monica Mendoza, Planner; Mark Hungerford, Planner; Meredith Elguira, Planner; Heidi Eidson, Bureau Secretary.

### FLAG SALUTE (5:04 PM)

[see media](#)

Chair Saumur led the flag salute.

### MINUTES (5:05 PM)

[see media](#)

[see media](#)

[09-039PL](#)

Recommendation to receive and file the minutes of August 20, 2009.

**A motion was made by Commissioner Smith, seconded by Commissioner Blair, to approve the recommendation. The motion carried by the following vote:**

**Yes:** 3 - Charles Durnin, Melani Smith and Becky Blair

**Abstain:** 2 - Phillip Joseph Saumur and Leslie Fernald Gentile

**Absent:** 2 - Alan L. Fox and Donita Van Horik

**PUBLIC PARTICIPATION (5:06 PM)**

**SWEARING OF WITNESSES (5:06 PM)**

[see media](#)

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 (5:07 PM)**

[see media](#)

[see media](#)

1. [09-035PL](#) Recommendation to approve a Conditional Use Permit to allow the sale of beer and wine for off-site consumption (Type 20 License) in conjunction with a service station/food mart located at 700 Redondo Avenue in the CNR zone. (District 3) (Application No. 0906-19)

Derek Burnham, Current Planning Officer, introduced the item and Cuentin Jackson, Project Planner, presented the staff report.

Bob Kasravi, applicant, spoke.

Derek Burnham, Current Planning Officer, responded to a query from Commissioner Durnin.

Chair Saumur spoke.

**A motion was made by Commission Blair, seconded by Commissioner Gentile, to approve the recommendation. The motion carried by the following vote:**

**Yes:** 5 - Phillip Joseph Saumur, Charles Durnin, Leslie Fernald Gentile, Melani Smith and Becky Blair

**Absent:** 2 - Alan L. Fox and Donita Van Horik

[see media](#)

2. [09-036PL](#) Recommendation to approve a Conditional Use Permit request for the reclassification of a service bar into a full bar to allow the consumption of distilled spirits (Type 47 License) in conjunction with an existing restaurant located at 4101 N. Bellflower Boulevard in the Community Commercial Automobile Oriented (CCA) zone. (District 5) (Application No. 0906-21)

Derek Burnham, Current Planning Officer, introduced the item and Monica Mendoza, Project Planner, presented the staff report.

Monica Mendoza, responded to a query from Commissioner Smith.

Sun Kothro, applicant, spoke.

**A motion was made by Commissioner Durnin, seconded by Commissioner Smith, to approve the recommendation. The motion carried by the following vote:**

**Yes:** 5 - Phillip Joseph Saumur, Charles Durnin, Leslie Fernald Gentile, Melani Smith and Becky Blair

**Absent:** 2 - Alan L. Fox and Donita Van Horik

[see media](#)

3. [09-037PL](#)

Recommendation to approve Tentative Tract Map No. 71057 to convert eight rental commercial tenant spaces into eight ownership commercial tenant spaces at 425-441 East 4th Street. (District 1) (Application No. 0907-08)

Commissioners Blair and Smith recused themselves from the item.

Derek Burnham, Current Planning Officer, introduced the item and Mark Hungerford, Project Planner, presented the staff report.

Craig Beck, Director of Development Services, spoke.

Chair Saumur spoke.

Craig Beck responded to remarks from Chair Saumur.

Commissioner Durnin spoke.

A dialogue ensued between Michael Bohn, applicant, Commissioner Durnin, Derek Burnham, and Amy Burton, Deputy City Attorney.

Chair Saumur responded to comments from Commissioner Durnin.

Commissioner Gentile spoke.

Mr. Bohn responded to queries from Chair Saumur.

Mr. Bohn responded to queries from Commissioner Durnin.

**A motion was made by Commissioner Gentile, seconded by Chair Saumur, to approve the recommendation. The motion carried by the following vote:**

**Yes:** 3 - Phillip Joseph Saumur, Charles Durnin and Leslie Fernald Gentile

**Excused:** 2 - Melani Smith and Becky Blair

**Absent:** 2 - Alan L. Fox and Donita Van Horik

[see media](#)

4. [09-038PL](#)

Recommendation to certify an Addendum to the Environmental Impact Report 06-08 and adopt a Resolution certifying Mitigation Monitoring and Reporting Program and Statement of Overriding Considerations; adopt Resolutions approving the Design Guidelines for the Douglas Park Planned Development District (PD-32 North and PD-32 South); approve Vesting Tentative Tract Map No. 70937 subject to conditions; and recommend the City Council take the following actions: Adopt an Ordinance to authorize the amendment of the Douglas Park Development Agreement; adopt an Ordinance amending the Douglas Park Planned Development (PD-32) Ordinance; and adopt a Resolution amending the Land Use, Open Space, Noise and Transportation elements of the General Plan and the Bicycle Master Plan for the proposed Douglas Park Rezone Project modifying the entitled land uses and design of the previously approved master planned project. (District 5) (Application No. 0809-07)

Commissioner Smith recused herself from the item.

Craig Beck, Director of Development Services, introduced the item.

Meredith Elguira, Project Planner, presented the staff report.

Stephane Wandel, applicant, spoke.

Mr. Wandel and Meredith Elguira responded to queries from Commissioner Durnin.

Mr. Wandel responded to queries from Commissioner Blair.

Meredith Elguira, Derek Burnham, Craig Beck, and Mr. Wandel responded to queries from Chair Saumur.

Commissioner Blair spoke.

**A motion was made by Commissioner Blair, seconded by Commissioner Gentile, to approve the recommendation. The motion carried by the following vote:**

**Yes:** 4 - Phillip Joseph Saumur, Charles Durnin, Leslie Fernald  
Gentile and Becky Blair

**Excused:** 1 - Melani Smith

**Absent:** 2 - Alan L. Fox and Donita Van Horik

#### **DIRECTOR'S REPORT (6:20 PM)**

[see media](#)

Craig Beck, Director of Development Services, spoke. (Item taken out of order)

#### **COMMENTS FROM THE PLANNING COMMISSIONERS (6:25 PM)**

[see media](#)

There were no comments from the Planning Commission.

#### **ADJOURNMENT (6:25 PM)**

[see media](#)

At 6:25 p.m., Chair Saumur adjourned the meeting.

NEXT REGULAR MEETING: September 17, 2009 - 5:00 PM

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