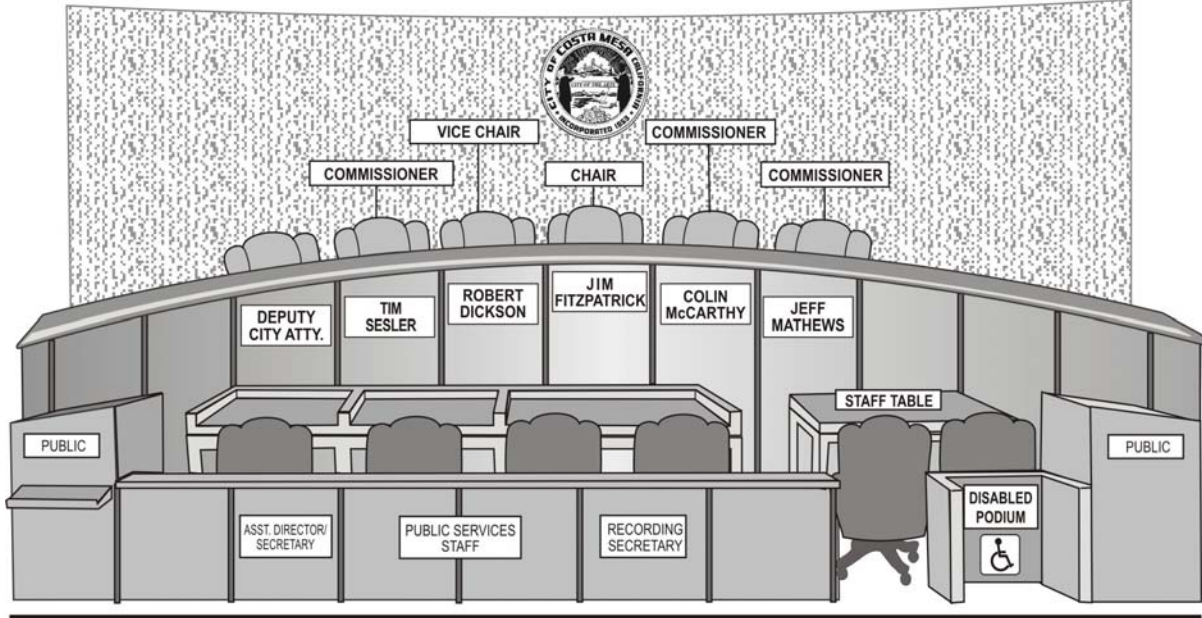


Planning Commission Agenda

January 27, 2014

*Pre-Meeting Agenda Review begins at **5:30 p.m.** in Conference Room 1A

Planning Commission Meeting begins at **6:00 p.m. in the Council Chambers



PLEDGE OF ALLEGIANCE TO THE FLAG.

ROLL CALL: Chair: Jim Fitzpatrick
Vice Chair: Robert Dickson
Commissioners: Colin McCarthy, Jeff Mathews, and Tim Sesler

PUBLIC COMMENTS:

To ensure fair and equal treatment of all who appear before the Planning Commission, and to expedite City business, speakers may be limited to three minutes during Public Comments to speak on any item within the Planning Commission's jurisdiction, which is not listed on the Agenda. This time may be extended for good cause by the Chair or by majority vote of the Planning Commission.

PLANNING COMMISSIONER COMMENTS AND SUGGESTIONS:

CONSENT CALENDAR:

All matters listed under the Consent Calendar are considered to be routine and will be acted upon in one motion. There will be no separate discussion of these items unless members of the Planning Commission, staff, or the public request specific items to be discussed and/or removed from the Consent Calendar for discussion. Items removed from the Consent Calendar will be discussed and voted upon immediately following Planning Commission action on the remainder of the Consent Calendar.

Members of the public who wish to discuss Consent Calendar items should come forward to the microphone upon invitation by the Chair, state their name, city in which they reside, and item number to be addressed.

CONSENT CALENDAR:

- 1. **Minutes for the meeting of January 13, 2014.**

RECOMMENDATIONS:

Approve.

PUBLIC HEARINGS:

- 1. **Application No.:** [PA-13-08](#)
Applicant: Patrick Fiedler
Site Address: 751 Baker Street, Unit A
Zone: C2
Project Planner: Mel Lee
Environmental Determination: Exempt

RECOMMENDATIONS:

Approve by adoption of Planning Commission Resolution; subject to Conditions (continued from the January 13, 2014 Planning Commission meeting).

Description:

- 1. Conditional use permit for the sale of alcoholic beverages (beer, wine, distilled spirits) and motor vehicle fuel at an existing service station/convenience market with a State Alcoholic Beverage Control (ABC) License Type 21 (Off-Sale General). Current hours of operation are 24 hours, 7 days a week.
- 2. A finding of Public Convenience or Necessity (PC or N) in conjunction with a premise-to-premise transfer of an existing ABC License from within the City to allow the sales of alcoholic beverages at the proposed location.

- 2. **Application No.:** [CO-13-04](#)
Site Address: Citywide
Zone: City of Costa Mesa
Project Planner: Minoo Ashabi
Environmental Determination: Exempt

1) Recommend that the City Council approve the ordinance and give first reading (continued from the December 9, 2013 Planning Commission meeting).

2) Review and Comment draft standard conditions.

Description:

Code Amendment CO-13-04 to amend the Zoning Code for new regulations related to small lot subdivisions. Amendments are proposed, but not limited to, the following Code Sections in Title 13 (Zoning Code) of the Costa Mesa Municipal Code:

- Chapter I – Add new definitions related to small lot subdivisions;

PUBLIC HEARINGS:

RECOMMENDATIONS:

- Chapter IV, Table 13-30 (Land Use Matrix)
– Allowing small lot subdivisions of up to 15 dwelling units in multiple family residential zones; and,
- Chapter V, Article 2.5 – add new development standards for small lot subdivisions.

Environmental Determination: Exempt.

ADJOURNMENT: NEXT PLANNING COMMISSION MEETING AT 6:00 P.M., OR SHORTLY THEREAFTER, ON MONDAY, FEBRUARY 10, 2014.

ADDITIONAL INFORMATION

Planning Commission Meetings

Costa Mesa Planning Commission meets the second Monday of each month at 6:00 p.m. in the Council Chambers at City Hall, 77 Fair Drive. All Planning Commission meetings are open to the public.

The Planning Commission and staff hold an Agenda Review Study Session at 5:30 p.m., prior to the regular meeting, in Conference Room 1A. This session is open to the public. Each member of the public will be given the opportunity to speak for one (1) minute on study session items.

Any written communications, photos, or other material for distribution to the Planning Commission must be submitted to Planning staff **NO LATER THAN 15 MINUTES PRIOR TO THE START OF THE MEETING.** Any materials to be displayed on the overhead projector at the Planning Commission meeting must be submitted to Planning staff **NO LATER THAN 15 MINUTES PRIOR TO THE START OF THE MEETING.**

Agenda Reports

Reports may be obtained in the office of the Development Services Department, Planning Division, on the second floor of City Hall, 77 Fair Drive, Costa Mesa or on the City's web site at www.costamesaca.gov. Agenda Packets are available for public review in three-ring binders located at the Planning Division Counter at City Hall located on the second floor during normal business hours and at the Council Chambers entrance during the meeting. In addition, such writings and documents may be posted, whenever possible, as part of the agenda, on the City's website at www.costamesaca.gov.

Public Comments

Those wishing to speak on an item are asked to come forward to the podiums on either side of the Chambers and state their name and address for the record. To ensure accuracy of the record, speakers are also asked to complete a Registration Card and to give this card to the Recording Secretary.

Appeal Procedure

Unless otherwise indicated, the decision of the Planning Commission is final at 5:00 p.m., seven (7) days following the action, unless an aggrieved party files: (1) an application for rehearing by the Planning Commission, or (2) an appeal to the City Council, or (3) a member of City Council requests a review of the action. Applications for appeals or rehearings are available in the Planning Division and in the City Clerk's office.

Contact Us

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