



SOUTH EL MONTE AGENDA
PLANNING COMMISSION
CHAMBERS – 6:00 P.M. REGULAR MEETING
TUESDAY, AUGUST 16, 2016

CHAIRMAN JOSEPH M. ARMENDARIZ,
COMMISSIONER JAIME ALVAREZ,
COMMISSIONER, LEO BARRERA
COMMISSIONER LORENZO LAURIA
COMMISSIONER SALVADOR RAMIREZ

ANYONE WISHING TO SPEAK ON ANY MATTER IS SUBJECT TO THE FOLLOWING GUIDELINES:

- All remarks should be addressed to the Commission as a whole, and not to individual Commissioners
- Questions, if any, should be directed to the presiding Chair who will determine whether, or in what manner, an answer will be provided.
- Limit every person addressing the Commission to five (5) minutes or such reasonable time as is granted by the majority of the Commission.
- Whenever any group of person's wishes to address the Commission on the same subject matter, the Chair may request that a spokesperson be chosen by the group, the Chair may limit the number of such persons addressing the Commission.

- A. CALL TO ORDER:**
- B. FLAG SALUTE:**
- C. ROLL CALL:**
- D. APPROVAL OF AGENDA:**
- E. PUBLIC PARTICIPATION:**

F. CONSENT CALENDAR:

1. Minutes – June 2016

G. PUBLIC HEARINGS:

1. **CONDITIONAL USE PERMIT (CUP 16-08), RESOLUTION NO. 16-10 FOR PROPERTY LOCATED AT 1931 DURFEE AVENUE.**

The applicant, Kevin Hill and Fred Stephenson, requests a Conditional Use Permit (CUP 16-08) to remodel an existing commercial plaza at 1931 Durfee Avenue.

Pursuant to the Guidelines for Implementation of the California Environmental Act (CEQA) Section 15301, Class 1- reuse of an existing building, the proposed project is categorically exempt from environmental review.

2. **CONSIDERATION OF REVOCATION FOR CONDITONAL USE PERMIT (CUP 15-08), RESOLUTION NO. 16-9 FOR PROPERTY LOCATED AT 2466 LEE AVENUE.** *(Item continued from June 2016, Planning Commission meeting)*

The City of South El Monte Planning Commission will hold a public hearing to consider a request to revoke an existing Conditional Use Permit (CUP15-08) for a light duty truck and passenger bus repair facility.

Pursuant to the Guidelines for Implementation of the California Environmental Act (CEQA) Section 15301, Class 1- reuse of an existing building, the proposed project is categorically exempt from environmental review.

H. COMMISSION ITEMS:

I. STAFF ITEMS:

- J. **ADJOURNMENT:** Adjourn Regular Meeting to September 20, 2016 at 6:00 p.m., in the Council Chambers.