



SOUTH EL MONTE AGENDA
PLANNING COMMISSION
CHAMBERS – 6:00 P.M. REGULAR MEETING
TUESDAY, FEBRUARY 21, 2017

COMMISSIONER SARA GAETA-ANGUIANO
COMMISSIONER DAVID DIAZ
COMMISSIONER, LEO BARRERA
COMMISSIONER GABRIELLA LANDEROS
COMMISSIONER LORENZO LAURIA

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: Minutes : November 15, 2016

G. PUBLIC HEARINGS:

1. CONDITIONAL USE PERMIT (CUP 16-05), RESOLUTION NO. 16-5 FOR PROPERTY LOCATED AT 2030 SANTA ANITA AVENUE.

The applicant, Hollady Construction Inc. requests a Conditional Use Permit to construct a new 41,960 square foot concrete tilt-up industrial building at 2030 Santa Anita Avenue.

Pursuant to the Guidelines for Implementation of the California Environmental Quality Act (CEQA) Section 15332, Class 32 – infill development, the proposed project is categorically exempt from environmental review.

2. LOT SPLIT (LS 17-01), RESOLUTION NO. 17-1 FOR PROPERTY LOCATED AT 10413 KLINGERMAN STREET.

The applicant, Mayann Thai, requests a Lot Split for a subdivision of a 20,014.97 sq. ft. lot into two approximately 10,000 square foot lots at 10413 Klingerman Street.

Pursuant to the Guidelines for Implementation of the California Environmental Quality Act (CEQA) Section 15315, Class 15 – minor subdivision of land of four or fewer.

3. CONDITIONAL USE PERMIT (CUP 16-11), LOT SPLIT 16-12, RESOLUTION NO. 16-12 FOR PROPERTY LOCATED AT 2405 LOMA AVENUE.

The applicant, Twen Ma, requests a Conditional Use Permit and Lot Split to combine six lots into a single 111,133.66 square foot lot and build a 55,792 square foot building at 2405 Loma Avenue.

Pursuant to the Guidelines for Implementation of the California Environmental Quality Act (CEQA) Section 15332, Class 32 – infill development, the proposed project is categorically exempt from environmental review.

H. COMMISSION ITEMS: Nomination of Commission Chairman and Vice Chairman

I. STAFF ITEMS:

J. ADJOURNMENT: Adjourn Regular Meeting to March 21, 2017 at 6:00 p.m., in the Council Chambers.