MINUTES

HUNTINGTON BEACH PLANNING COMMISSION

TUESDAY, JANUARY 10, 2012
HUNTINGTON BEACH CIVIC CENTER
2000 MAIN STREET, HUNTINGTON BEACH, CALIFORNIA 92648

5:15 P.M. - ROOM B-8 (CITY HALL LOWER LEVEL)

CALL PLANNING COMMISSION MEETING TO ORDER

ROLL CALL: *Shier Burnett, Peterson, Mantini, Delgleize, Farley, Bixby, Ryan*
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AGENDA APPROVAL

A MOTION WAS MADE BY PETERSON, SECONDED BY RYAN, TO APPROVE THE PLANNING COMMISSION STUDY SESSION AGENDA OF JANUARY 10, 2012, BY THE FOLLOWING VOTE:

AYES:	Shier Burnett, Peterson, Mantini, Delgleize, Farley, Bixby, Ryan
NOES:	None
ABSENT:	None
ABSTAIN:	None

MOTION APPROVED

NOMINATION AND ELECTION OF CHAIRPERSON

A MOTION WAS MADE BY SHIER BURNETT, SECONDED BY PETERSON, TO NOMINATE AND ELECT JANIS MANTINI AS PLANNING COMMISSION CHAIR.

MOTION PASSED BY ACCLAMATION.

NOMINATION AND ELECTION OF VICE-CHAIRPERSON

A MOTION WAS MADE BY FARLEY, SECONDED BY RYAN, TO NOMINATE AND ELECT MARK BIXBY AS PLANNING COMMISSION VICE-CHAIR.

MOTION PASSED BY ACCLAMATION.

A. PROJECT REVIEW (FUTURE AGENDA ITEMS)

A-1. CONDITIONAL USE PERMIT NO. 11-024 (WOMAN'S CLUB) – Jill Arabe, Assistant Planner

Jill Arabe, Assistant Planner, gave a brief overview of the proposed project.

Commissioner Ryan asked staff to clarify the parking for the facility. Ms. Arabe briefly reviewed the parking requirements for the site and the previous parking provided for the club. Ms. Arabe noted that there have been no previous Code Enforcement complaints regarding parking at the site.

There was a brief discussion regarding landscaping on the site and the applicable noise ordinances.

Vice-Chair Bixby requested that the applicant provide a list of events held at the site for the previous 12 months.

A-2. SUBSEQUENT ENVIRONMENTAL IMPACT REPORT NO. 07-002/ GENERAL PLAN AMENDMENT NO. 11-004/ CONDITIONAL USE PERMIT NO. 07-039(R) (HUNTINGTON BEACH SENIOR CENTER) – Jennifer Villasenor, Senior Planner

Jennifer Villasenor, Senior Planner, gave a brief overview of the proposed project.

Vice-Chair Bixby asked staff to include the Appellate Decision as an attachment to the public hearing staff report. There was a brief discussion regarding the project objectives.

There was a discussion regarding the mitigation for raptor foraging

There was a brief discussion regarding the appellate decision and the potential for other legal action.

B. STUDY SESSION ITEMS – NONE

C. PUBLIC COMMENTS

Mike Orr, resident, spoke in favor of Item No. A-1, noting that the facility has been at that site since the 1920s and that he would like to see the facility rebuilt.

Fritz Von Rettberg, resident, spoke in favor of Item No. A-1.

Jeannet Seeman, resident, spoke in opposition to Item No. A-1 citing potential parking and noise impacts.

Carole Ann Wall, Women's Club of Huntington Beach member, spoke in favor of Item No. A-1, asking the Planning Commission to consider allowing the Women's Club to rebuild.

Rosemary Trout, Women's Club of Huntington Beach member, spoke in favor of Item No. A-1. She stated that the parking impacts have been overstated and that she did not feel the Women's Club should be penalized for the lack of parking in the area.

Jacqueline Judd, Women's Club of Huntington Beach member, spoke in favor of Item No. A-1, stating that the Women's Club would like to rebuild and contributes positively to the community.

John Koch, resident, spoke in opposition to Item No. A-1, citing potential parking impacts, as well as the effects on adjacent neighbors of the potential increase in usage due to a new facility.

Wayne Carvalho, applicant representative, spoke in favor of Item No. A-1, noting that if the fire had destroyed less than fifty percent of the original facility then the item would not be before the Planning Commission.

Peter Haddad, architect, spoke in favor of Item No. A-1 and made himself available for any Commissioner questions.

Ralph Bauer, resident, spoke in favor of Item No. A-2. He noted that the project was approved through a formal vote of the citizens of Huntington Beach.

Dave Sullivan, resident, spoke in favor of Item No. A-2, noting that the site was approved by the citizens through a vote.

D. AGENDA REVIEW (UPDATE ON ALL AGENDA ITEMS) – NONE

E. PLANNING COMMISSION COMMITTEE REPORTS – NONE

F. PLANNING COMMISSION COMMENTS

Commissioner Peterson thanked Commissioner Delgleize for her work as Chair in 2011.

Commissioner Delgleize wished her fellow commissioners a happy new year.

Commissioner Farley congratulated the new Chair and Vice-Chair.

Vice-Chair Bixby seconded Peterson's comments and discussed the Banning Bridge meeting, suggesting that a larger venue be selected for any future meetings. There was a brief discussion regarding this meeting.

Commissioner Ryan stated that he has enjoyed the last year on Planning Commission and looks forward to the coming year.

Chair Mantini stated that she is looking forward to the coming meeting.

Scott Hess, Director of Planning and Building, reported on the Planning items from the recent City Council meetings. There was a brief discussion regarding Development Impact Fees. Mr. Hess noted that Development Agreement No. 08-001 (Bella Terra Development Agreement) was withdrawn by the applicant.

Commissioner Farley asked staff for an update on the status of Redevelopment. Chair Mantini indicated that this item might be appropriate for the Planning Commission

workshop. Herb Fauland, Planning Manager, recommended that the commissioners consider items for the upcoming workshop.

ADJOURNMENT: Adjourned at 6:25 PM to the next regularly scheduled meeting of Tuesday, January 24, 2012.

7:00 P.M. – COUNCIL CHAMBERS

CANCELLED: NO PUBLIC HEARINGS

APPROVED BY:

Scott Hess, Secretary

Janis Mantini, Chairperson