



# SAN FERNANDO

## PLANNING AND PRESERVATION COMMISSION

### REGULAR MEETING NOTICE AND AGENDA

MARCH 1, 2016 – 6:30 P.M.

COUNCIL CHAMBERS  
117 MACNEIL STREET  
SAN FERNANDO, CA 91340

#### **CALL TO ORDER/ROLL CALL**

Chair Theale E. Haupt  
Vice-Chair Alvin Durham, Jr.  
Commissioner Kevin Beaulieu  
Commissioner David Bernal  
Commissioner Yvonne G. Mejia

#### **PLEDGE OF ALLEGIANCE**

Chairperson Theale E. Haupt

#### **APPROVAL OF AGENDA**

March 1, 2016

#### **PUBLIC STATEMENTS – WRITTEN/ORAL**

There will be a three (3) minute limitation per each member of the audience who wishes to make comments relating to City Business. Anyone wishing to speak, please fill out a form located at the Council Chambers entrance and submit it to the Commission Chair. When addressing the Planning and Preservation Commission please speak into the microphone and voluntarily state your name and address.

#### **CONSENT CALENDAR**

Items on the Consent Calendar are considered routine and may be disposed of by a single motion to adopt staff recommendation. If the Planning and Preservation Commission wishes to discuss any item, it should first be removed from the Consent Calendar.

- 1) REQUEST TO APPROVE THE MINUTES OF FEBRUARY 2, 2016, PLANNING AND PRESERVATION COMMISSION MEETING.**

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### NEW BUSINESS

- 2)     **SUBJECT:**                                   **CONDITIONAL USE PERMIT 2015-009 (CUP 2015-009)**
- APPLICANT:**                           **EL CAMARON CAMPEON (C/O HANI MAMMO). 13737  
FOOTHILL BLVD., SYLMAR, CA 91342**
- PROPOSAL:**                           **THE PROPOSED PROJECT IS A REQUEST FOR REVIEW AND  
APPROVAL OF A CONDITIONAL USE PERMIT TO ALLOW  
FOR THE ON-SITE CONSUMPTION OF BEER AND WINE  
WITH LIVE ENTERTAINMENT AT AN EXISTING  
RESTAURANT (ON-SALE BEER AND WINE FOR CONA FIDE  
PUBLIC EATING PLACE, TYPE 41 LICENSE), AT THE  
PROPERTY LOCATED AT 1161 N. MACLAY AVENUE. THE  
EXISTING RESTAURANT OCCUPIES A TENANT SPACE OF  
APPROXIMATELY 2,580 SQ. FT. WITHIN A MULTI-TENANT  
COMMERCIAL BUILDING. THE SUBJECT PROPERTY IS  
LOCATED ALONG THE WEST SIDE OF THE 1100 BLOCK OF  
NORTH MACLAY AVENUE, BETWEEN KNOX STREET AND  
EIGHTH STREET; WITHIN THE MACLAY DISTRICT  
(NEIGHBORHOOD SERVICES OVERLAY AREAS) OF THE  
SAN FERNANDO CORRIDORS SPECIFIC PLAN (SP-4) ZONE.**
- RECOMMENDATION:**               **STAFF RECOMMENDS THAT THE PLANNING AND  
PRESERVATION COMMISSION DENY THE REQUEST FOR  
LIVE ENTERTAINMENT AND APPROVE THE CONDITIONAL  
USE PERMIT 2015-009, TO ALLOW FOR THE ON-SITE  
CONSUMPTION OF BEER AND WINE IN CONJUNCTION  
WITH THE OPERATION OF “EL CAMARON CAMPEON  
RESTAURANT” A BONA FIDE PUBLIC EATING PLACE,  
EXCLUDING LIVE ENTERTAINMENT USE, LOCATED AT  
1161 N. MACLAY AVENUE, PURSUANT TO PLANNING AND  
PRESERVATION COMMISSION RESOLUTION 2016-003  
AND THE CONDITIONS OF APPROVAL ATTACHED AS  
EXHIBIT “A” TO THE RESOLUTION (ATTACHMENT NO. 1).**
- 3)     **SUBJECT:**                                   **ZONE   TEXT    AMENDMENT   2016-001    AND   CITY  
ORDINANCE**
- APPLICANT:**                           **CITY OF SAN FERNANDO, 117 MACNEIL STREET, SAN  
FERNANDO, CA 91340**

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**PROPOSAL:** CONSIDERATION OF PROPOSED ZONE TEXT AMENDMENT 2016-001 AND CITY ORDINANCE TO EXPRESSLY PROHIBIT MEDICAL CANNABIS DISPENSARIES, CULTIVATION, DELIVERIES, AND ALL COMMERCIAL CANNABIS ACTIVITIES CITYWIDE.

**RECOMMENDATION:** STAFF RECOMMENDS THAT THE PLANNING AND PRESERVATION COMMISSION:

1. CONDUCT A PUBLIC HEARING; AND
2. SUBSEQUENT TO THE CONCLUSION OF COMMISSION DISCUSSION, ADOPT THE ATTACHED PLANNING AND PRESERVATION COMMISSION RESOLUTION 2016-004 (ATTACHMENT NO. 1) RECOMMENDING TO THE CITY COUNCIL ADOPTION OF THE ATTACHED ORDINANCE (EXHIBIT "A" TO ATTACHMENT NO. 1) APPROVING ZONE TEXT AMENDMENT 2016-001, AMENDING CHAPTER 106 (ZONING) AND, AMENDING CHAPTER 22 (BUSINESSES) TO EXPRESSLY PROHIBIT MEDICAL CANNABIS DISPENSARIES, MEDICAL CANNABIS CULTIVATION, MEDICAL CANNABIS DELIVERIES, AND ALL COMMERCIAL CANNABIS ACTIVITIES IN ALL AREAS OF THE CITY AND FINDING SUCH CODE AMENDMENTS TO BE EXEMPT FROM THE CALIFORNIA ENVIRONMENTAL QUALITY ACT (CEQA) PURSUANT TO CEQA GUIDELINES SECTION 15030(B)(3).

*If, in the future, you wish to challenge the items listed above in Court, you may be limited to raising only those issues you or someone else raised at the Public Hearing described in this notice or in written correspondence delivered to the City Planning and Preservation Commission at, or prior to, the Public Hearing. Decisions of Planning and Preservation Commission may be appealed to the City Council within 10 days following the final action.*

## **CONTINUED BUSINESS**

None

## **STAFF COMMUNICATIONS**

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## COMMISSIONER COMMENTS

### ADJOURNMENT

April 5, 2016

*I hereby certify under penalty of perjury under the laws of the State of California that the foregoing agenda was posted on the City Hall bulletin board not less than 72 hours prior to the meeting.*

*Fred Ramirez*

*Signed and Posted: (5:30 p.m.)*

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*Agendas and complete Agenda Packets (including staff reports and exhibits related to each item) are posted on the City's Internet Web site ([www.sfcity.org](http://www.sfcity.org)). These are also available for public reviewing prior to a meeting at the Community Development Department Public Counter. Any public writings distributed by the Planning and Preservation Commission to at least a majority of the Commissioners regarding any item on this regular meeting agenda will also be made available at the Community Development Department Public Counter located at 117 Macneil Street, San Fernando, CA, 91340 during normal business hours. In addition, the City may also post such documents on the City's Web Site at [www.sfcity.org](http://www.sfcity.org). In accordance with the Americans with Disabilities Act of 1990, if you require a disability-related modification/accommodation to attend or participate in this meeting, including auxiliary aids or services please call the Community Development Department at (818) 898-1227 at least 48 hours prior to the meeting.*

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