



**CITY OF SAN FERNANDO
PLANNING AND PRESERVATION COMMISSION**

**MINUTES OF THE
MAY 3, 2016, MEETING
CITY HALL COUNCIL CHAMBER**

THE FOLLOWING MINUTES ARE A SUMMARY OF ACTIONS TAKEN BY THE PLANNING COMMISSION. AUDIO OF THE ACTUAL MEETING ARE AVAILABLE FOR LISTENING AT: www.ci.san-fernando.ca.us/commissionandboardmeetings/#ppc

CALL TO ORDER

The meeting was called to order by at Theale Haupt at 6:32 p.m.

ROLL CALL

The following persons were recorded as present:

PRESENT:

Chairperson Theale Haupt, Vice-chair Alvin Durham, Commissioners Kevin Beaulieu, and Anna M. Lopez

ABSENT:

Commissioner Yvonne Mejia

ALSO PRESENT

Community Development Director Fred Ramirez, City Attorney Isabel Birrueta, Associate Planner Humberto Quintana, San Fernando Police Detective Jorge Cervantes, and Community Development Secretary Michelle De Santiago

APPROVAL OF AGENDA

Vice-chair A. Durham moved to approve the agenda of May 3, 2016 meeting. Seconded by Commissioner K. Beaulieu, the motion carried with the following vote:

AYES:	A. Durham, K. Beaulieu, T. Haupt, and A. Lopez
NOES:	None
ABSENT:	Y. Mejia
ABSTAIN:	None

CONSENT CALENDAR

PLANNING AND PRESERVATION COMMISSION

Regular Meeting Minutes –May 3, 2016

Page 2 of 4

Vice-chair A. Durham moved to approve the minutes of the April 5, 2016 Planning and Preservation Commission Meeting. Seconded by Commissioner K. Beaulieu, the motion carried with the following vote:

AYES:	A. Durham, K. Beaulieu, T. Haupt, and A. Lopez
NOES:	None
ABSENT:	Y. Mejia
ABSTAIN:	None

UNFINISHED BUSINESS

None

PUBLIC HEARING:

CONDITIONAL USE PERMIT 2015-008 – 2039 GLENOAKS BLVD., SAN FERNANDO, CA - ROBIN’S WORLD, LLC “C/O ROBIN ANDERSON, 962 N. WORKMAN STREET, SAN FERNANDO, CA 91340 – THE PROPOSED PROJECT IS A REQUEST FOR REVIEW AND APPROVAL OF A CONDITIONAL USE PERMIT TO ALLOW FOR THE OPERATION OF A SECONDHAND STORE, AT THE PROPERTY LOCATED AT 2039 GLENOAKS BOULEARD. THE PROPOSED SECONDHAND STORE OCCUPIES A TENANT SPACE OF APPROXIMATELY 2,721 S. FT. WITHIN A MULTI-TENANT COMMERCIAL BUILDING. THE SUBJECT PROPERTY IS LOCATED ALONG THE NORTH SIDE OF THE 2000 BLOCK OF GLENOAKS BOULEVARD, BETWEEN HUBBARD STREET AND ORANGE GROVE AVENUE; WITHIN THE COMMERCIAL (C-2) ZONE.

STAFF PRESENTATION

Associate Planner Humberto Quintana gave the staff presentation recommending that the Planning and Preservation Commission approve Conditional Use Permit 2015-008, to allow for the operation of a secondhand store, located at 2039 Glenoaks Blvd., pursuant to Planning and Preservation Commission Resolution 2016-004 and the Conditions of Approval attached as Exhibit “A” to the Resolution (Attachment No. 1).

PUBLIC COMMENT

Gary Phillips – owner of the commercial building. Mr. Phelps stated that he supports the approval of the proposed conditional use permit he explained that Ms. Anderson is a good tenant and a City of San Fernando resident. He informed the commission that he has owned the building since 2014 and it is currently improving the exterior of the building. He stated that a store such as Robin’s World is consistent with the objective for the area.

Robin Anderson – the applicant. Ms. Anderson stated that she has lived in San Fernando since 1996. She indicated that she is the operator of the business and she thanked the commission for allowing her to speak and for their consideration of the proposal.

PLANNING AND PRESERVATION COMMISSION

Regular Meeting Minutes –May 3, 2016

Page 3 of 4

COMMISSION DISCUSSION

K. Beaulieu asked why the business is currently open before the approval.

F. Ramirez stated that Ms. Anderson did get an approval of a Commercial Business Occupancy Permit for the retail component of her operations. He stated that she did express the desire to include the secondhand goods as part of her operations and at that point she was informed that if the commission denied her request she would not be able to offer secondhand goods as part of her merchandise.

A.Durham stated he drove by the location and he stated that it is a nice idea to have a place to purchase repurposed items.

K. Beaulieu stated that he doesn't see why the commission wouldn't allow it.

A.Lopez great idea to have store where the community can purchase discounted items.

A.Durham thanked Mr. Phillips for all of the investment and work that has taken place at the site.

T. Haupt stated that it is a good idea and he supports it.

Subsequent to discussion, Vice-chair A. Durham moved to approve Conditional Use Permit 2015-008. Seconded by Commissioner K. Beaulieu, the motion carried with the following vote:

AYES:	A. Durham, K. Beaulieu, T. Haupt, and A. Lopez
NOES:	None
ABSENT:	Y. Mejia
ABSTAIN:	None

UPDATE:

CONDITIONAL USE PERMIT 2014-004 – 1245 SAN FERNANDO ROAD, SAN FERNANDO, CA

STAFF PRESENTATION:

Associate Planner Humberto Quintana provided the presentation recommending that the Planning and Preservation Commission receive and file the update regarding the status of Conditional Use Permit 2014-004.

COMMISSION DISCUSSION

K. Beaulieu asked if the outdoor events will still be allowed to take place.

F. Ramirez indicated that the new operator will have to comply with all of the conditions of approval that are currently in place under the existing conditional use permit including the

PLANNING AND PRESERVATION COMMISSION

Regular Meeting Minutes –May 3, 2016

Page 4 of 4

number of permitted outdoor events and the requirement that the business operator of the subject site obtain approval of a City Special Event permit.

J. Cervantes stated that City staff would be reaching out to the new business/restaurant operator to discuss and go over the conditional use permit's conditions of approval that are in place for the operation of a restaurant with a liquor license at 1245 San Fernando Road.

STAFF COMMUNICATIONS

F. Ramirez asked the commission about the availability of a second meeting in June possibly June 21, 2016.

COMMISSION COMMENTS

None

PUBLIC STATEMENTS

None

ADJOURNMENT

Vice-chair A. Durham moved to adjourn to the regular meeting of June 7, 2016. Seconded by Commissioner K. Beaulieu, the motion carried with the following vote:

AYES:	A. Durham, K. Beaulieu, T. Haupt, and A. Lopez
NOES:	None
ABSENT:	Y. Mejia
ABSTAIN:	None

7:12 P.M.

Fred Ramirez

Planning Commission Secretary