



## CITY OF SIGNAL HILL

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2175 Cherry Avenue ♦ Signal Hill, CA 90755-3799

THE CITY OF SIGNAL HILL  
WELCOMES YOU TO A REGULAR  
PLANNING COMMISSION MEETING  
March 17, 2020

The City of Signal Hill appreciates your attendance. Citizen interest provides the Planning Commission with valuable information regarding issues of the community. Meetings are held on the 3<sup>rd</sup> Tuesday of every month. Meetings are audio-recorded and recordings are available through the City Clerk's Office.

Meetings commence at 7:00 p.m. There is a public comment period at the beginning of the regular meeting, as well as the opportunity to comment on each agenda item as it arises. Any meeting may be adjourned to a time and place stated in the order of adjournment.

The agenda is posted 72 hours prior to each meeting on the City's website and outside of City Hall and is available at each meeting. The agenda and related reports are available for review online and at the Community Development office and the Signal Hill Community Center on the Friday afternoon prior to the Commission meeting. Agenda and staff reports are also available at our website at [www.cityofsignalhill.org](http://www.cityofsignalhill.org).

During the meeting, the Community Development Director presents agenda items for Commission consideration. The public is allowed to address the Commission on all agenda items. The Chair may take agenda items out of order and will announce when the period for public comment is open on each agenda item. The public may speak to the Commission on items that are not listed on the agenda. This public comment period will be held at the beginning of the public portion of the meeting. You are encouraged (but not required) to complete a speaker card prior to the item being considered, and give the card to a City staff member. The purpose of the card is to ensure speakers are correctly identified in the minutes. However, completion of a speaker card is voluntary, and is not a requirement to address the Commission. The cards are provided at the rear of the Council Chamber. Please direct your comments or questions to the Chair.

Planning Commission Members are compensated \$125.00 per meeting.

(1) CALL TO ORDER – 7:00 P.M.

(2) ROLL CALL

COMMISSIONER BELL  
COMMISSIONER PARKER  
VICE CHAIR RICHÁRD  
CHAIR WILSON

(3) PLEDGE OF ALLEGIANCE

(4) PUBLIC BUSINESS FROM THE FLOOR ON ITEMS NOT LISTED ON THIS AGENDA

(5) PRESENTATION

a. BEAUTIFICATION AWARDS

Summary: Beautification Awards are being presented to 1815 Junipero Avenue and 1847 Junipero Avenue, in recognition of the exterior improvements made by the property owner.

Recommendation: Present the awards.

(6) PUBLIC WORKSHOP

a. PRELIMINARY REVIEW OF A PROPOSAL TO DEMOLISH AN EXISTING ONE-STORY SINGLE-FAMILY DWELLING WITH DETACHED ACCESSORY STRUCTURE AND CONSTRUCT THREE DETACHED SINGLE-FAMILY DWELLINGS AT 2750 E. 20<sup>TH</sup> STREET

Summary: The applicant, Bozena Jaworski, as authorized agent of Narsimha Reddy, is requesting a public workshop to review preliminary plans to demolish an existing one-story single-family dwelling with detached accessory structure at 2750 E. 20<sup>th</sup> Street, and construct three detached single-family dwellings in the Residential High Density (RH) zoning district. Each unit has three bedrooms, three bathrooms, and a two car garage. There are no private driveway spaces in front of the garages; however, three additional surface parking spaces are proposed. The purpose of the workshop is to receive public comments and provide the developer with direction from the Planning Commission prior to finalizing the plans for a future public hearing.

Recommendations:

1) Open the public workshop and receive testimony; and

2) Provide comments and direction as deemed appropriate regarding:

- Site Plan and Design Review findings and criteria;
- Off-street parking; and
- Compliance with the View Policy.

(7) DIRECTOR'S REPORTS

a. CONFORMITY REPORT FOR MINOR MODIFICATIONS TO THE APPROVED ELEVATIONS FOR THE SUMMERLAND RESIDENTIAL PROJECT UNDER SITE PLAN AND DESIGN REVIEW 19-01

Summary: The purpose of this report is to advise the Planning Commission of minor modifications to previously approved elevations for the Summerland Residential Development at 1365 and 1387 E. 23<sup>rd</sup> Street. The revisions consist of minor changes to the roof construction design and location of proposed windows.

Recommendation: Receive and file.

b. 2020 PLANNING COMMISSIONERS ACADEMY

Summary: The League of California Cities held the Planning Commissioners Academy conference March 4-6, 2020. Commissioner Bell attended the conference and will share highlights and thoughts.

Recommendation: Receive and file.

c. SELECTION OF THE SUSTAINABLE CITY COMMITTEE PLANNING COMMISSION ALTERNATE

Summary: Since 2019, Tom Benson has served as Planning Commission Alternate on the Sustainable City Committee (SCC). Chris Wilson has served as the Representative. Both have devoted many hours attending SCC meetings, community events, and SCC field trips. Due to Commissioner Benson's resignation, the Commission is asked to consider nominations and select a new alternate. Commissioner Wilson's term as Representative will not expire until June 30, 2021.

Recommendation: Select an alternate to attend SCC meetings and events.

(8) CONSENT CALENDAR

The following Consent Calendar items are expected to be routine and non-controversial. Items will be acted upon by the Commission at one time without discussion. Any item may be removed by a Commissioner or member of the audience for discussion.

a. Minutes of the Following Meeting

Summary: Regular Meeting of February 18, 2020.

Recommendation: Approve.

b. City Council Follow-Up

Summary: Below for your review is a brief summary of the City Council's actions from the last City Council meeting(s).

Recommendation: Receive and file.

c. Development Status Report

Summary: Attached for your review is the monthly Development Status Report which highlights current projects.

Recommendation: Receive and file.

d. In the News

Summary: Attached for review are articles compiled by staff that may be of interest to the Commission.

Recommendation: Receive and file.

(9) COMMISSION NEW BUSINESS

COMMISSIONER BELL  
COMMISSIONER PARKER  
VICE CHAIR RICHARD  
CHAIR WILSON

(10) ADJOURNMENT

Adjourn tonight's meeting to the next regular meeting to be held Tuesday, April 21, 2020 at 7:00 p.m. in the Council Chambers located at City Hall.

CITIZEN PARTICIPATION

If you need special assistance beyond what is normally provided to participate in City meetings, the City will attempt to accommodate you in every reasonable manner. Please call the City Clerk's office at (562) 989-7305 at least 48 hours prior to the meeting to inform us of your particular needs and to determine if accommodation is feasible.