



CITY OF SIGNAL HILL

2175 Cherry Avenue • Signal Hill, California 90755-3799

MINUTES OF A REGULAR MEETING
SIGNAL HILL PLANNING COMMISSION
April 16, 2024

FINAL

A Regular Meeting of the Signal Hill Planning Commission was held in-person in the Council Chamber on April 16, 2024.

(1) CALL TO ORDER – 7:00 P.M.

(2) ROLL CALL

PRESENT: CHAIR CHRIS WILSON
VICE CHAIR SONIA SAVOULIAN
COMMISSIONER PERICA BELL
COMMISSIONER SAEIDA MILLER
COMMISSIONER VICTOR PARKER

ABSENT: NONE

(3) PLEDGE OF ALLEGIANCE

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

There was no public business from the floor.

(5) PUBLIC HEARING

- a. SITE PLAN AND DESIGN REVIEW (24-02) TO CONSTRUCT A NEW ONE-STORY 2,343 SQUARE-FOOT SINGLE-FAMILY DWELLING WITH AN ATTACHED TWO-CAR GARAGE AND A DETACHED TWO-CAR GARAGE ON A 0.18-ACRE SITE AT 1900 TEMPLE AVENUE IN THE RESIDENTIAL LOW DENSITY (RL) ZONING DISTRICT.

Director Doan read the form of notice and gave the staff report. Director Doan

did note that Condition of Approval #15 needs to be amended to read "2022 California Code Collection."

Commissioners asked clarifying questions about fencing and residential solar.

Chair Wilson opened the public hearing.

Bozena Jaworski, authorized agent, introduced herself and answered questions about fencing.

There being no further public testimony, Chair Wilson closed the public hearing.

It was moved by COMMISSIONER PARKER and seconded by VICE CHAIR SAVOULIAN to Adopt the resolution approving Site Plan and Design Review 24-02 and amend Condition of Approval #15 of Exhibit A to the resolution.

The following vote resulted:

AYES:	CHAIR WILSON VICE CHAIR SAVOULIAN COMMISSIONER BELL COMMISSIONER MILLER COMMISSIONER PARKER
NOES:	NONE
ABSENT:	NONE
ABSTAIN:	NONE

(6) DIRECTOR'S REPORTS

- a. REQUEST FOR PROPOSALS TO PREPARE AN ECONOMIC ANALYSIS AND LAND USE STUDY FOR THREE PROPOSED OPPORTUNITY STUDY AREAS
Director Doan gave the staff report.

Commissioners asked clarifying questions regarding the type of firms that might apply, the goals of the opportunity study areas, and the types of uses that might be proposed.

Chair Wilson called for a voice vote to Receive and File the report.

(7) CONSENT CALENDAR

- a. PREVIOUS MINUTES
- b. CITY COUNCIL FOLLOW UP
- c. DEVELOPMENT STATUS REPORT
- d. IN THE NEWS

It was moved by COMMISSIONER BELL and seconded by COMMISSIONER MILLER, to approve the Consent Calendar.

(8) COMMISSION NEW BUSINESS

Commissioner Bell asked for more information regarding well work at Drill Site 5, at Combellack Drive and Obispo Avenue.

Commissioner Miller asked for a future presentation about the Hillbrook Park improvements.

Commissioner Parker encouraged the public to attend the Centennial Celebration events on Saturday, April 27, 2024, at Signal Hill Park.

Vice Chair Savoulian encouraged the public to attend the Mayor's Tree Planting at 9:00 a.m. on Saturday, April 20, 2024, at Reservoir Park.

Chair Wilson commended the City's Neighborhood Enhancement Team for their successful efforts to get housing and services for individuals experiencing homelessness in Signal Hill.

(9) ADJOURNMENT

It was moved by COMMISSIONER PARKER and seconded by COMMISSIONER MILLER to Adjourn to the next regular meeting of the Planning Commission to be held on Tuesday, May 21, 2024, at 7:00 p.m. in the Council Chamber of City Hall, 2175 Cherry Avenue, Signal Hill, CA, 90755.

CHAIR WILSON adjourned the meeting at 7:58 p.m.

CHRIS WILSON

CHAIR

Attest:

COLLEEN T. DOAN

COMMISSION SECRETARY