



## 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 MEETING OF THE PLANNING COMMISSION  
December 9, 2014**

**7:00 p.m.**

The City of Signal Hill appreciates your attendance. Citizen interest provides the Planning Commission with valuable information regarding issues of the community.

Regularly scheduled meetings are held the 2<sup>nd</sup> Tuesday of every month at 7:00 p.m. 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 at the Library on the Friday afternoon prior to the Commission meeting.

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 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. Each speaker is allowed three minutes make their comments.

### **CALL TO ORDER**

### **ROLL CALL**

Chair Benson  
Vice-Chair Fallon  
Commissioner Austin  
Commissioner Murphy  
Commissioner Richárd

## **PLEDGE OF ALLEGIANCE**

The Chair will lead the audience in reciting the Pledge of Allegiance.

## **PUBLIC BUSINESS FROM THE FLOOR**

Matters of general concern, which are not on the agenda, can be addressed during this portion of the meeting, and also before adjournment. However, State law (Government Code Section 54950 et seq.) prohibits the Planning Commission from acting upon any item not contained in the agenda.

## **PRESENTATION**

The Planning Commission will present the Beautification Award to the owners of the residence at 2299 Molino Avenue for improvements to the property including installation of a retaining wall and water features.

## **DIRECTOR'S REPORTS**

### **1. Conformity Report – Revisions to 845 E. Willow Street Medical Office Building**

**Summary:** The purpose of this report is to advise the Planning Commission of modifications to the exterior elevations for the medical office building which is currently under construction at 845 E. Willow Street. Staff reviewed the changes and determined that they do not result in significant changes in the appearance of the development and do not need review at a public hearing.

**Recommendation:** Receive and file.

### **2. Roadmap for 1500 E. Hill Street “Gundry Hill” - An Affordable Housing Development**

**Summary:** Staff will highlight the required actions for the affordable housing project including public tours, community outreach, Director of Community Development approval of the site plan and design review, and Signal Hill Housing Authority approval of the Disposition and Development Agreement.

**Recommendation:** Receive and file.

### **3. Update on Progress with Oil Code Amendment**

**Summary:** Staff will present an update on the status of the oil code amendment.

**Recommendation:** Receive and file.

## **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.

**4. Minutes of November 12, 2014 Planning Commission Meeting**

**Recommendation:** Approve.

**5. Save the Date – Mayor’s Clean-Up**

**Recommendation:** Receive and file.

**6. Save the Date – 2015 Homeless Count**

**Recommendation:** Receive and file.

**7. City Council Follow-up**

**Recommendation:** Receive and file.

**8. Development Status Report**

**Recommendation:** Receive and file.

**9. Code Enforcement Report**

**Recommendation:** Receive and file.

**10. In the News**

**Recommendation:** Receive and file.

## **COMMISSION NEW BUSINESS**

Chair Benson  
Vice-Chair Fallon  
Commissioner Austin  
Commissioner Murphy  
Commissioner Richárd

## **ADJOURNMENT**

Adjourn tonight's meeting to the next regular meeting to be held Tuesday, January 13, 2015 at 7:00 p.m. in the Council Chambers located at City Hall.

If you need special assistance beyond what is normally provided to participate in Commission 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.