

**A REGULAR MEETING OF THE CITY OF SIGNAL HILL
PLANNING COMMISSION
August 21, 2018
7:00 P.M.**

CALL TO ORDER

Chair Parker called the meeting to order at 7:00 p.m.

ROLL CALL

The Commission Secretary conducted roll call.

Present: Commissioner Carmen Brooks
 Commissioner Jane Fallon
 Commissioner Rose Richárd
 Vice Chair Chris Wilson
 Chair Victor Parker

Staff present:

- 1) Community Development Director Scott Charney
- 2) Planning Manager Colleen Doan
- 3) Assistant Planner Ryan Agbayani
- 4) Sr. Engineering Technician Jesus Saldana
- 5) Assistant City Attorney Gina Chung

In addition, there were 7 people in attendance.

PLEDGE OF ALLEGIANCE

Chair Parker led the audience in reciting the Pledge of Allegiance.

PUBLIC BUSINESS FROM THE FLOOR

There was no public business from the floor.

PUBLIC WORKSHOP

- a. Preliminary Review of a Conditional Use Permit for an Auto Center Accessory Business

Planning Manager Colleen Doan gave the staff report.

Representatives from the property management company and the new tenant (Caliber Collision) introduced themselves, and noted they were available for questions from the Commission.

Chair Parker asked if Caliber had any exclusive agreements with other dealerships in the Auto Center.

Staff confirmed that Caliber Long Beach Honda, is the only Auto Center dealership that Caliber has an agreement with as their “majority service provider” for auto body repair.

The Commission had no additional questions.

There being no further public testimony, Chair Parker closed the public workshop.

It was moved by Vice Chair Wilson and seconded by Commissioner Brooks to bring the item back for a public hearing at a future date.

Chair Parker called for a voice vote on the motion

The motioned carried 5/0.

COMMUNITY DEVELOPMENT DIRECTOR’S REPORTS

a. Housing and Community Development Video

Assistant Planner Ryan Agbayani gave the staff report.

Commissioner Brooks asked if the City of Signal Hill had received a violation letter from HCD. Staff confirmed that the City has not received any violation letters.

Vice Chair Wilson asked if there were typical reasons why jurisdictions have their housing elements revoked by HCD.

Staff confirmed that there is no observable pattern; however, for accountability and transparency purposes, the HCD website publishes a list of jurisdictions who are out of compliance.

Commissioner Richárd noted that there has been a proliferation of Accessory Dwelling Units (ADUs) in Orange County, based on a news article that she forwarded to staff.

Chair Parker commented that when he attended the League of Cities Planning Commissioners Academy in April there had been a focus on ADU regulations.

Commissioner Brooks asked if HOAs have legal authority to prohibit ADUs.

The Assistant City Attorney confirmed that the City is currently looking into the legal rights of HOAs regarding this matter.

Commissioner Brooks asked if staff knew the number of garages that were eligible to be converted into ADUs.

Staff responded they did not have a tally, but it was likely most single-family dwellings with garages were eligible.

Chair Parker called for a voice vote to receive and file the report.

The motion carried 5/0.

b. Sustainable City Committee Follow-Up

Assistant Planner Ryan Agbayani gave the staff report.

Commissioner Fallon provided insight on her participation as the Commission representative for the SCC. She discussed various projects of the SCC.

Commissioner Brooks expanded upon Commissioner Fallon's feedback and stressed the benefit of both the guest speakers and educational tours.

Staff emphasized that the SCC meetings provide a forum for the Public Works Department to present items to the Committee prior to the City Council and that the educational speakers and field trips were useful.

A member of the public briefly touched upon a bike share business potentially moving to the City.

Chair Parker commended the representative and alternate for serving as advocates to the community.

Chair Parker called for a voice vote to receive and file the report.

The motion carried 5/0.

c. Commission T-Shirts

Assistant Planner Ryan Agbayani gave the staff report.

Chair Parker called for a voice vote to direct staff to order a shirt for each Planning Commissioner.

The motion carried 5/0.

CONSENT CALENDAR

It was moved by Commissioner Richárd and seconded by Vice Chair Wilson to receive and file the Consent Calendar.

The motion carried 5/0.

COMMISSION NEW BUSINESS

Commissioner Brooks commended staff for scheduling the educational tour of Signal Hill Petroleum's Drill Sites. She expressed her enjoyment of the event.

Commissioner Richárd commended staff for addressing nuisance complaints.

Vice Chair Wilson commended the City's Communications Specialist for promoting projects and events on the City's social media platform.

ADJOURNMENT

It was moved by Commissioner Fallon and seconded by Commissioner Richárd to adjourn to the next regular meeting of the Planning Commission to be held on Tuesday, September 18, 2018, at 7:00 p.m., in the Council Chamber of City Hall, 2175 Cherry Avenue, Signal Hill, CA, 90755.

The motion carried 5/0.

Chair Parker adjourned the meeting at 7:47 p.m.

Vice Chair Christopher Wilson

Attest:

Scott Charney
Commission Secretary