



## 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  
May 19, 2020

**\*\*\*GOVERNOR'S EXECUTIVE ORDER N-29-20\*\*\*  
\*\*RE: CORONAVIRUS COVID-19\*\***

**THIS MEETING WILL BE CONDUCTED PURSUANT TO THE PROVISIONS OF THE  
GOVERNOR'S EXECUTIVE ORDER WHICH SUSPENDS CERTAIN  
REQUIREMENTS OF THE RALPH M. BROWN ACT AND WILL BE HELD VIA  
VIDEO/TELECONFERENCE**

Meetings begin at 7:00 pm. 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. The agenda and related reports are also available for review online at [www.cityofsignalhill.org](http://www.cityofsignalhill.org).

In order to minimize the spread of the COVID-19 virus, this will be a virtual meeting. You may participate by:

**To listen to the meeting live at 7:00 p.m.:**

- Call (408) 638-0968 (audio only) and enter meeting ID: 819-2712-9107 and pin: 516784 when prompted. If you would like to make a public comment, please notify the meeting host by pressing \*9 on the telephone keypad.

**To view and participate at 7:00 p.m.:**

- Visit [www.zoom.us](http://www.zoom.us) on your desktop computer or laptop, click on "Join a Meeting", and enter meeting ID: 819-2712-9107 and pin: 516784 when prompted; or
- Download the app from the app store if you are using a smart phone and enter meeting ID: 819-2712-9107 and pin: 516784 when prompted.
- Please note that you will be placed in a "listen only" mode and your video feed will not be shared with the Council or public. If you would like to make a public comment, please notify the meeting host by raising your virtual hand (see hand

icon at bottom of screen) and you will be invited to speak when the City Council is taking public comments. Please do not simultaneously use a microphone through Zoom and a cellphone/telephone. That combination results in audio problems for all participants.

- To make a general public comment or comment on a specific agenda item, you may also submit your comment, limited to 250 words or less, to the Community Development Director at [cdoan@cityofsignalhill.org](mailto:cdoan@cityofsignalhill.org) not later than 5:00 p.m. on Tuesday, May 19 and your comment will be read into the record.
- The City is not responsible for meeting disruptions or technical difficulties; however, if you are disconnected, please repeat the steps above.

The City of Signal Hill thanks you in advance for taking all precautions to prevent spreading the COVID-19 virus.

Planning Commission Members are compensated \$125.00 per meeting.

(1) CALL TO ORDER – 7:00 P.M.

(2) ROLL CALL

COMMISSIONER BELL  
COMMISSIONER LOPEZ  
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) OATH OF OFFICE

a. OATH OF OFFICE FOR APPOINTED COMMISSIONER

Summary: At its meeting on May 12, 2020, the City Council appointed Armando Lopez, to serve on the Planning Commission. Accordingly, Commissioner Lopez will take the Oath of Office and assume his duties.

Recommendation: Administration of the Oath of Office will be conducted by the Secretary of the Planning Commission.

(6) PRESENTATION

a. NATIONAL BUILDING SAFETY MONTH

Summary: Staff will give a presentation on National Building Safety Month.

Recommendation: Receive and file.

(7) PUBLIC HEARING

a. DRILL SITES CUP

Summary: Signal Hill Petroleum, Inc. (SHP) has a Conditional Use Permit (CUP) for seven consolidated drill sites. The CUP allows oil and gas production at the seven sites, as well as storage, processing, and transport of products. The CUP is set to expire on June 30, 2020. SHP has agreed to a one-year extension to allow them to continue their oil production activities uninterrupted until June 30, 2021, while they continue to partner with the City to make preparations for a long-term extension.

Recommendation:

1) Waive further reading and adopt the following resolution:

A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF SIGNAL HILL, CALIFORNIA, RECOMMENDING THE CITY COUNCIL APPROVE A ONE-YEAR EXTENSION OF CONDITIONAL USE PERMIT 97-03, FOR SEVEN EXISTING OIL AND GAS DRILLING SITES WITH OIL AND GAS STORAGE, PROCESSING, SHIPPING OPERATIONS, AND A GAS TURBINE FACILITY, WITH AN EXPIRATION DATE OF JUNE 30, 2021

(8) DIRECTOR'S REPORTS

a. UPDATE ON LOCAL EARLY ACTION PLANNING GRANT

Summary: The State Department of Housing and Community Development has established housing related grants generated by the Building Homes and Jobs Act (SB2). The Local Early Action Planning (LEAP) Grant is the second grant stemming from SB2 and is also intended to assist with the acceleration of housing production. LEAP is a non-competitive grant that is eligible to all municipalities that apply. Staff is preparing a grant application for submittal by July 1, 2020, requesting \$65,000, the full amount available based on the City's population. The funds will be used to supplement the programs in the City's Year-1 SB2 grant, and to complete the 6th Cycle Housing Element update and CEQA determination.

Recommendation: Receive and file.

b. UPDATE ON THE CITY'S PARTICIPATION IN THE CALIFORNIA BEACON SUSTAINABILITY RECOGNITION PROGRAM

Summary: The Beacon Sustainability Recognition Program is a statewide program sponsored by the Institute for Local Government and the Statewide Energy Efficiency Collaborative. Beacon provides support and recognition to California cities and counties that are working to reduce greenhouse gas emissions, save energy, and adopt sustainable policies and programs. The Sustainable City Committee has recommended continued participation in the Beacon Program to track the City's sustainability efforts, and submission of a 2020 application for recognition at the Platinum Level.

Recommendation: Receive and file.

(9) 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 April 21, 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.

(10) COMMISSION NEW BUSINESS

COMMISSIONER BELL  
COMMISSIONER LOPEZ  
COMMISSIONER PARKER  
VICE CHAIR RICHÁRD  
CHAIR WILSON

(11) ADJOURNMENT

Adjourn tonight's meeting to the next regular meeting to be held Tuesday, June 16, 2020 at 7:00 p.m. via video and teleconference. Instructions to participate in the meeting will be provided on the meeting agenda.

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.