



SAN GABRIEL PLANNING COMMISSION

Agenda

SPECIAL MEETING

Tuesday, September 13, 2016

4:00 p.m., City Hall Council Chamber

425 South Mission Drive

CALL TO ORDER

4:00 p.m.

**PLEDGE OF
ALLEGIANCE**

**ROLL CALL OF
MEMBERS**

**CHAIRMAN GARDEN, VICE CHAIR KLAWITER, AND
COMMISSIONERS LOU, VERA, AND ZAWODNY**

**APPROVAL OF
MINUTES**

None

**PUBLIC
COMMENT**

Pursuant to Government Code Section 54954.3, this is the time approved for members of the public to address the Planning Commission on items of interest that are within the subject matter jurisdiction of the Planning Commission of the City of San Gabriel. The Commission cannot take action on such comment but may put an item on a future agenda.

PUBLIC HEARING ITEMS:

- 1. 306 San Marcos St.
Planning Case No. PL-15-045 (Tentative Tract Map)
Applicant: Gantcho Batchkarov (San Gabriel Summit Homes)**

PROJECT SUMMARY: This application was continued from the August 8, 2016 Planning Commission meeting. The applicant is requesting a Tentative Tract Map to allow construction of an eight-unit residential condominium project at 306 San Marcos in the R-3 Arroyo Residential zone within the Mission District Specific Plan.

ENVIRONMENTAL DETERMINATION: In accordance with the California Environmental Quality Act (CEQA) guidelines Section 15063(a), the City of San Gabriel determined that a Mitigated Negative Declaration (MND) would be required for this project, after preparation of an Initial Study. A Notice of Proposed Mitigated Negative Declaration of Environmental Impact was prepared and filed with the Los Angeles County Clerk on July 14, 2016 and was also made available for public review.

RECOMMENDATION: The Planning Commission APPROVE Planning Case No. PL-15-045, subject to the recommended conditions of approval.

Larissa De La Cruz, Senior Planner

STAFF ITEMS:

PLANNING COMMISSION ITEMS:

ADJOURNMENT: TO A SPECIAL MEETING WITH THE CITY COUNCIL AND DESIGN REVIEW COMMISSION ON SEPTEMBER 13, 2016 AT 5:30 P.M. AT 324 S. MISSION DRIVE.

AVAILABILITY OF REPORTS: Staff reports are available for public inspection in the Planning Division office of City Hall, during regular business hours, 8:00 a.m. to 5:00 p.m., Monday through Friday, and 8:00 a.m. to 6:30 p.m. Tuesdays; Telephone (626) 308-2806, Press 4. The agenda is also available on the City's website and can be downloaded at the following address: <http://sangabrielcity.com/index.aspx?nid=335>

ACCESS FOR THE DISABLED: City Hall is accessible to the disabled. Audio devices for the hearing impaired are available from the planning staff during each meeting.

APPEAL PERIOD: All decisions made by the Planning Commission may be appealed to the City Council within (10) business days of the decision by filing a letter with the City Clerk and paying an appeal fee of \$565, plus noticing fees. If no appeal is filed, decisions are final (except for legislative actions that are recommendations to the City Council).