

**CITY OF SAN GABRIEL  
PLANNING COMMISSION  
REGULAR MEETING AGENDA**

**MONDAY, APRIL 10, 2023 – 6:30 P.M.**

**City Hall Council Chamber  
425 South Mission Drive  
San Gabriel, California 91776**

Thomas Klawiter  
Chair

Feng Li  
Commissioner

Matthew Krappman  
Commissioner

Sean McMorris  
Commissioner

Jerry Schwartz  
Commissioner



Aldo Cervantes  
Community Development  
Director

Samantha Tewart  
Planning Manager

Martin Koczanowicz  
Deputy City Attorney

To provide members of the public access to the meeting and an opportunity to comment on items on and off the Agenda, the following opportunities have been established:

**Public Comments**

Please email all public comments to [PC-PublicComment@sgch.org](mailto:PC-PublicComment@sgch.org) and include the following in the subject line of your email: the section (Public Comment, Consent Calendar, Public Hearing, New Business) and Item Number you are commenting on. The Clerk will read public comments into the record for up to three-minute limit. Words that would disrupt the meeting, including profanity, obscenity, and discriminatory language, will not be read. All public comments shall be emailed by 5:00 p.m. on the meeting day.

*Example: PUBLIC COMMENT: New Business Item A*

**Watch the Meeting Online**

Live broadcast of this meeting is available using the following link:

[Meeting Video – https://www.youtube.com/CityofSanGabriel](https://www.youtube.com/CityofSanGabriel)

Spectrum cable: Live streaming on Channel 3, Public Access Channel.

**Materials Available for Inspection.** You may view agenda items online at [www.sangabrielcity.com](http://www.sangabrielcity.com). Materials related to an item on this Agenda, submitted to the Planning Commission after distribution of the Agenda packet, will be posted on the City website.

**Persons with Disabilities.** Upon request, this Agenda will be made available in appropriate alternative formats to persons with disabilities, as required by Section 202 of the Americans with Disabilities Act of 1990.

**Persons requesting a Translator.** Any person requesting translation for the meeting must notify the Community Development Department at [commdevinfo@sgch.org](mailto:commdevinfo@sgch.org) at least 48 hours before the meeting.

**Questions about this Agenda?** Should any person have a question concerning any of the above Agenda items prior to the meeting, please contact the Community Development Department at [commdevinfo@sgch.org](mailto:commdevinfo@sgch.org) during regular office hours.

Any person with a disability who requires a modification or accommodation in order to participate in a meeting should direct such a request to the Community Development Department by emailing [commdevinfo@sgch.org](mailto:commdevinfo@sgch.org) at least 48 hours before the meeting, if possible.

# Planning Commission – Regular Meeting Agenda

April 10, 2023

- **CALL TO ORDER**
- **PLEDGE OF ALLEGIANCE**
- **ROLL CALL – PLANNING COMMISSION**
- 1. **PUBLIC COMMENT**

This is the time set aside for members of the public to address the Planning Commission on items of interest that are not on the agenda, but are within the subject matter jurisdiction of the Planning Commission. Pursuant to the Brown Act, the Planning Commission cannot answer any questions or take any action until such time as the matter may appear as an item on a future agenda.

## 2. **CONSENT CALENDAR**

All items listed under the Consent Calendar are considered routine and recommendations will be approved in one motion unless a member of the Planning Commission or audience requests separate discussion.

### A. **APPROVAL OF MINUTES**

[Minutes from the March 13, 2023 Planning Commission meeting.](#)

Recommended Action: Approval.

## 3. **PUBLIC HEARING**

### A. **CITYWIDE** **PLANNING CASE NO. ZTA23-001 (ZONE TEXT AMENDMENT)** **APPLICANT: CITY OF SAN GABRIEL**

The proposed project is a Zone Text Amendment (ZTA23-001) to amend Chapter 153 (Zoning Code) of the San Gabriel Municipal Code relating to inclusionary housing and density bonus in the San Gabriel Municipal Code. This project is exempt from the requirements of California Environmental Quality Act (CEQA), pursuant to section 15061 of the CEQA Guidelines.

Recommended Action:

Adopt a Resolution of the Planning Commission recommending approval of the proposed Zone Text Amendment to the City Council, amending Chapter 153 (Zoning Code) of the San Gabriel Municipal Code relating to inclusionary housing and density, and identifying an inclusionary housing percentage(s).

**4. COMMENTS FROM THE PLANNING MANAGER**

The Planning Manager may address the Commission on matters of general information and/or concern.

**5. COMMISSIONER COMMENTS AND CONFERENCE/MEETING REPORTS**

Each Commissioner may address the Commission on matters of general information and/or concern. This is also the time for Commissioners to report on conferences and/or meetings they have attended.

**6. ADJOURN PLANNING COMMISSION MEETING**

TO THE REGULAR MEETING OF THE PLANNING COMMISSION ON MONDAY, MAY 8, 2023 AT 6:30 PM AT CITY HALL, 425 S. MISSION DRIVE, 2ND FLOOR, COUNCIL CHAMBERS.