

CITY OF SAN DIMAS PLANNING COMMISSION AGENDA

Regularly Scheduled Meeting
THURSDAY, NOVEMBER 19, 2015 AT 7:00 P.M.
245 East Bonita Avenue, Council Chambers

CALL TO ORDER AND FLAG SALUTE

CONSENT CALENDAR

1. Approval of Minutes: October 15, 2015 (Bratt absent)

PUBLIC HEARINGS

2. **CONSIDERATION OF MUNICIPAL CODE TEXT AMENDMENT 15-08** – A request to allow expanded retail and service business uses currently not allowed within Specific Plan No. 24 (SP-24) Area 1, located at Citrus Station (Costco) Shopping Center. (APNs: 8383-009-061 thru -064, -077 thru -080, -082, 085, -088 thru -090, and -093 thru -098)

Applicant: Alex Gonzalez, Evergreen Gladstone & Lone Hill, LLC

Environmental: CEQA Categorical Exemption per Section 15061(b)(3) – The activity will not result in a direct or reasonably foreseeable indirect physical change in the environment

RESOLUTION PC-1549

A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF SAN DIMAS RECOMMENDING APPROVAL TO THE CITY COUNCIL OF MUNICIPAL CODE TEXT AMENDMENT 15-08, AMENDING SECTION 18.540, SPECIFIC PLAN NO. 24, UPDATING THE PERMITTED AND CONDITIONALLY PERMITTED USES IN AREA 1 (APNs: 8383-009-061 THRU -064, -077 THRU -080, -082, -085, -088 THRU -090, -093 THRU -098)

3. **CONSIDERATION OF MUNICIPAL CODE TEXT AMENDMENT 15-06** – A request to amend the uses in Specific Plan No. 17, Area 1 (Code Sec. 18.528), to allow for the off-site sale of beer and wine in conjunction with a conditionally permitted service station with convenience store. (APN: 8396-017-025); and

CONSIDERATION OF CONDITIONAL USE PERMIT 15-10 – A request to allow for the off-site sale of beer and wine (Type 20) in conjunction with a conditionally permitted service station with convenience store located at 1790 S. San Dimas Avenue (Via Verde 76). (APN: 8396-017-025)

- Applicant:** Sam and Bill Ghosn, Owners Via Verde 76
- Environmental:** CEQA Categorical Exemption per Section 15061(b)(3) – The activity will not result in a direct or reasonably foreseeable indirect physical change in the environment

RESOLUTION PC-1550

A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF SAN DIMAS RECOMMENDING APPROVAL OF MUNICIPAL CODE TEXT AMENDMENT 15-06, A REQUEST TO AMEND THE USES IN SPECIFIC PLAN NO. 17, AREA 1 (CODE SEC. 18.528), TO ALLOW FR THE OFF-SITE SALE OF BEER AND WINE IN CONJUNCTION WITH A CONDITIONALLY PERMITTED SERVICE STATION WITH A CONVENIENCE STORE

RESOLUTION PC-1551

A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF SAN DIMAS RECOMMENDING APPROVAL OF CONDITIONAL USE PERMIT 15-10 TO THE CITY COUNCIL, A REQUEST TO ALLOW OFF-SITE SALES OF BEER AND WINE (TYPE 20 LICENSE) IN ASSOCIATION WITH A SERVICE STATION CONVENIENCE STORE (VIA VERDE 76) LOCATED AT 1790 SOUTH SAN DIMAS AVENUE (APN: 8396-017-025)

4. **CONSIDERATION OF CONDITIONAL USE PERMIT 15-08** – A request to allow the operation of ahealth/exercise club use (The Camp Transformation Center) at 173 Village Court within Creative Growth Area 1 Zone – Regional Commercial (CG-1)

- Applicant:** Xavier Sanchez, The Camp Transformation Center
- Environmental:** CEQA Title 14, Article 19 Categorical Exemption Section 15301 Existing Facilities

RESOLUTION PC-1552

A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF SAN DIMAS APPROVING CONDITIONAL USE PERMIT 15-08, A REQUEST TO ALLOW THE OPERATION OF A HEALTH/EXERCISE CLUB USE (THE CAMP TRANSFORMATION CENTER) LOCATED AT 173 VILLAG COURT WITHIN CREATIVE GROWTH AREA 1 ZONE – REGIONAL COMMERCIAL (CG-1) (APN: 8386-008-023)

5. **CONSIDERATION OF MUNICIPAL CODE TEXT AMENDMENT 15-09** – A request to amend Chapter 18.194 Medical Marijuana to prohibit cultivation of marijuana and to prohibit mobile marijuana dispensaries citywide, and other miscellaneous edits.

- Applicant:** City of San Dimas
- Environmental:** CEQA Categorical Exemption per Section 15061(b)(3) – The activity will not result in a direct or reasonably foreseeable indirect physical change in the environment

RESOLUTION PC-1553

A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF SAN DIMAS RECOMMENDING APPROVAL OF MUNICIPAL CODE TEXT AMENDMENT 15-09 TO THE CITY COUNCIL TO AMEND CHAPTER 18.194 MEDICAL MARIJUANA TO PROHIBIT THE CULTIVATION OF MARIJUANA AND THE ESTABLISHMENT OR OPERATION OF MOBILE MARIJUANA DISPENSARIES CITYWIDE, AND OTHER MISCELLANEOUS EDITS

ORAL COMMUNICATION

6. Community Development Department

7. Members of the Audience

(Members of the audience are invited to address the Planning Commission on any item not on the agenda. Under the provisions of the Brown Act, the Commission is prohibited from taking or engaging in discussion on any item not appearing on the posted agenda. However, your concerns may be referred to staff or set for discussion at a later date.)

8. Planning Commission

- a. Report on Meetings

ADJOURNMENT

Meeting to adjourn to the regular Planning Commission meeting on Thursday, December 3, 2015 at 7:00 p.m. in the City Council Chambers, located at 245 E. Bonita Avenue, San Dimas.

Copies of staff reports and/or other written documentation pertaining to the items on the agenda are on file in the Planning Division and are available for public inspection during the hours of 8:00 a.m. to 5:00 p.m. Monday through Friday. Information may be obtained by calling (909) 394-6250. Planning Commission minutes and agendas are also available on the City's website at: www.cityofsandimas.com



Notice Regarding American with Disabilities Act: In compliance with the ADA, if you need assistance to participate in a city meeting, please contact the City Clerk's Office at (909) 394-6216. Early notification before the meeting you wish to attend will make it possible for the City to make reasonable arrangements to ensure accessibility to this meeting [28 CFR 35.102-35.104 ADA Title II].

POSTING STATEMENT: On November 10, 2015, a true and correct copy of this agenda was posted on the bulletin boards at 245 East Bonita Avenue (San Dimas City Hall), 145 North Walnut Avenue (Los Angeles County Public Library, San Dimas branch), 300 East Bonita Avenue (United States Post Office), and a courtesy posting at 1160 Via Verde Avenue (Von's shopping center), and the City's website at www.cityofsandimas.com