



**MINUTES OF THE JULY 10, 2023
REGULAR MEETING OF THE SAN GABRIEL PLANNING COMMISSION**

CALL TO ORDER

Vice-Chair Schwartz called the regular meeting of the San Gabriel Planning Commission to order at 6:30 P.M. on Monday, July 10, 2023.

PLEDGE OF ALLEGIANCE

The Pledge of Allegiance was led by Vice-Chair Schwartz.

ROLL CALL

Commission Members Present:	Vice-Chair Schwartz, Commissioners Li, and McMorris
Commission Members Absent:	Chair Klawiter and Commissioner Krappmann
Staff Members Present:	Planning Manager Tewasart, Deputy City Attorney Paul Early, Assistant Planner Cervantes, and Planning Commission Secretary Jackie Wong

1. PUBLIC COMMENT - None

2. CONSENT CALENDAR

A. APPROVAL OF MINUTES

A motion was made by Commissioner Li to approve the June 12, 2023, minutes, seconded by Commissioner McMorris.

The Commission approved the following:

Minutes of the Planning Commission Regular Meeting of June 12, 2023.

Motion approved as presented by a vote of 3-ayes, 0-noes, and 2-absent, as follows:

AYES:	LI, McMORRIS, AND SCHWARTZ
NOES:	NONE
ABSENT:	KLAWITER AND KRAPPMANN

3. PUBLIC HEARING

A. CITYWIDE

PLANNING CASE NO. ZTA23-002 (ZONE TEXT AMENDMENT)

APPLICANT: CITY OF SAN GABRIEL

Planning Manager Tewasart requested this item to be continued to the August 14, 2023, Regular Planning Commission meeting. This will allow staff to have additional time to complete and finalize the draft Zone Text Amendment relating to objective design standards in the Zoning Code, Valley Boulevard Specific Plan and the Mission District Specific Plan.

A motion was made by Commissioner McMorris and seconded by Commissioner Li to move the item to the August 14, 2023, Regular Planning Commission meeting.

Motion approved as presented by a vote of 3-ayes, 0-noes, and 2-absent, as follows:

AYES: LI, McMORRIS, AND SCHWARTZ
NOES: NONE
ABSENT: KLAWITER AND KRAPPMANN

B. 1830 S. SAN GABRIEL BOULEVARD

PLANNING CASE NO. CUP23-005 (CONDITIONAL USE PERMIT)

APPLICANT: PATRICK YANG

Assistant Planner Cervantes presented this item.

The proposed project is a Conditional Use Permit (CUP23-005) for a parking reduction. The project site is zoned MU-C/R (Mixed-Use Corridor/Residential Development Standards) in the Valley Boulevard Specific Plan (VBSP) area and has a land use designation of Commercial Specific Plan. This project is exempt from the requirements of California Environmental Quality Act (CEQA), per Guidelines Section 15301, Class 1 (Existing Facilities).

Vice-Chair Schwartz opened the public hearing.

TESTIMONY:

Jeffrey Santner, resident, expressed his support for the proposed project.

There being no additional public comments, Vice-Chair Schwartz closed the public hearing.

A motion was made by Vice-Chair Schwartz, and seconded by Commissioner McMorris to:

Adopt a Resolution of the Planning Commission of the City of San Gabriel, California, approving Planning Case Number CUP23-005 for a Conditional Use Permit to allow a parking reduction at 1830 S. San Gabriel Boulevard, subject to the recommended conditions of approval.

Motion approved as presented by a vote of 3-ayes, 0-noes, and 2-absent, as follows:

AYES:	LI, McMORRIS, AND SCHWARTZ
NOES:	NONE
ABSENT:	KLAWITER AND KRAPPMANN

4. COMMENTS FROM THE PLANNING MANAGER

None.

5. COMMISSIONER COMMENTS AND CONFERENCE/MEETING REPORTS

Vice-Chair Schwartz and Commissioner McMorris inquired about affordable housing.

6. ADJOURN PLANNING COMMISSION MEETING

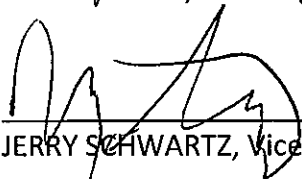
Vice-Chair Schwartz adjourned the meeting at 7:02 PM

TO THE REGULAR MEETING OF THE PLANNING COMMISSION ON MONDAY, AUGUST 14, 2023, AT 6:30 PM AT CITY HALL, 425 S. MISSION DRIVE, 2ND FLOOR, COUNCIL CHAMBERS.

Respectfully submitted by:



JACKIE WONG, Planning Commission Secretary



JERRY SCHWARTZ, Vice-Chair