

CITY OF SAN GABRIEL

MINUTES OF THE REGULAR PLANNING COMMISSION MEETING

June 11, 2012

The regular meeting of the Planning Commission of the City of San Gabriel was held in the City Council Chambers at City Hall, 425 S. Mission Drive, San Gabriel, California, on Monday, June 11, 2012.

Chairman Garden called the meeting to order at 6:30 p.m. and led the Pledge of Allegiance.

**Meeting Called to Order;
Pledge of Allegiance**

ROLL CALL

ROLL CALL

Present: Norman Garden, Chair
Thomas Klawiter, Vice-Chair
Dondi Adkins, Commissioner
Vincent Zawodny, Commissioner

Absent: Carol Kimbrough, Commissioner

Also Present: Carol Barrett, Planning Manager
Mark Gallatin, City Planner
Fang-zhou Zhou, Assistant Planner
Jackie Wong, Planning Commission Secretary

CONSENT ITEMS

Minutes of Adjourned Regular Meeting on April 9, 2012.

Vice-Chair Klawiter moved to approve the minutes. Commissioner Adkins seconded the motion. There being no objections, the minutes were approved.

CONSENT ITEMS

**Planning Commission
Minutes of April 9, 2012.
Approved.**

PUBLIC COMMENTS

There being no one in the audience and no one to explain the public hearing procedures to, Chairman Garden closed this portion of the meeting.

PUBLIC COMMENTS

None.

PUBLIC HEARING ITEMS

1. Energy Action Plan

This report was presented by Assistant Planner Fang-zhou Zhou. The City has prepared the Energy Action Plan (EAP) plan as part of a regional partnership with Southern California Edison (SCE), the San Gabriel Valley Council of Governments, and the project consultant PMC. The plan analyzes the City electric use, its long-term vision and responsibility to electricity efficiency, and identifies maximum opportunities to reduce electricity use and reduce the cost of utility bills.

This report was reviewed and exempted for compliance with the California Environmental Quality Act (CEQA) per Guidelines Section 15308, Class 8 (actions by regulatory agencies for protection of the environment) and Section 15301 Existing Facilities, Class 1 (operation, repair, maintenance, or minor alteration of existing public structures, facilities, and mechanical equipment).

Staff recommends that the Planning Commission to review, revise, and approve the Energy Action Plan as recommend the policy to City Council.

**PUBLIC HEARING
ITEMS**

**1. Energy Action Plan
Approved.**

Commissioners' Discussion

The Commissioners reviewed and discussed the report, and unanimously approved to recommend the policy to City Council.

4-0 unanimous vote. Motion carried.

STAFF ITEMS

2. Capital Improvement Plan (CIP)

This report was presented by City Planner Mark Gallatin regarding the proposed Capital Improvement Plan (CIP) covering fiscal years 2011-2012 through 2015-2016. The CIP lists all capital improvements and special projects to be carried out in the future and also specifies potential funding sources, where available.

Environmental review will be performed on each individual project in the CIP as required by the California Environmental Quality Act.

Staff recommends that the Planning Commission to review the CIP and certify that the 2012-2014 CIP is consistent with the City's adopted general plan.

Commissioners' Discussion

The Planning Commissioners reviewed and discussed the report. They inquired about the budget for the proposed projects. Mr. Gallatin stated that some funding to fix the infrastructure is covered by the Alameda Corridor East.

All the Commissioners agreed to certify the CIP. Chairman Garden formally certified that the 2012-2013 CIP is consistent with the City's adopted general plan and signed Resolution No. 12-01.

3. Goals and Objectives for the Zoning Code Revision

This report was presented by Planning Manager Carol Barrett. The principles and objectives will be presented to Council and included in the Request for Proposals for consultant services after the Planning Commission makes their revisions.

Staff recommends that the Planning Commission rank the principles and objectives as input for the work program and consultant scope of services. Chairman Garden suggested continuing this item to next month's Planning Commission meeting, and that the Planning Commissioners review and submit their feedback to staff before then.

4. Update on Fairview Design Guidelines

This report was presented by City Planner Mark Gallatin. He explained to the Planning Commission the action taken by the Council on the Design Guidelines which modified the Commission's recommendation. This is an informational item only. No action was requested.

5. Update on the Greening Zoning Code

Planning Manager Carol Barrett reported on the status of the grant from Southern California Association of Governments for the greening the zone code. This is an informational item only. No action was requested.

6. Single Room Occupancy (SRO) Housing

City Planner Mark Gallatin reported back to the Planning Commission on the status of development interest in the past year in building SRO units in the City. So far, there has been none.

Commissioners' Discussion

STAFF ITEMS

**2. Capital Improvement Plan
Approved.**

Commissioners' Discussion

**3. Goals and Objectives for the Zoning Code Revision
To Be Continued at the July 2012 Planning Commission Meeting.**

**4. Update on Fairview Design Guidelines
No action requested.**

**5. Update on the Greening Zoning Code.
No action requested.**

**6. Single Room Occupancy (SRO) Housing
No action requested.**

ADJOURNMENT

ADJOURNMENT

There being no further business to discuss, Chairman Garden moved to adjourn at 7:40 p.m. to the regular Planning Commission meeting on July 9, 2012 convening in the Council Chambers, City Hall, 2nd Floor, 425 S. Mission Drive, San Gabriel, CA.

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The Planning Commission meetings are available on tape and may be reviewed in the Community Development Department office at City Hall during regular business hours.

Norman Garden, Chairman
Planning Commission

ATTEST: _____
Jackie Wong, Secretary
City of San Gabriel Planning Commission