



# PLANNING COMMISSION MEETING *ACTION REPORT*

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<b>MEETING DATE:</b>	Thursday, March 10, 2011
<b>MEETING TIME:</b>	7:00 p.m.
<b>MEETING PLACE:</b>	City Council Chambers, City Hall 350 Main Street El Segundo, California 90245-0989
<b>VIDEO:</b>	El Segundo Cable Channel 3 (Live). Replayed on Friday following Thursday's Meeting at: 1:00 p.m. and 7:00 p.m., Channel 3.

The Planning Commission, with certain statutory exceptions, can only take action upon properly posted and listed agenda items.

Unless otherwise noted in the Agenda, the public can only comment on City-related business that is within the subject-matter jurisdiction of the Planning Commission and items listed on the Agenda during the **Public Communications** portion of the meeting. Additionally, the public can comment on any public hearing item on the Agenda during the public hearing portion of such item. The time limit for comments is generally limited to five minutes per person.

Members of the public may request that items be placed on the Agenda by submitting a **Written Request** to the Planning and Building Safety Director at least ten days before the Planning Commission Meeting (by 10:00 a.m. the Monday of the prior week). The request must include a brief general description of the business to be transacted or discussed at the meeting. Playing of video tapes or use of visual aids may be permitted during meetings if they are submitted to the Planning and Building Safety Director a minimum of two working days before the meeting and they do not exceed five minutes in length.

**In compliance with the Americans with Disabilities Act, if you need assistance to participate in this meeting, please contact City Clerk, (310) 524-2306. Notification 48 hours prior to the meeting will enable the City to make reasonable arrangements to ensure accessibility to this meeting.**

- A. **Call to Order** – 7:00 p.m.
- B. **Pledge of Allegiance** – led by Commissioner Baldino
- C. **Roll Call** – present: (3-0), Vice Chair Fellhauer and Commission Barbee absent
- D. **Public Communications (Related to City Business only and for which the Planning Commission is responsible – 5 minutes per person; 30 minutes total).** *Individuals who received value of \$50 or more to communicate to the Planning Commission on another's behalf, and employees speaking on their employer's behalf, must so identify themselves before addressing the Commission. Failure to do so is a misdemeanor. While all comments are welcome, the Brown Act does not allow the Commission to take action on any item not on the agenda. The Commission may respond to comments after public communications is closed.*

None.

**E. Election of a Chairman and a Vice-Chairman**

**ACTION:** Nomination for Chairman and Vice-Chairman continued to the March 24<sup>th</sup> meeting. Approved (3-0).

**F. Consent Calendar**

All items are to be adopted by one motion without discussion and passed unanimously. If a request for discussion of an item is made, the item(s) should be considered individually under the next Agenda heading.

- 1. Consideration and possible other action regarding approval of the February 24, 2011, Planning Commission Meeting Minutes.

**ACTION:** Approved (3-0).

**G. Call Items from Consent Calendar**

None.

**H. Written Communications (other than what is included in Agenda packets)**

None.

**I. New Business – Public Hearing**

- 2. **Environmental Assessment No. EA-910 and Administrative Use Permit No. 11 - 04**  
**To allow the sale of beer and wine for on-site consumption (Type 41 Alcoholic Beverage Control License) at a new restaurant (Ragin Cajun).**

**Address:** 2005 East Park Place (Plaza El Segundo)  
**Applicant:** Ragin Cajun Café, Inc. c/o Stephen Domingue  
**Business Name:** Ragin Cajun  
**Property Owner:** PES Partners, LLC

The applicant requests an Administrative Use Permit to allow the sale and consumption of alcohol at a new restaurant located within the Plaza El Segundo shopping center at 2005

East Park Place. The property is in the Commercial Center (C-4) Zone. The new restaurant is approximately 1,428 square feet in indoor area containing 43 indoor seats and will have a outdoor patio area less than 200 square feet containing 8 seats. The combined total restaurant area is approximately 1,628 square feet with 51 seats.

The proposed project is categorically exempt from the requirements of the California Environmental Quality Act (CEQA) pursuant to 14 California Code of Regulations § 15301 as a Class 1 categorical exemption (Existing Facilities) and pursuant to 14 California Code of Regulations § 15303 as a Class 3 categorical exemption (New Construction or Conversion of Small Structures). The project includes an alcohol license for a new restaurant to be located in a currently vacant commercial space and installation of a three-foot tall fence to enclose a proposed outdoor dining patio. The project is not anticipated to have any significant impacts with regard to traffic, noise, air quality, or water quality. There are adequate utilities and public services to serve the project.

**ACTION:** Receive and File. Approved (3-0).

**3. Environmental Assessment No. EA-888 and Administrative Use Permit No. 10-08**

**An Administrative Use Permit to allow the placement and construction of a maximum of five monument signs exceeding six feet in height within the Kilroy Airport Center, which encompasses approximately 5.76 acres.**

**Address: 2240-2260 East Imperial Highway**  
**Applicant: Aref & Associates c/o Kenneth Farrell**  
**Property Owner: Kilroy Realty Finance Partnership, L.P.**

The applicant requests an Administrative Use Permit allowing placement and construction of the following signs at 2240-2260 East Imperial Highway: 1) two monument signs (sign type "A") not to exceed 16'-0" in height, one located within the landscaped setback area along East Imperial Highway at the northwest corner of the site and one located along North Douglas Street at the southeast corner of the site; 2) a monument sign (sign type "B") not to exceed 7'-4" in height constructed along the entry driveway and adjacent to the parking structure onsite; and 3) two monument signs (sign type "C") not to exceed 9'-2" in height, both located at the northeast corner of the site at the intersection of Imperial Highway and Douglas Street. The five monument signs are part of a Sign Program for the entire property, which is under separate review by the Planning and Building Safety Director. The monument sign portion of the Sign Program requires approval of the Administrative Use Permit by the Planning Commission. The project site is generally bounded by Imperial Highway to the north, Douglas Street to the east, Maple Avenue to the south, and Sepulveda Boulevard to the west.

The proposed project is exempt from the requirements of the California Environmental Quality Act (CEQA) pursuant to 14 California Code of Regulations § 15311(a), as a Class 11 categorical exemption (on-premise signs).

**ACTION:** Receive and File. Approved (3-0).

**J. Continued Business - Public Hearing**

None.

**K. Report from Planning and Building Safety Director or designee**

Planning and Building Safety Director Greg Carpenter stated that there are three items scheduled for the March 24<sup>h</sup> meeting. He stated that there would be a modification to the Equinix project, presentation regarding the South Bay Bicycle Plan and an item to amend the Planning Commission rules to change the time of the Planning Commission meeting to 5:30 p.m.

**L. Planning Commissioners' Comments**

Chair Wagner stated that the Tree Musketeers would be holding the annual Arbor Day tree planting on March 12, 2011. Mr. Wagner stated his concerns about mobile food trucks in El Segundo.

Commissioner Baldino stated that the El Segundo PTA Run for Education will be held on March 26<sup>th</sup>.

**M. Other Business**

None.

**N. Adjournment: 7:16 p.m. – Next meeting scheduled for March 24 2011, 7:00 p.m.**

**NOTE:** The related files are available for public review in the Planning Division, Monday through Thursday 7:00 a.m. to 6:00 p.m. and closed all Fridays. Agenda packets, including Staff Reports, are also available in the Planning Division beginning at 5:00 p.m. Thursday of the week prior to the Planning Commission meeting.

**POSTED:**

Venus Nelson  
(Signature)

3/17/11 8:30 AM  
(Date/Time)