



AGENDA 11/12/15

PLANNING COMMISSION

Meeting

MEETING DATE:	Thursday, November 12, 2015
MEETING TIME:	5:30 p.m.
MEETING PLACE:	City Council Chambers, City Hall 350 Main Street El Segundo, California 90245-0989
VIDEO:	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. (Schedule subject to change)

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. Written materials distributed to the Planning Commission within 72 hours of the Planning Commission meeting are available for public inspection immediately upon distribution in the City Clerk's office.

In compliance with the Americans with Disabilities Act, if you need assistance to participate in this meeting, please contact City Clerk, (310) 524-2307. 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**
- B. **Pledge of Allegiance**
- C. **Roll Call**
- 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.*
- E. **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 October 22, 2015 Planning Commission Meeting Minutes.

RECOMMENDED ACTION: The recommended action is for the Planning Commission to approve the Minutes.

- F. **Call Items from Consent Calendar**
- G. **Written Communications (other than what is included in Agenda packets)**
- H. **New Business – Public Hearing**

2. **Environmental Assessment No. EA-1132 and Zone Text Amendment No. ZTA 15-01**

Address:	Citywide
Applicant:	City of El Segundo
Property Owners:	Various

PROJECT DESCRIPTION

The proposed project is a Zone Text Amendment to delete El Segundo Municipal Code (ESMC) Chapter 10-2 'Water Conservation in Landscaping'; to add ESMC Chapter 15-15A 'Water Conservation in Landscaping' regarding the applicability of Water Conservation in Landscaping; to amend ESMC Section 15-1-6 'Definitions' to add definitions of hardscape, softscape, and xeriscaping and to clarify the use of artificial turf; to amend ESMC Section 15-2-14 regarding the requirements for landscaping; and to amend certain landscaping sections in certain zoning districts in ESMC Title 15. The proposed Ordinance addresses the requirements in Governor Brown's Drought Executive Order (EO B-29-15) of April 1, 2015, which directed the California Department of Water Resources (DWR) to update the State's Model Water Efficient Landscape Ordinance ("MWELO"). The DWR prepared an updated MWELO to serve as a template for cities, which was approved by the California Water Commission on July 15, 2015. Cities within the State of California must adopt the updated MWELO. The MWELO requires all cities to monitor the water that is used in the irrigation of grass, shrubs, trees, and other plants in landscaped areas. The proposed Ordinance is applicable to all new landscaping projects equal to or greater than

500 square feet and to all rehabilitated landscaped areas equal to or greater than 2,500 square feet. The proposed Ordinance meets the requirements described and defined by the DWR.

ENVIRONMENTAL REVIEW

The project is categorically exempt from the requirements of the California Environmental Quality Act (CEQA) pursuant to 14 California Code of Regulations § 15307 as a Class 7 exemption (Actions by Regulatory Agencies for Protection of Natural Resources), because the Ordinance consists of an action taken by the City to assure maintenance, restoration, enhancement, or protection of water resources in the City, and § 15308 as a Class 8 exemption (Actions by Regulatory Agencies for the Protection of the Environment) because the Ordinance consists of regulations and procedures which aim to protect the environment.

RECOMMENDED ACTION: That the Planning Commission: (1) open the public hearing and take documentary and testimonial evidence; (2) after considering the evidence adopt Resolution No. 2785; and/or (3) discuss and take any other action related to this item.

I. Continued Business – Public Hearing

None.

J. Report from Planning and Building Safety Director or designee

K. Planning Commissioners' Comments

L. Other Business

None.

M. Adjournment – next meeting scheduled for December 10, 2015, 5:30 p.m.

NOTE: The related files are available for public review in the Planning Division, Monday through Thursday between 7:00 a.m. to 6:00 p.m. City Hall is closed every Friday. 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 Wilson (Signature) November 4, 2015 (Date/Time)