

**MINUTES OF THE MEETING  
OF THE PLANNING COMMISSION  
OF THE CITY OF EL SEGUNDO, CALIFORNIA**

**August 11, 2016**

Chair Baldino called the El Segundo Planning Commission meeting to order at 5:31 p.m. in the El Segundo City Hall's Council Chambers, 350 Main Street, El Segundo, California.

**CALL TO ORDER**

Vice Chair Newman led the Pledge of Allegiance to the Flag.

**PLEDGE TO FLAG**

PRESENT: BALDINO, NEWMAN, NICOL, and NISLEY

**ROLL CALL**

ABSENT: WINGATE

None.

**PUBLIC  
COMMUNICATIONS**

Chairman Baldino presented the Consent Calendar.

**CONSENT CALENDAR**

None.

**CALL ITEMS FROM  
CONSENT**

Commissioner Nicol moved, seconded by Vice Chair Newman, to approve the July 14, 2016 Meeting Minutes and EA-1153, AUP No. 16-02. Motion approved (4-0).

**MOTION**

None.

**WRITTEN  
COMMUNICATIONS**

Chair Baldino presented Agenda Item H-5, Determination of Consistency of the Proposed Fiscal Year 2016-2017 Capital Improvement Program with the City of El Segundo General Plan. Applicant: City of El Segundo Hotels.

**NEW BUSINESS for  
DETERMINATION OF  
CONSISTENCY**

**Public Work Director Stephanie Katsouleas**

Ms. Katsouleas gave a brief statement regarding the project and stated that she is available for questions.

Mr. Baldino asked where the bollards on Main Street would go.

Ms. Katsouleas stated that they were to be installed at the intersection of Main and Holly, in front of the Fire Station and that she recommended they also be installed at the intersection of Main and Pine, though that would need Fire Department approval.

Ms. Newman asked if the installation of bollards on the 300 block of Main St. meant that that would be the permanent location of the farmer's market.

Ms. Katsouleas stated that whether or not the farmer's market stays at that location, many City events are held there.

Mr. Baldino moved, seconded by Ms. Newman to approve to approve the Determination of Consistency of the Proposed Fiscal Year 2016-2017 Capital Improvement Program with the City of El Segundo General Plan. (Passed 4-0)  
Chair Baldino presented Agenda Item H-3 Environmental Assessment No. EA-

**MOTION**

1147 and Administrative Use Permit No. 16-03 for a market with an outdoor dining area. Address: 760 South Sepulveda Blvd. Applicant: Mrs. Gooch's Natural Foods Market, Inc. Property owner: Federal Realty Investment Trust.

**NEW BUSSINESS for  
EA-1147; AUP 16-03  
(WHOLE FOODS)**

Assistant Planner Maria Baldenegro presented the staff report.

**Margaret Taylor, Representative of Applicant**

Ms. Taylor gave a brief statement regarding the project and stated that the applicant is in agreement with the proposed conditions of approval.

Chair Baldino inquired what the reason for the change. was.

Ms. Taylor stated that it is a new trend in the market industry to be able to multitask while shopping.

Mr. Baldino asked if there had been any issue or incidents since they had obtained their original alcohol permit.

Ms. Taylor stated that they had not received any citations or alcohol-related complaints.

**Michael Strahs, Federal Realty Investment Trust, representing property owners (applicant)**

Mr. Strahs stated that the property owner is in support of the project and that he is available to answer any questions.

Commissioner Nicol moved, seconded by Commissioner Newman, for the Planning Commission to approve Resolution No. 2803 approving Environmental Assessment No. EA-1147, Administrative Use Permit No. AUP 16-03. Motion carried (4-0).

**MOTION**

Chair Baldino presented Agenda Item H-4, Environmental Assessment No. EA-1159, Administrative Use Perming No. AUP 16-07 and Conditional Use Permit No. CUP 16-04. Applicant: Lisa's Bon Appetit c/o Susanne Alexander. Address: 747 North Douglas Street. Property Owner: CDC Mar Campus, LLC.

**NEW BUSSINESS for  
EA-1159; AUP 16-07;  
CUP 16-04 (LISA'S  
BON APPETIT)**

Contract Planner Technician Russell Toler presented a PowerPoint presentation of the staff report.

**Susan Alexander, owner of Lisa Bon Appetite**

Ms. Alexander gave a brief statement regarding the project and stated that she is available for questions.

Vice Chair Newman moved, seconded by Commissioner Nisley, for the Planning Commission to approve Resolution No. 2800 approving Environmental Assessment No. 1159, Administrative Use Perming No. AUP 16-07 and Conditional Use Permit No. CUP 16-04. Motion carried (4-0).

**MOTION**

None.

**REPORT FROM  
PLANNING AND  
BUILDING SAFETY  
DIRECTOR**

Mr. Baldino congratulated Lukas Quach as the new Building Official.

**PLANNING  
COMMISSIONERS  
COMMENTS**

None.

**OTHER BUSSINESS**

Chair Baldino adjourned the meeting.

**ADJOURNMENT**

The meeting adjourned at 6:10 p.m.

PASSED AND APPROVED ON THIS 11TH DAY OF AUGUST 2016.



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**Sam Lee, Secretary of  
the Planning Commission  
and Director of the  
Planning and Building Safety  
Department**



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**Ryan Baldino, Chairman  
Planning Commission  
City of El Segundo, California**