



PLANNING COMMISSION AGENDA

DATE: Thursday, October 11, 2018

TIME: 5:30 p.m.

PLACE: City Council Chambers, City Hall
350 Main Street
El Segundo, California 90245-0989

VIDEO: El Segundo Cable Channel 3 (Live).
Replayed Friday following Thursday's meeting
at 1:00 pm and 7:00 pm on Channel 3.
(Schedule subject to change)

All files related to this agenda are available for public review in the Planning Division office, Monday through Thursday 7:00 am to 5:00 pm and alternating Fridays until 4:00 pm beginning at 7:00 am Monday prior to the Planning Commission meeting.

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 five minutes per person.

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 and on the City's website, www.elsegundo.org.

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. If a request for discussion of an item is made, the items should be considered individually under the next Agenda heading.

- 1. Consideration and possible other action regarding approval of the September 27, 2018 Planning Commission Meeting Minutes.
- 2. Zoning Code Interpretation: Vehicle Lifts—various zones

RECOMMENDED ACTION: Approve the Minutes and receive and file the zoning code Interpretation.

F. **Call items from Consent Calendar**

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

H. **New Business—Public Hearing**

- 3. **Addition and Remodel of the building at 147 Richmond Street. (BC)**
Address: 147 Richmond Street
Applicant: Arnold Foster

Project Description: The applicant requests the approval of a Downtown Design Review to allow an addition to and remodel of a building in the Richmond Street District of the Downtown Specific Plan area.

Environmental Determination: The project is categorically exempt from the requirements of the California Environmental Quality Act (CEQA) as a Class 3 exemption (New Construction).

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. 2853; and/or (3) discuss and take any other action related to this item.

I. **Continued Business—Public Hearing.**

4. **Ordinance Amending City's Current Prohibition of Marijuana Related Land Use. (PS)**

Address: Citywide

Applicant: City of El Segundo

Project Description: A zone text amendment (Environmental Assessment EA-1199 and Zone Text Amendment ZTA 17-07) to amend El Segundo Municipal Code (ESMC) Chapter 15-13B (Medical Cannabis Cultivation and Distribution) to prohibit all commercial marijuana activity to the extent permitted by State Law. The proposed zone text amendment would keep in place the City's current prohibition on such activity and makes changes to clarify the City's intent to prohibit all commercial marijuana-related land uses, whether medicinal or recreational.

Environmental Determination: The proposed amendment is exempt from the California Environmental Quality Act (CEQA) pursuant to 14 Cal. Code Regs. § 15061(b)(3), because it would expressly prohibit commercial marijuana activities in the City and does not portend any development or changes to the physical environment. Further, the amendment is categorically exempt from further CEQA review under 14 Cal. Code Regs. § 15305 (minor alterations in land use limitations).

RECOMMENDED ACTION: That the Planning Commission: Open the public hearing and receive testimony on the project; close the public hearing and consider the evidence; and adopt Resolution No. 2851 approving EA-1199 and ZTA 17-07; or alternatively, discuss and take other possible action related to this item.

5. **Zone Text Amendment to allow and regulate Short term Rentals in the City's residential zoning districts. (ES).**

Consideration and possible action regarding approval of Environmental Assessment No. EA-1180 and Zone Text Amendment No. ZTA 17-01 to allow short-term rentals through a Short-Term Rental Unit Permit process in the City's residential zoning districts.

Address: Residential Zoned properties in El Segundo

Applicant: City of El Segundo

Project Description: Consideration and possible action regarding approval of Environmental Assessment No. EA-1180 and Zone Text Amendment No. ZTA 17-01 to allow short-term rentals through a Short-Term Rental Unit Permit process in the City's residential zoning districts.

Environmental Determination: The proposed project is categorically exempt from the requirements of the California Environmental Quality Act (CEQA) pursuant to Class 6 (Information Collection) (14 Cal. Code Regs. § 15306), and because it involves creating a regulatory process for a use in the Residential zoning districts.

RECOMMENDED ACTION: It is recommended that the Planning Commission take any public testimony on the item and direct staff to prepare an ordinance and resolution.

J. Report from Planning and Building Safety Director or designee

K. Planning Commissioners' Comments

L. Adjournment—next meeting scheduled for October 25, 2018, 5:30 pm.

POSTED: Kenus Wilson October 5, 2018 3:33 pm
(Signature) (Date and time)