



# PLANNING COMMISSION AGENDA

DATE: Thursday, December 12, 2019

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](http://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**

- 1. Consideration and possible other action regarding approval of the July 25, 2019 Planning Commission Meeting Minutes.

**RECOMMENDED ACTION:** Approve the Minutes

- 2. Consideration and possible other action regarding approval of the April 25, 2019 Planning Commission Meeting Minutes.

**RECOMMENDED ACTION:** Approve the Minutes

- 3. Consideration and possible other action regarding approval of the January 24, 2019 Planning Commission Meeting Minutes.

**RECOMMENDED ACTION:** Approve the Minutes

- 4. **Administrative Use Permit to allow an 18 foot Monument Sign on the Flyte property at 2200, 2222, 2230 E. Imperial Hwy. (EA-1267)**

**Project Description:** The applicant requests the approval of an Administrative Use Permit to allow a 18 foot monument sign on the Northwest corner of the property located at 2200, 2222, 2230 E. Imperial Hwy. The subject property is located in the northeast portion of the city, and is bounded by Imperial Highway and North Nash Street. The property is located in the Mixed Use North (MU-N) Zone.

**Environmental Determination:** The project is categorically exempt from the requirements of the California Environmental Quality Act (CEQA) as a Class 11 categorical exemption (Accessory Structures).

**RECOMMENDED ACTION:** That the Planning Commission: (1) Receive and File the Director of Planning and Building Safety's approval of Environmental Assessment No. EA-1267 and Administrative Use Permit No. 19-02; and (2) discuss and take any other action related to this item.

**F. Call items from Consent Calendar**

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

**H. New Business – Public Hearing.**

**5. An Ordinance Amending Title 9 of the El Segundo Municipal Code Related to Wireless Facilities in the Public Rights of Way. (EA-1189)**

**Address:** Citywide

**Applicant:** City of El Segundo

**Project Description:** An ordinance adding Chapter 9 of Title 9 of the El Segundo Municipal Code to establish regulations for wireless communication facilities in the public right-of-way. If the Planning Commission recommends approval of the regulations, the City Council will consider the proposed ordinance at an upcoming meeting. (Environmental Assessment No. EA-1189 and Zone Text Amendment No. ZTA 17-03)

**Environmental Determination:** The project is categorically exempt under the California Environmental Quality Act pursuant to 14 California Code of Regulations § 15301, 15302, 15303, 15304, and 15061(b)(3), because it establishes regulations rather than development of actual facilities.

**RECOMMENDED ACTION:** That the Planning Commission: (1) Continue this item to January 9, 2020.

**6. Conditional Use Permit for New Wireless Communications Facility. (EA-1265)**

**Address:** 1904 E. El Segundo Boulevard

**Applicant:** Josh Halminski, Smartlink LLC

**Project Description:** A request to install a new pole-mounted wireless communications facility in a SCE transition line right-of-way. (Environmental Assessment No. EA-1265 and Conditional Use Permit No. CUP 19-01).

**Environmental Determination:** The project is categorically exempt from the requirements of the California Environmental Quality Act (CEQA) as a Class 3 categorical exemption (new construction of small structures).

**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. 2877; or (3) discuss and take any other action related to this item.

**7. An Ordinance Amending Title 15 (Zoning Ordinance) of the El Segundo Municipal Code regarding Accessory Dwelling Units and Junior Accessory Dwelling Units. (EA-1247)**

**Address:** Citywide

**Applicant:** City of El Segundo

**Project Description:**

The proposed ordinance amends Title 15 (Zoning Code) of the El Segundo Municipal Code to update the City's requirements relating to ADUs and to create requirements and development standards for JADUs. The Planning Commission will consider the proposed ordinance and make a recommendation to the City Council. The City Council is the final decision-making body for the ordinance.

**Environmental Determination:** The proposed ordinance is statutorily exempt from further environmental review under the California Environmental Quality Act (California Public Resources Code §§ 21000, *et seq.*, "CEQA") and CEQA Guidelines (14 California Code of Regulations §§ 15000, *et seq.*), because it involves the adoption of an ordinance regarding accessory dwelling units to implement the provisions of Section 65852.2 of the Government Code as set forth in Section 21080.17 of the Public Resources Code, pursuant to CEQA Guidelines section 15282(h).

**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. 2881; 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. Other Business**

- **Presentation of Smoky Hollow Community Benefit Plans worksheets.**
- **Discuss cancelling December 26, 2019 meeting.**

**L. Planning Commissioners' Comments**

**M. Adjournment—next meeting scheduled for December 26, 2019, 5:30 pm.**

POSTED: Venus Wilson      December 5, 2019  
(Signature)                      (Date and time)