

MINUTES

REGULAR MEETING OF THE LANCASTER PLANNING COMMISSION

October 19, 2009

CALL TO ORDER

Chairman Vose called the meeting to order at 6:00 p.m.

INVOCATION

Reverend Maxine Schiltz of the Revealing Truth Church, did the invocation.

PLEDGE OF ALLEGIANCE

Commissioner Burkey led the Pledge of Allegiance to the flag of the United States of America.

ROLL CALL

Present: Commissioners Burkey, Harvey, Haycock, Jacobs, Malhi, Vice Chair Smith, and Chairman Vose.

Absent: None.

Also present were the Deputy City Attorney (Joe Adams), Planning Director (Brian Ludicke), Principal Planner (Silvia Donovan), Assistant Planner (Elma Watson), City Engineer (Carlyle Workman), and Recording Secretary (Joy Reyes).

CONSENT CALENDAR

1. APPROVAL OF MINUTES

It was moved by Commissioner Burkey and seconded by Commissioner Malhi to approve the Minutes from the Regular Meeting of September 21, 2009, and Special Meeting of July 7, 2009. Motion carried with the following vote (7-0-0-0):

AYES: Commissioners Burkey, Harvey, Haycock, Jacobs, Malhi, Vice Chair Smith and Chairman Vose.

NOES: None.

ABSTAIN: None.

ABSENT: None.

NEW PUBLIC HEARINGS

2. Tentative Tract Map No. 66408

Chairman Vose opened the public hearing to hear a request by Antelope Valley Land, LLC for a subdivision for 20 single family lots in the R-7,000 Zone located on 4.77+ gross acres west of 22nd Street East and north of Avenue J-6.

Chairman Vose stated this was an uncontested matter and asked if anyone needed to hear the staff report on this item. The Commission waived hearing the staff report. There were none in the audience who wished to speak in opposition to the request.

It was moved by Vice Chair Smith and seconded by Commissioner Jacobs to adopt Resolution No. 09-28 approving Tentative Tract Map No. 66408 (7-0-0-0):

AYES: Commissioners Burkey, Harvey, Haycock, Jacobs, Malhi, Vice Chair Smith and Chairman Vose.

NOES: None.

ABSTAIN: None.

ABSENT: None.

3. Tentative Tract Map No. 67591

Chairman Vose opened the public hearing to hear a request by Parviz Davani for a subdivision for 7 single family lots in the SRR Zone located on 4.70+ gross acres located on the northeast corner of future Avenue M-14 and 45th Street West.

Chairman Vose stated there was a recommendation from the applicant for a 30-day extension; however, an uncontested letter had not been submitted. Silvia Donovan stated that the applicant requested for a 30-day extension, because he was unable to post the required on-site signage in a timely manner.

There were none in the audience who wished to speak in opposition to the request.

It was moved by Commissioner Malhi and seconded by Commissioners Burkey to grant the applicant an additional 30-day extension to the November 16, 2009, Planning Commission Meeting. Motion carried with the following vote (7-0-0-0):

AYES: Commissioners Burkey, Harvey, Haycock, Jacobs, Malhi, Vice Chair Smith and Chairman Vose.

NOES: None.

ABSTAIN: None.

ABSENT: None.

4. Tentative Tract Map No. 68547

Chairman Vose opened the public hearing to hear a request by Gloria Munoz and Manuel Munoz Corral for a subdivision for 6 single family lots in the R-7,000 Zone located on 1.6± gross acres located approximately 206 feet south of Avenue J and approximately 410 feet west of 8th Street East.

The reading of the staff report was waived since an uncontested hearing letter was received from the applicant stating agreement to the conditions of approval as stated in the staff report, and there were none in the audience who wished to speak in opposition to the request.

It was moved by Commissioner Burkey and seconded by Commissioner Haycock to adopt Resolution No. 09-30 approving Tentative Tract Map No. 68547. Motion carried with the following vote (7-0-0-0):

AYES: Commissioners Burkey, Harvey, Haycock, Jacobs, Malhi, Vice Chair Smith and Chairman Vose.

NOES: None.

ABSTAIN: None.

ABSENT: None.

DIRECTOR'S ANNOUNCEMENTS

None.

COMMISSION AGENDA

Chairman Vose stated he had a question regarding the status of the zoning regulations update in conformance to the General Plan. Brian Ludicke responded that there were specifically two components of the General Plan that were currently being worked on. He stated the first component is the parcel by parcel zoning designations to ensure accuracy. The second component is the drafting of the mixed use zone classification, which is a new zoning classification currently not in existence within the City's Code, and needs to be completed as a part of that effort. Chairman Vose asked if a progress report would be brought back to the Commission concerning that item. Brian Ludicke stated that this would be added to the November meeting.

PUBLIC BUSINESS FROM THE FLOOR - NON-AGENDA ITEMS

None.

ADJOURNMENT

Chairman Vose declared the meeting adjourned at 6:11 p.m. to Monday, November 9, 2009, at 5:30 p.m., in the Planning Large Conference Room, City Hall.

JAMES D. VOSE, Chairman
Lancaster Planning Commission

ATTEST:

BRIAN S. LUDICKE, Planning Director
City of Lancaster