

DRAFT MINUTES

REGULAR MEETING OF THE LANCASTER PLANNING COMMISSION

November 17, 2014

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CALL TO ORDER

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

INVOCATION

Vice Chairman Hall.

PLEDGE OF ALLEGIANCE

Commissioner Coronado.

ROLL CALL

Present: Commissioners Cook, Coronado, Malhi, Vice Chairman Hall, and Chairman Vose.

Absent: Commissioners Harvey and Terracciano.

Also present were the Assistant City Attorney (Jocelyn Corbett), Planning Director (Brian Ludicke), Director of Development Services (Robert Neal), City Engineer (Michelle Cantrell), Associate Planner (Chuen Ng), Assistant Planner (Chris Aune), Assistant Planner (Randie Davis), and Recording Secretary (Joy Reyes).

Audience attendees were City Manager (Mark Bozigian), Deputy City Manager (Jason Caudle), and Senior Projects Coordinator (Heather Swan).

CONSENT CALENDAR

1. APPROVAL OF MINUTES

It was moved by Vice Chairman Hall and seconded by Commissioner Malhi, to approve the Minutes from the Regular Meeting of October 20, 2014. Motion carried with the following vote (4-0-1-2):

AYES: Commissioners Cook, Malhi, Vice Chairman Hall, and Chairman Vose.

NOES: None.

ABSTAIN: Commissioner Coronado.

ABSENT: Commissioners Harvey and Terracciano.

NEW BUSINESS

2. BETTER BUILT HOME

Chairman Vose opened new business session at 6:02 p.m., for Better Built Home Program presentation.

Robert Neal conducted the PowerPoint presentation; he stated that one of the Better Built Homes in America is located in Lancaster, and has been acknowledged by the Residential Energy Network Services as the most energy efficient production built house in America. Presentation consisted of comments by Mayor Parris at previous press conference (February 2014) on site of the Better Built Home in Lancaster; Commissioners and Staff also discussed from the information presented below:

- Mayor Parris: Informed that BYD and KB Homes came together and built a house that produces more energy than it uses, will charge electric vehicle, and is affordable. He stressed that the building of these types of homes could solve the water crisis in California tremendously, which would be a long-term fix, and would require the Energy Commission, and the State to recognize the change of business models of utilities to make better built homes work. For example, if you use less water, you pay less money for water. There is so much complexity to this type of project that it needs to be a partnership between local and State government and businesses for these plans to work; don't have 10 years to fix this, must be done now. He stated that this KB Home residence is the solution not only to the State of California, but to the world.
- Better Built Homes Program purpose [two-year program; voluntary for builders]
- City Incentives [how to educate the mortgage industry to base appraisals on what is contained in the use of the house instead of the square-footage of the house]
- Eligible Environmental Features
 - Category 1 – Water
 - Category 2 - Energy
 - Category 3 - Environmental

3. MEDICAL MAIN STREET

Chairman Vose opened new business session at 6:34 p.m., for Medical Main Street presentation.

Robert Neal stated the presentations would describe a partnership of the capital program, the medical industry, Antelope Valley Hospital, and other business entities to help form a medical business park, medical school, wellness homes connected by a street network of complete streets for a campus-like atmosphere that will have a community outreach component. He expressed that as he retires he would like to see the partnership established for better care and better services for the community for a healthier lifestyle to work, learn, live, and play. Areas of presentation:

- Public Health Statics – AV Hospital Rankings
- Vision and Mission

- Goals & Amenities (doctors and medical staff)
- Enhance Connectivity and Access (initial and future space needs of the hospital and other medical uses as well as other public/private synergistic and complementary uses over the next 10 to 20 years)
- Street Networks (Example of Complete Streets)
- Opportunities (Wellness homes, magnet school)
- Forge strategic partnerships (Collaborate with partners and allies committed to the Vision and Mission)
- Branding and Marketing (landmarks, wayfinding signs)
- Outreach (media)

Chris Aune:

- Medical District map
- Form
- Hospital Design/Mixed Use

Brian Ludicke:

- Opportunities (Wellness homes, magnet school)
- Forge strategic partnerships (Collaborate with partners and allies committed to the Vision and Mission)
- Local healthcare
- Outreach (media)

Mark Bozigian:

- Action Items (need finances)
- The needs of AV Hospital (should become the Primary Hospital)
- Process (Planning Commission is the action engine)
- Next Steps (Dedication of right-of-way; Draft agreement/resolution for partnership)

New business session closed at 6:59 p.m.

CONTINUED BUSINESS

4. TEMPORARY/PROMOTIONAL SIGNS

Chairman Vose opened continued business session at 7:00 p.m. to discuss the regulations of temporary/promotional signs.

Brian Ludicke stated there was no new material to be presented and gave a brief review of comments from PC meeting of October 20th; regarding the statement that some temporary signs are made to attract attention, or to convey information. Staff is weighing out options from the list of examples presented by the Commissioners; looking at how to address the time limits of some of the signs; going through principles outlined; and will present to Commission a refined report.

Continued business session closed at 7:08 p.m.

DIRECTOR'S ANNOUNCEMENT

Brian Ludicke stated the Better Built Home Program is scheduled to go before the City Council in December.

Robert Neal expressed words of appreciation to the Commission and those in attendance for his time with the City of Lancaster.

COMMISSION AGENDA

The Commissioners shared expressions of gratitude and well wishes to Robert Neal upon his retirement from the City of Lancaster; his last day being Thursday, November 20, 2014.

PUBLIC BUSINESS FROM THE FLOOR - NON-AGENDA ITEMS

None.

ADJOURNMENT

Chairman Vose declared the meeting adjourned at 7:12 p.m., to the Special Meeting for Agenda Review on Monday, December 8, 2014, at 5:30 p.m., in the Public Safety Conference Room, City Hall.

JAMES D. VOSE, Chairman
Lancaster Planning Commission

ATTEST:

BRIAN S. LUDICKE, Planning Director
City of Lancaster