

## **LANCASTER PLANNING COMMISSION**

Chairman James D. Vose  
Vice Chairman Thomas (Randy) Hall  
Commissioner Diana Cook  
Commissioner Miguel S. Coronado  
Commissioner Cassandra D. Harvey  
Commissioner Drew Mercy  
Commissioner Sandy Smith

## **SPECIAL MEETING - AGENDA REVIEW**

**Monday, March 13, 2017**

**4:30 p.m.**

**Council Chambers**

**Lancaster City Hall**

The Commission Secretary hereby declares that the agenda was posted by 3:00 p.m. on Friday, March 10, 2017, at the entrance to the Lancaster City Hall Council Chambers

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The Planning Commission Agenda Review is to provide Commissioners with the opportunity to review upcoming regular meeting agenda items with Staff. No public testimony will be taken on the items until the formal public hearing. Final agenda will be posted by 4:00 p.m. on Friday, March 17, 2017, at the entrance to the Lancaster City Hall Council Chambers and on the City's website.

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### **CALL TO ORDER**

### **ROLL CALL**

Commissioners Cook, Coronado, Harvey, Mercy, Smith, Vice Chair Hall, Chairman Vose.

### **AGENDA REVIEW ITEMS**

- 1. Approval of Minutes from the Regular Meeting of February 21, 2017**

**2. Modification of Building Placement and Setback Requirements in the City's Commercial Zones**

Applicant: City of Lancaster  
Location: City-wide  
Request: Amendment to the Lancaster Municipal Code (Title 17) to modify the building setback requirements along street frontages in the C (Commercial) and OP (Office Professional) zones

**3. Safe Routes To School**

Applicant: City of Lancaster  
Location: City-wide  
Request: Review of and recommendation on the City of Lancaster Draft Safe Routes To School Master Plan

**4. Conditional Use Permit 16-08**

Applicant: HRES Lancaster, LLC (Lori Gafner)  
Location: 1.85± acres located at the southeast corner of Avenue K and Division Street  
Request: Construction of a 4,968 square-foot Circle K mini-mart, 6,515 square-foot fuel service canopy, 1,127 square-foot car wash, and to allow the sale of alcohol with an Alcoholic Beverage Control Type 20 license (off-sale beer and wine) with waiver from distance requirements in the SP 80-02 zone

**5. Conditional Use Permit 17-01**

Applicant: Simone Delgado (The Elm Cuisine)  
Location: 44844 Elm Avenue  
Request: Type 41 (on-sale beer and wine for a bona fide eating place) Alcoholic Beverage Control (ABC) license in an existing 3,330 square-foot restaurant (The Elm Cuisine), in the Boulevard District of the Downtown Specific Plan (SP 08-01) Zone

**COMMISSION DISCUSSION**

**ADJOURNMENT**

The meeting is adjourned to the Regular Meeting on Monday, March 20, 2017, at 5:00 p.m., in the Lancaster City Hall Council Chambers.