

MINUTES

REGULAR MEETING OF THE LANCASTER PLANNING COMMISSION

February 17, 2009

CALL TO ORDER

Vice Chair Smith called the meeting to order at 6:00 p.m.

INVOCATION

Commissioner Burkey did the invocation.

PLEDGE OF ALLEGIANCE

Boy Scout Pack 67 led the Pledge of Allegiance to the flag of the United States of America.

ROLL CALL

Present: Commissioners Burkey, Ervin, Haycock, Jacobs and Malhi, Vice Chair Smith.

Absent: Chairman Vose.

Also present were the Deputy City Attorney (Joe Adams), Planning Director (Brian Ludicke), Principal Planner (Silvia Donovan), City Engineer (Carlyle Workman), Recording Secretary (Joy Reyes), and an audience of approximately 7 people.

CONSENT CALENDAR

1. APPROVAL OF MINUTES

It was moved by Commissioner Burkey and seconded by Commissioner Haycock to approve the Minutes from the Regular Meeting of January 20, 2009, and Minutes from the Special Meetings of November 3 and December 1, 2008; January 6 and February 2, 2009. Motion carried with the following vote:

AYES: Commissioners Burkey, Ervin and Haycock, Jacobs and Malhi, Vice Chair Smith.

NOES: None.

ABSTAIN: None.

ABSENT: Chairman Vose.

CONTINUED PUBLIC HEARINGS

2. CONDITIONAL USE PERMIT NO. 80-24 (Amended 3)

Vice Chair Smith opened the public hearing at 6:07 p.m. to hear a request by Greek Orthodox Church of St. Constantine for the following: 1) Review the operation of the Hellenic Center in accordance with Condition No. 20 approved by the Planning Commission on September 17, 2007; and 2) Consider the applicant's request to develop an additional parking area of 60 parking spaces to provide a total of 174 off-street parking spaces on the site to serve the church and existing Hellenic Center located at 43404 N. 30th Street West (3.2 acres generally located at the northeast corner of 30th Street West and Avenue K-4).

There were no speakers in the audience who wished to comment.

Vice Chair Smith closed the public hearing at 6:07 p.m.

It was moved by Commissioner Burkey and seconded by Commissioner Malhi to continue the hearing to the March 16, 2009, regular meeting of the Planning Commission. Motion carried with the following vote:

AYES: Commissioners Burkey, Ervin, Haycock, Jacobs and Malhi, Vice Chair Smith.

NOES: None.

ABSTAIN: None.

ABSENT: Chairman Vose.

3. CONDITIONAL USE PERMIT NO. 07-05

Vice Chair Smith opened the public hearing at 6:08 p.m. to hear a request by Kaley Aboul-Hosn for the construction of a 3,327 square-foot carwash with a cashier and waiting area on .71± gross acres located on the northwest corner of Avenue J and 17th Street West in the CPD Zone. Commissioner Jacobs recused himself and left the chambers.

There were no speakers in the audience who wished to comment.

Vice Chair Smith closed the public hearing at 6:10 p.m.

It was moved by Commissioner Burkey and seconded by Commissioner Haycock to continue Conditional Use Permit No. 07-05 to the March 16, 2009 Planning Commission meeting. The applicant shall pay fees to re-notice for the March 16, 2009, public hearing. Motion carried with the following vote:

AYES: Commissioners Burkey, Ervin, Haycock and Malhi, Vice Chair Smith.

NOES: None.

ABSTAIN: None.
RECUSE: Commissioner Jacobs.
ABSENT: Chairman Vose.

NEW PUBLIC HEARINGS

4. CONDITIONAL USE PERMIT NO. 08-17

Vice Chair Smith opened the public hearing at 6:10 p.m. to hear a request by Tom Davies (Davies Properties) for the construction of a 15,485 square-foot retail building with drive-thru service, including an incidental off-sale alcoholic beverage establishment, and the demolition of existing structures on the southeast corner of 15th Street West and Avenue J.

There were no speakers in the audience who wished to comment.

Vice Chair Smith closed the public hearing at 6:10 p.m.

It was moved by Commissioner Ervin and seconded by Commissioner Malhi to continue Conditional Use Permit No. 08-17 indefinitely. Motion carried with the following vote:

AYES: Commissioners Burkey, Ervin, Haycock, Jacobs and Malhi, Vice Chair Smith.
NOES: None.
ABSTAIN: None.
ABSENT: Chairman Vose.

DIRECTOR'S ANNOUNCEMENTS

A Special Planning Commission Meeting is scheduled tomorrow at 5:00 p.m on the Draft Environmental Impact Report (DEIR) for the project on 60th Street West and Avenue L.

Jason Caudle, Deputy City Manager, introduced himself to the Planning Commission.

COMMISSION AGENDA

None.

PUBLIC BUSINESS FROM THE FLOOR - NON-AGENDA ITEMS

None.

ADJOURNMENT

Vice Chair Smith declared the meeting adjourned at 6:12 p.m. to Wednesday, February 18, 2009, at 5:00 p.m., in the Council Chambers for a Special Meeting of the Planning Commission.

JAMES D. VOSE, Chairman
Lancaster Planning Commission

ATTEST:

BRIAN S. LUDICKE, Planning Director
City of Lancaster