

**CITY OF
WESTMINSTER**

**PLANNING COMMISSION AGENDA
WEDNESDAY FEBRUARY 21, 2007 – 6:30 P.M.
CITY COUNCIL CHAMBERS
8200 WESTMINSTER BOULEVARD
WESTMINSTER, CALIFORNIA 92683**

This agenda contains a summary of each item of business that the Planning Commission may discuss or act on at this meeting. The complete staff report and all other written documentation relating to each item on this agenda are on file and are available for public inspection and review in the Planning Division of the Community Development Department. If you have any questions about any matter on the agenda, please call the Planning Division at (714) 898-3311 Extension 255.

ADDRESSING THE PLANNING COMMISSION DURING PUBLIC HEARINGS: After the public hearing is opened, persons speaking in favor will be heard first, followed by persons speaking in opposition, and then persons speaking in rebuttal. Only those persons who have spoken in favor will be permitted to speak in rebuttal.

If a spokesperson is designated to speak in favor or in opposition, that spokesperson will have twelve minutes to speak. Thereafter, each person speaking in favor or in opposition will have three minutes to speak. The total time for speaking in favor or in opposition may not exceed 30 minutes. Persons speaking in rebuttal will have three minutes each, or a total of 20 minutes for rebuttal. Anyone who wishes to address the Planning Commission on any matter, whether it appears on the agenda or not is requested to complete a "Request to Speak" form, available in the lobby of the Council Chambers.

NOTE: If a challenge is made by any party in court from actions arising out of a public hearing, that party may be limited to raising only those issues raised at the public hearing described in this notice or in written correspondence delivered at the public hearing or prior thereto.

- I. ROLL CALL: Commissioners Chow, Contreras, Krippner, Lam, Turro**
- II. SALUTE TO THE FLAG**
- III. ELECTION OF CHAIRPERSON & VICE – CHAIRPERSON**
- IV. APPROVAL OF MINUTES – Regular Meeting of January 17, 2007.**

V. **ORAL COMMUNICATIONS:** Members of the audience may address the Commission on matters of public interest, which pertain to the City and are not otherwise on the agenda. If you wish to speak, please complete a "Request to Speak" form and submit it to the Chairperson. When called, please step forward to the microphone and state your name and address. Please limit your remarks to three minutes.

VI. **WRITTEN COMMUNICATIONS**

VII. **PUBLIC HEARINGS**

A. **Case 2006-94 Conditional Use Permit.**

Location: 14541 Brookhurst Street #A3 (Assessor's Parcel Number 098-594-11). Caravan Seafood Restaurant. (Continued from PC Meeting 2/7/07).

The project entails the request for an On-site General (Type 47) alcohol license to allow sale and consumption of alcohol beverages and entertainment in conjunction with a recently remodeled 6,000 square foot restaurant under new ownership and within an established commercial center.

STAFF RECOMMENDATION: That the Planning Commission approve Case No. 2006-94 based on the findings and conditions as outlined in the proposed resolution.

B. **Case 2006-91 Conditional Use Permit.**

Location: 9550 Bolsa Avenue, Suite #115A (Assessor's Parcel Number 143-021-03). Saigon Buffet.

Application for a Conditional Use Permit to allow an on-sale Beer and Wine license (Type 41) to allow sale and consumption of beer and wine in conjunction with a proposed 3,900 square foot restaurant.

STAFF RECOMMENDATION: That the Planning Commission approve the conditional use permit for Case No. 2006-91 based on the findings and conditions as outlined in the proposed resolution.

C. **Case 2006-98 Conditional Use Permit.**

Location: 6777 Westminster Boulevard #D (Assessor's Parcel Number 203-541-28).

A request to operate a vehicle rental facility within a 1,390 square foot tenant space at the Westminster Center (northwest corner of Goldenwest Street and Westminster Boulevard) and the use of 10 additional on-site parking stalls. The business is adjacent to Starbucks and Bank of America. Vehicle rental facilities require the issuance of a conditional use permit and therefore are subject to a planning commission public hearing.

STAFF RECOMMENDATION: That the Planning Commission approve Case No 2006-98 based on the findings and conditions found in the proposed resolution.

VIII. NEW BUSINESS

A. Case 2005-01 (Amendment).

Location: 13590 Beach Boulevard (Assessor’s Parcel Number 097-511-02)

The applicant is proposing to eliminate decorative hardscape in the vehicle display area of a pre-owned vehicle sales lot (Lexus) and preserve the existing concrete asphalt. Since the Commission approved decorative hardscape in the vehicle display area, any proposed deviation must be reviewed and approved by the Commission.

STAFF RECOMMENDATION: That the Planning Commission reconsiders its approval of decorative hardscape in the vehicle display area and determine if the applicant’s elimination of decorative hardscape and preservation of concrete asphalt is acceptable.

IX. OLD BUSINESS – None

X. ADMINISTRATIVE ADJUSTMENTS – None

XI. REPORTS AND COMMENTS

- A. Planning Manager- Discussion of proposed study session 3/7/07 (6pm start)
- B. Follow up to Commissioner’s Comments – None
- C. City Attorney
- D. Planning Commissioners
- E. Reporting on AB 1234 – None

XII. ADJOURNMENT

Pursuant to the amended Brown Act, this agenda was posted on the bulletin board next to the rear door of the Council Chambers, 8200 Westminster Boulevard, Westminster, California, at least 72 hours prior to the meeting for public review.

Posted by	Date	Time
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Shelley Dolney, Special Services Clerk		