

A G E N D A
GARDEN GROVE PLANNING COMMISSION
REGULAR MEETING

MAY 1, 2008

COMMUNITY MEETING CENTER
11300 STANFORD AVENUE

REGULAR SESSION - 7:00 P.M. COUNCIL CHAMBER

ROLL CALL: CHAIR PIERCE, VICE CHAIR PAK
COMMISSIONERS BANKSON, BEARD, BRIETIGAM, KIRKHAM,
NGUYEN

PLEDGE OF ALLEGIANCE TO THE FLAG OF THE UNITED STATES OF AMERICA

- A. ORAL COMMUNICATIONS - PUBLIC

- B. APPROVAL OF MINUTES: April 3, 2008

- C. CONTINUED PUBLIC HEARINGS (Authorization for the Chair to execute Resolution shall be included in the motion.)
 - C.1. NEGATIVE DECLARATION
AMENDMENT NO. A-136-08

APPLICANT: CITY OF GARDEN GROVE
LOCATION: CITYWIDE

REQUEST: To amend Title 9 of the Garden Grove Municipal Code to establish development standards for the regulation of duplexes and triplexes. The proposed Amendment is intended to establish uniform development standards that will include new setbacks, new building height and building separations, with emphasis on appropriate architectural building design and massing, as well as new parking and driveway design.

STAFF RECOMMENDATION: Recommend adoption of the Negative Declaration and approval of Amendment No. A-136-08 to City Council.

D. PUBLIC HEARINGS (Authorization for the Chair to execute Resolution shall be included in the motion.)

D.1. NEGATIVE DECLARATION
AMENDMENT NO. A-137-08
CONDITIONAL USE PERMIT NO. CUP-225-08

APPLICANT: DAVID MARTIN
LOCATION: EAST SIDE OF WESTERN AVENUE, NORTH OF SANTA RITA CIRCLE AT 11852 WESTERN AVENUE

REQUEST: To amend Title 9 of the Garden Grove Municipal Code to allow motorcycle sales in the M-1 (Limited Industrial) zone with the approval of a Conditional Use Permit, in conjunction with a request for Conditional Use Permit approval to allow motorcycle sales at 11852 Western Avenue. The site is in the M-1 (Limited Industrial) zone.

STAFF RECOMMENDATION: Adoption of the Negative Declaration, recommend approval of Amendment No. A-137-08 to City Council, and approval of Conditional Use Permit No. CUP-225-08, subject to the recommended conditions of approval.

D.2. SITE PLAN NO. SP-441-08

APPLICANT: ARMANDO VEGA
LOCATION: WEST SIDE OF BOWEN STREET, NORTH OF TRASK AVENUE AT 13431 BOWEN STREET

REQUEST: To remodel and expand two units of an existing duplex. Unit 'A' will be expanded from a 742 square foot, two-bedroom, one-bathroom unit to a 2,269 square foot, four-bedroom, three-bathroom unit. Unit 'B' will be expanded from a 933 square foot, two-bedroom, one-bathroom unit to a 2,185 square foot, four-bedroom, three-bathroom unit. The site is in the R-2 (Limited Multiple Residential) zone.

STAFF RECOMMENDATION: Approve Site Plan No. SP-441-08, subject to the recommended conditions of approval.

D.3. NEGATIVE DECLARATION
AMENDMENT NO. A-138-08

APPLICANT: CITY OF GARDEN GROVE
LOCATION: CITYWIDE

REQUEST: To amend Title 9 of the Garden Grove Municipal Code to establish standards that will regulate the development of small-lot subdivisions in the City of Garden Grove. The proposed code will provide uniform development standards; create standards that will emphasize building design and consistency; and provide for logical parking and circulation design.

STAFF RECOMMENDATION: Recommend adoption of the Negative Declaration and approval of Amendment No. A-138-08 to City Council.

E. MATTERS FROM COMMISSIONERS

F. MATTERS FROM STAFF

G. ADJOURNMENT