

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

JULY 5, 2007

COMMUNITY MEETING CENTER
11300 STANFORD AVENUE

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

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

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

- A. ORAL COMMUNICATIONS - PUBLIC
- B. APPROVAL OF MINUTES: June 7, 2007
- C. PUBLIC HEARINGS (Authorization for the Chair to execute Resolution shall be included in the motion.)

- C.1. SITE PLAN NO. SP-423-07
TENTATIVE PARCEL MAP NO. PM-2007-126

APPLICANT: RICHARD HUYNH AND ANTHONY NGUYEN
LOCATION: WEST SIDE OF NINA PLACE, SOUTH OF PALOMA
AVENUE AT 13321 NINA PLACE

REQUEST: To subdivide an 18,168 square foot lot into two (2) parcels, each with a lot size of 9,084 square feet, and to construct a two-story, single-family home on each lot. The site is in the R-1 (Single-Family Residential) zone.

STAFF RECOMMENDATION: Approval of Site Plan No. SP-423-07, and Tentative Parcel Map No. PM-2007-126, subject to the recommended conditions of approval.

C.2. AMENDMENT NO. A-134-07
CONDITIONAL USE PERMIT NO. CUP-208-07

APPLICANT: YOUNG YI

LOCATION: SOUTH SIDE OF GARDEN GROVE BOULEVARD,
WEST OF NEWLAND STREET AT 8610 GARDEN
GROVE BOULEVARD

REQUEST: To rezone the subject property from C-1 (Neighborhood Commercial) to C-2 (Community Commercial) in conjunction with a Conditional Use Permit request to modify and legalize an existing nonconforming nightclub that operates with an Alcoholic Beverage Control Type "48" (On Sale General – Public Premises) License that has been converted into an establishment with private karaoke rooms.

STAFF RECOMMENDATION: Denial of Amendment No. A-134-07 and Conditional Use Permit No. CUP-208-07.

D. MATTERS FROM COMMISSIONERS

E. MATTERS FROM STAFF

F. ADJOURNMENT