



A G E N D A

GARDEN GROVE PLANNING COMMISSION

REGULAR MEETING

---

---

OCTOBER 21, 2010

COMMUNITY MEETING CENTER  
11300 STANFORD AVENUE

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

ROLL CALL: CHAIR BEARD, VICE CHAIR BUI  
COMMISSIONERS BONIKOWSKI, CABRAL, ELLSWORTH, PAK,  
ONE VACANCY

Members of the public desiring to speak on any item of public interest, including any item on the agenda except public hearings, must do so during Oral Communications at the beginning of the meeting. Each speaker shall fill out a card stating name and address, to be presented to the Recording Secretary, and shall be limited to five (5) minutes. Members of the public wishing to address public hearing items shall do so at the time of the public hearing.

Any person requiring auxiliary aids and services due to a disability should contact the City Clerk's office at (714) 741-5035 to arrange for special accommodations. (Government Code §5494.3.2).

All revised or additional documents and writings related to any items on the agenda, which are distributed to all or a majority of the Planning Commissioners within 72 hours of a meeting, shall be available for public inspection (1) at the Planning Services Division during normal business hours; and (2) at the City Council Chambers at the time of the meeting.

Agenda item descriptions are intended to give a brief, general description of the item to advise the public of the item's general nature. The Planning Commission may take legislative action it deems appropriate with respect to the item and is not limited to the recommended action indicated in staff reports or the agenda.

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

- A. ORAL COMMUNICATIONS - PUBLIC
  
- B. APPROVAL OF MINUTES: October 7, 2010

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

C.1. (REF. PLANNED UNIT DEVELOPMENT NO. PUD-111-06)  
SITE PLAN NO. SP-393-06 TIME EXTENSION  
VARIANCE NO. V-138-06  
TENTATIVE TRACT MAP NO. TT-17022  
DEVELOPMENT AGREEMENT

APPLICANT: LV DEVELOPMENT, INC.

LOCATION: WEST SIDE OF NELSON STREET, NORTH OF  
STANFORD AVENUE AT 12661 NELSON STREET

REQUEST: To approve a three-year time extension for the approved entitlements under Site Plan No. SP-393-06, Variance No. V-138-06, Tentative Tract Map No. TT-17022 and the Development Agreement for Planned Unit Development No. PUD-111-06. The project consists of twelve (12) two-story and three-story single-family detached homes. The site is in Planned Unit Development No. PUD-111-06 zone.

STAFF RECOMMENDATION: Approval of Time Extension.

C.2. NEGATIVE DECLARATION  
AMENDMENT NO. A-157-10

APPLICANT: CITY OF GARDEN GROVE

LOCATION: CITYWIDE

REQUEST: To amend Title 9 of the Garden Grove Municipal Code Section 9.04.060 (Definitions), Sections 9.08.020.030, 9.12.020.030, and 9.16.020.030 (Uses Permitted), and Section 9.16.020.050 (Special Operating Conditions and Development Standards), introducing new definitions and uses relating to Emergency Shelter (Homeless), Transitional Housing, and Supportive Housing.

STAFF RECOMMENDATION: Recommend adoption of the Negative Declaration and approval of Amendment No. A-157-10 to City Council.

C.3. TENTATIVE TRACT MAP NO. TT-17339

APPLICANT: BURKE REAL ESTATE GROUP

LOCATION: NORTH SIDE OF GARDEN GROVE BOULEVARD,  
BETWEEN FAIRVIEW STREET AND LEWIS STREET  
AT 13311-13341 GARDEN GROVE BOULEVARD

REQUEST: To subdivide an existing industrial multi-tenant complex into an industrial condominium development. The site has four (4) existing industrial buildings and 43 existing tenant spaces. The purpose of the request is to allow individual ownership of the tenant spaces while the overall development continues to operate as an integrated multi-tenant industrial complex. The site is in the Planned Unit Development No. PUD-103-77 zone.

STAFF RECOMMENDATION: Approval of Tentative Tract Map No. TT-17339, subject to the recommended Conditions of Approval.

D. MATTERS FROM COMMISSIONERS

E. MATTERS FROM STAFF

F. ADJOURNMENT