



Placentia Planning Commission Agenda

Regular Meeting
June 14, 2011
6:30 p.m.

Michael Ebenhoch
Chairman

Vic Tomazic
Vice Chairman

Frank Perez
Commissioner

Floyd Farano
Commissioner

Christine Schaefer
Commissioner

John Scull
Commissioner

Thomas Solomonson
Commissioner

City of Placentia
401 E Chapman Avenue
Placentia, CA 92870

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Procedures for Addressing the Commission

Any person who wishes to speak regarding an item on the agenda or on a subject within the Planning Commission's jurisdiction during the "**Oral Communications**" portion of the agenda should fill out a "**Speaker Request Form**" and give it to the Commission Secretary BEFORE that portion of the agenda is called. Testimony for Public Hearings will only be taken at the time of the hearing. Any person who wishes to speak on a Public Hearing item should fill out a "**Speaker Request Form**" and give it to the Commission Secretary BEFORE the item is called.

The Commission encourages free expression of all points of view. To allow all persons the opportunity to speak, please keep your remarks brief. If others have already expressed your position, you may simply indicate that you agree with a previous speaker. If appropriate, a spokesperson may present the views of an entire group. To encourage all views, the Commission discourages clapping, booing or shouts of approval or disagreement from the audience.

PLEASE SILENCE ALL PAGERS, CELL PHONES, AND OTHER ELECTRONIC EQUIPMENT WHILE THE COMMISSION IS IN SESSION.

Special Accommodations

In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, please contact the City Clerk's Office at (714) 993-8231. Notification 48 hours prior to the meeting will generally enable City staff to make reasonable arrangements to ensure accessibility.
(28 CFR 35.102.35.104 ADA Title II)

Copies of all agenda materials are available for public review in the Office of the City Clerk, City Planning Division Counter and at the Placentia Library Reference Desk. Persons who have questions concerning any agenda item may call the City Planning Division at (714) 993-8124 to make inquiry concerning the nature of the item described on the agenda.

In compliance California Government Code Section 54957.5, any writings or documents provided to a majority of the Planning Commission regarding any item on this agenda that are not exempt from disclosure under the Public Records Act will be made available for public inspection at the City Clerk's Office at City Hall, 401 East Chapman Avenue, Placentia, during normal business hours.

Study Sessions are open to the public and held in the City Council Chambers or City Hall Community Room.

**City of Placentia
City Council Chambers
401 E Chapman Avenue
June 14, 2011**

REGULAR MEETING

6:30 p.m. – City Council Chambers

MEETING CALLED TO ORDER

ROLL CALL: Chairman Ebenhoch
Vice Chairman Tomazic
Commissioner Farano
Commissioner Schaefer
Commissioner Scull
Commissioner Perez
Commissioner Solomonson

PLEDGE OF ALLEGIANCE

MINUTES

Regular Meeting: May 10, 2011

Recommended Action: Approve

ORAL COMMUNICATIONS

At this time, the public is invited to address the Planning Commission concerning any items on the agenda, which are not public hearings, or other items under the jurisdiction of the Placentia Planning Commission

PUBLIC HEARINGS

1. **Applicant: City of Placentia Development Services Department**

Amendment 2011-01:

A Resolution of the Planning Commission of the City of Placentia Recommending the City Council Adopt an Ordinance (Amendment No. 2011-01) Amending Sections 23.27.040(6), 23.30.030(4), 23.33.030(14), 23.33.040(14), 23.36.030(17) and 23.36.040(15) Of Title 23 (Zoning Ordinance) of the Placentia Municipal Code Pertaining to Use Permits for Massage Establishments

Recommended Action:

Adopt Resolution No. PC-2011-09 recommending to the City Council an ordinance amending sections 23.27.040(6), 23.30.030(4), 23.33.030(14), 23.33.040(14), 23.36.030(17) and 23.36.040(15) of Title 23 of the Placentia Municipal Code Pertaining to Use Permits for Massage Establishments.

NEW BUSINESS

2. **Applicant:** City of Placentia

Location: At and/or near 1616 Atwood Avenue and 1617 Oak Street

Planning Commission Recommendation 2011-01:

Recommendation to Create Four (4) Non-Conforming Lots within the Atwood Community for Agency-owned Properties and Application of Modified Standards for Single Family Residential Properties.

Recommended Action:

Adopt Resolution No. PC-2011-10 recommending to the City Council a reduced lot size for four (4) proposed residential parcels in the Atwood community per Placentia Municipal Code § 22.16.035; and approving modified standards for four (4) proposed residential parcels in the Atwood community per Placentia Municipal Code §23.12.090

3. **Applicant:** Debbie Dixon

Location: 1227 E. Yorba Linda Boulevard

Use Conformity Determination (UCD) 2011-01:

To determine if a yoga studio within a +/- 1,250 square foot commercial/retail suite is a use permitted by right or with a Use Permit, located at 1227 E. Yorba Linda Boulevard within the Neighborhood Commercial (C-1) District.

Recommended Action:

Adopt Resolution No. PC-2011-11, confirming Use Conformity Determination (UCD) 2011-01 for Yoga Body and Soul, Inc., located at 1227 E. Yorba Linda Boulevard.

DEVELOPMENT REPORT

PLANNING COMMISSION REQUESTS

Commission members may make requests or ask questions of staff. If a Commission member would like to have formal action taken on a requested matter, it will be placed on a future Commission Agenda.

ADJOURNMENT

The Planning Commissioners ADJOURN to a Regular meeting on Tuesday, July 12, 2011 at 6:30 p.m. in the City Council Chambers at 401 East Chapman Avenue, Placentia.

CERTIFICATION OF POSTING

I, Kenneth A. Domer, Secretary to the Planning Commission of the City of Placentia, hereby certify that the Agenda for the June 14, 2011 Regular meeting of the Planning Commission of the City of Placentia was posted on June 9, 2011.

Kenneth A. Domer