



## MINUTES LA MESA PLANNING COMMISSION

Wednesday, May 4, 2016

**Approved May 18, 2016**

The La Mesa Planning Commission held a meeting on Wednesday, May 4, 2016, in the La Mesa City Council Chambers located at 8130 Allison Avenue, La Mesa, California.

The Agenda for this meeting was posted on April 30, 2016, at 1:30 p.m., on the Bulletin Board next to the entrance to the City Council Chambers, 8130 Allison Avenue, La Mesa, California.

Planning Commission members present were Chairman Alvey, Vice Chair Hottel, Commissioners Levy, Hawkins, Hurd Glenn, Newland, and Keene.

Staff members present were Director of Community Development Carol Dick, Senior Planner Chris Jacobs, Associate Planner Allyson Kinnard, Associate Planner Howard Lee, and Assistant City Attorney Gregory Lusitana.

Item 1. The meeting was called to order at 7:00 pm.

Item 2. Commissioner Levy gave the Invocation and led the Pledge of Allegiance.

Item 3. Deletions from Agenda/Urgent Additions to the Agenda/Additions to the Next Agenda  
None.

Item 4. Public Discussion and Audience Participation.

None.

Item 5. Procedural Rules of Conduct for Hearings.

Commissioner Hottel read the procedures for public hearings.

### **Item 6. HEARINGS**

6a. **Conditional Use Permit CUP 16-01 and Special Permit 16-01 (Campagna)** – Consideration of a new coffee shop including a drive-thru and outdoor seating area at 7330-7354 University Avenue. The site is split zoned with the westerly portion zoned C-D-F-MU (General Commercial / Urban Design Overlay / Floodway Overlay/ Mixed-Use Overlay) and the easterly portion zoned RB-D-MU (Residential Business / Urban Design

Overlay / Mixed-Use Overlay).  
Mr. Lee presented the staff report.

The public hearing was opened.

Those in favor:

- o Al Di Donato – Project Architect
- o Jeff Cannon – Neighborhood resident

Those in opposition:

- o None

The public hearing was closed.

The Commissioners discussed the project.

ACTION: Commissioner Newland made a motion to approve the draft resolution with an additional recital related to the historical analysis conducted by staff. The motion was seconded by Commissioner Levy. Motion carried 7 in favor and 0 opposed.

Ms. Dick read the appeal procedures into the record.

- 6b. **Variance V-16-01 (Okonski)** – Consideration of a variance for an exception to the building height limit for a two-story addition to a single-family residence at 4171 Merritt Boulevard in the R1R-P (Semi-Rural Residential / Scenic Preservation Overlay) zone.

Ms. Kinnard presented the staff report.

The public hearing was opened.

Those in favor:

- o Keith Okonski – Property Owner
- o Lisa Boyd – Property Resident

Those in opposition:

- o Vera Skop - Neighbor

The public hearing was closed.

The Commissioners discussed the project.

ACTION: Commissioner Hurd Glenn made a motion to approve the draft resolution. The motion was seconded by Commissioner Newland. Motion carried with 7 in favor and 0 opposed.

Ms. Dick read the appeal procedures into the record.

## Item 7. BUSINESS

7a. Approval of the minutes from the April 6, 2016 Planning Commission meeting.

ACTION: Commissioner Keene made a motion to approve the minutes as written. The motion was seconded by Commissioner Hottel. Motion carried 5 in favor and 2 abstentions by Commissioners. Newland and Hurd Glenn abstained.

## **Item 8. INFORMATIONAL ITEMS**

Commissioner Newland provided comments regarding the Historic Society meeting that he attended and newly placed historical plaques.

Commissioner Keene requested that assignment of invocation and procedural rules be added to Informational Items.

Commissioner Hawkins volunteered to give the invocation at the next meeting. Commissioner Alvey volunteered to read the procedural rules at the next meeting. There being no further business before the Commission, the meeting was adjourned at 8:10 p.m.

Respectfully submitted,  
Cheryl Davis  
Administrative Coordinator