



MINUTES LA MESA PLANNING COMMISSION

Wednesday, August 3, 2016

Approved October 19, 2016

The La Mesa Planning Commission held a meeting on Wednesday, August 3, 2016, in the La Mesa City Council Chambers located at 8130 Allison Avenue, La Mesa, California.

The Agenda for this meeting was posted on July 28, 2016, at 11:15 a.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 Hurd Glenn, Newland, Kanavel, and Torpey.

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

Item 1. The meeting was called to order at 8:45 p.m.

Note: A Special Joint Meeting of the Planning Commission and Environmental Sustainability Commission was held prior to the Planning Commission meeting. It began at 7:00 p.m. and ended at 8:30 p.m.

Item 2. Invocation and 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. Reading of the Procedural Rules of Conduct for Hearings.

Item 6. HEARINGS

6a. Special Permit SP 16-07 (Houska) – Consideration of a Special Permit to allow outdoor dining for a new restaurant at 8401 La Mesa Boulevard in the CD-D (Downtown Commercial / Urban Design Overlay) zone.

Mr. Lee presented the staff report.

The public hearing was opened.

Those in favor:

- Aaron Dean, Applicant
- Steve Waldron, Project Architect
- Greg Houska

Those in opposition:

- None

The public hearing was closed.

The Commissioners discussed the project.

Commissioner Newland requested that the following statement be added to the official minutes of tonight's meeting:

The decision tonight will not serve as a recommendation on any future determination regarding historical merit. The project is considered reversible and will not reduce the historic value the subject building site may have. The existing building has been significantly structurally altered from its original condition built in 1919. Approval of the project does not constitute a determination of eligibility or non-eligibility for listing in the National, California, or local registers.

ACTION: Commissioner Hurd Glenn made a motion to approve Special Permit SP 16-07 a Special Permit to allow outdoor dining for a new restaurant at 8401 La Mesa Boulevard. The motion was seconded by Commissioner Newland. Motion carried with 5 in favor and 1 opposed (Commissioner Hottel).

Ms. Dick read the appeal procedures into the record.

6b. Site Development Plan DAB 16-01(5900 Severin LLC) - Consideration of a new 18-unit apartment building including two live-work units on a vacant site addressed as 5900 Severin Drive in the CN-G-D (Neighborhood Commercial / Grossmont Specific Plan Overlay / Urban Design Overlay) zone. The proposed project also includes i) a request to waive the requirement for a six-foot zone boundary wall and ii) a request for a parking modification to reduce required parking and allow shared parking.

Mr. Jacobs presented the staff report.

The public hearing was opened.

Those in favor:

- Ivar Leetma - Applicant
- Damian Tantano

Those in opposition:

- o None

ACTION: Commissioner Newland made a motion to continue the meeting beyond 10:00 p.m. The motion was seconded by Commissioner Kanavel. Motion carried with 6 in favor and 0 opposed

The public hearing was closed.

The Commissioners discussed the project.

ACTION: Commissioner Hottel made a motion to approve the draft resolution as presented by staff approving Site Development Plan DAB 16-01, a new 18-unit apartment building including two live-work units on a vacant site addressed as 5900 Severin Drive in the CN-G-D (Neighborhood Commercial / Grossmont Specific Plan Overlay / Urban Design Overlay) zone. The motion was seconded by Commissioner Torpey. Motion carried 5 in favor and 1 opposed (Commissioner Hurd Glenn).

Ms. Dick read the appeal procedures into the record.

Item 7. BUSINESS

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

ACTION: Commissioner Newland made a motion to approve the minutes as written. The motion was seconded by Commissioner Hurd Glenn. Motion carried 4 in favor and 2 abstentions (Kanavel/Torpey).

7b. Election of Officers

Commissioner Hurd Glenn made a motion to nominate Jim Newland as Chairman and Noah Alvey as Vice Chair. The motion was seconded by Commissioner Hottel. Motion carried 6 in favor and 0 opposed

7c. Assignment of next invocation: Commissioner Hurd Glenn will give the invocation and Commissioner Kanavel will read the procedural rules.

Item 8. INFORMATIONAL ITEMS

Ms. Dick shared that at the July 26th City Council meeting the Council adopted credit for parking in the Downtown Commercial zone where curb cuts are removed. There being no further business before the Commission, the meeting was adjourned at 10:40 p.m.

Respectfully submitted,
Cheryl Davis
Administrative Coordinator