

GARDEN GROVE PLANNING COMMISSION  
Community Meeting Center, 11300 Stanford Avenue, Garden Grove, CA 92840

Regular Meeting Minutes  
Thursday, March 20, 2014

CALL TO ORDER: 7:00 p.m.

ROLL CALL:

Chair Lazenby  
Vice Chair Margolin  
Commissioner Alejandro  
Commissioner Brietigam  
Commissioner Nguyen  
Commissioner Silva  
Commissioner Zamora

Absent: Alejandro

PLEDGE OF ALLEGIANCE: Brietigam

ORAL COMMUNICATIONS – PUBLIC: None.

MARCH 6, 2014 MINUTES:

Action: Received and filed.  
Motion: Margolin Second: Nguyen  
Ayes: (6) Brietigam, Lazenby, Margolin, Nguyen,  
Silva, Zamora  
Noes: (0) None  
Absent: (1) Alejandro

PUBLIC HEARING – SITE PLAN NO. SP-410-06TE2 (TIME EXTENSION NO. 2) (REF: TENTATIVE TRACT MAP NO. TT-17035, PLANNED UNIT DEVELOPMENT NO. PUD-116-06, DEVELOPMENT AGREEMENT). For property located at 11031 Cynthia Circle at the end of Cynthia Circle cul-de-sac on the east side of Euclid Street, between Westminster Avenue and Woodbury Road.

Applicant: Cynthia Circle Apartments, LLC

Date: March 20, 2014

Request: Approval of a Time Extension to extend a Site Plan entitlement (SP-410-06) to construct 144 units on a 6.82-acre site. The project was originally approved in 2006 through a Development Agreement that included the Site Plan and a Tentative Tract Map No. TT-17035. The Site Plan approval was extended for three years by a Time Extension

in 2010 to be consistent with the Tentative Tract Map that was automatically extended by State Assembly Bills. This second Time Extension request is for four years, with an expiration date of December 13, 2017. The site is in the Planned Unit Development No. PUD-116-06 zone. The City of Garden Grove recognizes a previously adopted Negative Declaration.

Action: Public Hearing held. Speakers: Mr. Tim Whiting, the applicant’s representative.

Action: Resolution No. 5813-14 adopted.

Motion: Nguyen Second: Zamora

Ayes: (5) Lazenby, Margolin, Nguyen, Silva, Zamora

Noes: (1) Brietigam

Absent: (1) Alejandro

PUBLIC HEARING – AMENDMENT NO. A-006-2014 (HARBOR SIGN PROGRAM). For all properties located along Harbor Boulevard from Wilken Way (City border) to north side of State Route 22 Garden Grove Freeway; all properties located on the north side of Garden Grove Boulevard from approximately one thousand (1000) feet west of Harbor Boulevard to approximately 850 feet east of Harbor Boulevard; and those properties located on the south side of Garden Grove Boulevard from approximately four hundred fifty (450) feet west of Harbor Boulevard to approximately twelve hundred feet (1200) feet east of Harbor Boulevard. See addresses list below.

Date: March 20, 2014

Request: To amend Title 9 of the City of Garden Grove Municipal Code sign design standards in order to implement specific sign design standards for an area generally contiguous to the Harbor Corridor Specific Plan area. The proposed amendment will establish an overlay design standard that will cause the replacement of old nonconforming signs as funds become available. The project is in the HCSP-DC (Harbor Corridor Specific Plan – District Commercial) zone and is exempt pursuant to CEQA Section 15302 – Replacement or Reconstruction, Section 15303 – New Construction or Conversion of Small Structures, and Section 15311 – Accessory Structures.

	APN#233-171-04	12322 THACKERY DR.	APN#231-471-12
	APN#233-171-13	12312 THACKERY DR.	APN#231-471-13
	APN#233-171-16	12292 THACKERY DR.	APN#231-471-14
100 PLAZA ALICANTE	APN#233-171-17	12282 THACKERY DR.	APN#231-471-15
12261 CHAPMAN AVE.	APN#233-181-01	12262 THACKERY DR.	APN#231-471-16
	APN#233-182-08	12252 THACKERY DR.	APN#231-471-17
12005 HARBOR BLVD.	APN#231-481-07	12246 THACKERY DR.	APN#231-471-18
11777 HARBOR BLVD.	APN#233-182-05,	12251 THACKERY DR.	APN#231-471-19

		06,	12261 THACKERY DR.	APN#231-471-20
		07	12281 THACKERY DR.	APN#231-471-21
11757 HARBOR BLVD.	APN#233-182-04		12291 THACKERY DR.	APN#231-471-22
11747 HARBOR BLVD.	APN#233-182-03		12311 THACKERY DR.	APN#231-471-23
11767 HARBOR BLVD.	APN#233-182-02		12321 THACKERY DR.	APN#231-471-24
	APN#231-481-20		12322 TAMERLANE DR.	APN#231-471-25
	APN#231-481-25		12312 TAMERLANE DR.	APN#231-471-26
	APN#231-481-21		12292 TAMERLANE DR.	APN#231-471-27
	APN#231-481-30		12272 TAMERLANE DR.	APN#231-471-28
12011 HARBOR BLVD.	APN#231-481-28		12262 TAMERLANE DR.	APN#231-471-29
	APN#231-481-27		12242 TAMERLANE DR.	APN#231-471-30
	APN#231-481-23		12222 TAMERLANE DR.	APN#231-471-31
12021 HARBOR BLVD.	APN#231-481-24		12212 TAMERLANE DR.	APN#231-471-32
	APN#231-481-19		12202 TAMERLANE DR.	APN#231-471-33
12361 CHAPMAN AVE.	APN#233-171-23		12182 TAMERLANE DR.	APN#231-471-34
	APN#233-171-26		12172 TAMERLANE DR.	APN#231-471-35
11891 HARBOR BLVD.	APN#233-171-29		12162 TAMERLANE DR.	APN#231-471-36
300 PLAZA ALICANTE	APN#233-171-28		12142 TAMERLANE DR.	APN#231-471-37
	APN#231-481-01		12132 TAMERLANE DR.	APN#231-471-38
12015 HARBOR BLVD.	APN#231-481-17		12131 TAMERLANE DR.	APN#231-471-39
12007 HARBOR BLVD.	APN#231-481-29		12141 TAMERLANE DR.	APN#231-471-40
11931 HARBOR BLVD.	APN#233-171-30		12161 TAMERLANE DR.	APN#231-471-41
	APN#233-171-21		12171 TAMERLANE DR.	APN#231-471-42
	APN#233-171-25		12181 TAMERLANE DR.	APN#231-471-43
	APN#233-171-27		12201 TAMERLANE DR.	APN#231-471-44
	APN#233-171-24		12211 TAMERLANE DR.	APN#231-471-45
	APN#233-171-03		12231 TAMERLANE DR.	APN#231-471-46
12891 HARBOR BLVD.	APN#231-411-06		12241 TAMERLANE DR.	APN#231-471-47
12205 GARDEN GROVE BLVD.	APN#231-405-01		12261 TAMERLANE DR.	APN#231-471-48
1282- HARBOR BLVD.	APN#231-411-02		12271 TAMERLANE DR.	APN#231-471-49
12825 HARBOR BLVD.	APN#231-411-03		12291 TAMERLANE DR.	APN#231-471-50
12829 HARBOR BLVD.	APN#231-411-04		12311 TAMERLANE DR.	APN#231-471-51
12835 HARBOR BLVD.	APN#231-411-05		12321 TAMERLANE DR.	APN#231-471-52
12893 HARBOR BLVD.	APN#231-411-07		12341 HARBOR BLVD.	APN#231-472-01
12895 HARBOR BLVD.	APN#231-411-08		12442 TWINTREE AVE.	APN#231-472-02
12901 HARBOR BLVD.	APN#231-411-09		12432 TWINTREE AVE.	APN#231-472-03
12913 HARBOR BLVD.	APN#231-411-10		12422 TWINTREE AVE.	APN#231-472-04
12909 HARBOR BLVD.	APN#231-411-11		12442 LAMPSON AVE.	APN#231-441-35
12905 HARBOR BLVD.	APN#231-411-12		12521 HARBOR BLVD.	APN#231-441-36
12879 HARBOR BLVD.	APN#231-411-13		13141 HARBOR BLVD.	APN#100-335-25
	APN#231-411-14		13139 HARBOR BLVD.	APN#100-335-27
12936 HARBOR BLVD.	APN#231-412-01		13171 HARBOR BLVD.	APN#100-335-30
12251 GARDEN GROVE BLVD.	APN#231-412-02		13211 HARBOR BLVD.	APN#100-335-34
12751 HARBOR BLVD.	APN#231-421-01		13173 HARBOR BLVD.	APN#100-335-37
	APN#231-421-04		13291 HARBOR BLVD.	APN#100-345-18
12761 HARBOR BLVD.	APN#231-421-05		13321 HARBOR BLVD.	APN#100-345-19
	APN#231-421-06		13287 HARBOR BLVD.	APN#100-345-21
12851 HARBOR BLVD.	APN#231-421-07		13225 HARBOR BLVD.	APN#100-345-23
12861 HARBOR BLVD.	APN#231-421-08		13361 HARBOR BLVD.	APN#100-347-15
	APN#231-421-09		13401 HARBOR BLVD.	APN#100-352-20
	APN#231-421-12		13125 HARBOR BLVD.	APN#100-501-28
12771 HARBOR BLVD.	APN#231-421-10		12382 GARDEN GROVE BLVD.	APN#101-611-01
12871 HARBOR BLVD.	APN#231-421-11		12372 GARDEN GROVE BLVD.	APN#101-611-02
12891 PALM ST.	APN#231-422-01		13100 HARBOR BLVD.	APN#101-621-13
12441 LAMPSON AVE.	APN#231-451-31		12332 GARDEN GROVE BLVD.	APN#101-611-78
12732 BUARO ST.	APN#231-431-01		12302 GARDEN GROVE BLVD.	APN#101-612-01
	APN#231-431-02		13018 HARBOR BLVD.	APN#101-621-15
12721 HARBOR BLVD.	APN#231-431-03		13000 HARBOR BLVD.	APN#101-621-16

12601 LEDA LN.	APN#231-441-27	13092 HARBOR BLVD.	APN#101-621-17
	APN#231-441-28	13302 HARBOR BLVD.	APN#101-633-27
12602 LEDA LN.	APN#231-441-29	13242 HARBOR BLVD.	APN#101-631-12
	APN#231-441-34	13220 HARBOR BLVD.	APN#101-621-20
12531 HARBOR BLVD.	APN#231-441-37	13200 HARBOR BLVD.	APN#101-621-19
12571 HARBOR BLVD.	APN#231-441-38	13011 HARBOR BLVD.	APN#100-501-27
12581 HARBOR BLVD.	APN#231-441-39	13282 HARBOR BLVD.	APN#101-633-25
12591 HARBOR BLVD.	APN#231-441-40	12042 FLAGSTONE AVE.	APN#101-633-26
12422 DARNELL ST.	APN#231-451-27	12100 HARBOR BLVD.	APN#231-491-01,
12421 BECK AVE.	APN#231-451-21		07
12431 BECK AVE.	APN#231-451-22	12542 CHAPMAN AVE.	APN#231-491-02
12382 DARNELL ST.	APN#231-451-23	12002 HARBOR BLVD.	APN#231-491-03
12392 DARNELL ST.	APN#231-451-24	12032 HARBOR BLVD.	APN#231-491-04,
12402 DARNELL ST.	APN#231-451-25		05
12412 DARNELL ST.	APN#231-451-26	12112 HARBOR BLVD.	APN#231-491-06
12432 DARNELL ST.	APN#231-451-28		APN#231-491-20
12452 DARNELL ST.	APN#231-451-29		APN#231-491-21
12462 DARNELL ST.	APN#231-451-30	12252 HARBOR BLVD.	APN#231-521-01
12471 HARBOR BLVD.	APN#231-451-32		APN#231-521-02
12461 HARBOR BLVD.	APN#231-451-33		APN#231-521-03
12451 HARBOR BLVD.	APN#231-451-34	12272 HARBOR BLVD.	APN#231-521-04
12431 HARBOR BLVD.	APN#231-451-35	12292 HARBOR BLVD.	APN#231-521-05
	APN#231-451-36	12302 HARBOR BLVD.	APN#231-521-06
	APN#231-451-37	12511 TWINTREE LN.	APN#231-521-07
12401 HARBOR BLVD.	APN#231-451-38	12522 TWINTREE LN.	APN#231-525-01
12381 HARBOR BLVD.	APN#231-451-39	12344 HARBOR BLVD.	APN#231-525-02
12371 HARBOR BLVD.	APN#231-451-40	12550 LAMPSON AVE.	APN#231-541-02
12361 HARBOR BLVD.	APN#231-451-41	12542 HARBOR BLVD.	APN#231-541-27
12141 HARBOR BLVD.	APN#231-471-01		APN#231-541-30
12151 HARBOR BLVD.	APN#231-471-02	12572 HARBOR BLVD.	APN#231-541-31
12171 HARBOR BLVD.	APN#231-471-03	12502 HARBOR BLVD.	APN#231-541-01
12185 HARBOR BLVD.	APN#231-471-04	12531 TWINTREE LN.	APN#231-521-08
12221 HARBOR BLVD.	APN#231-471-05	12932 WEST ST.	APN#231-392-29
12241 HARBOR BLVD.	APN#231-471-06	12011 GARDEN GROVE BLVD.	APN#231-392-28
12261 HARBOR BLVD.	APN#231-471-07	12041 GARDEN GROVE BLVD.	APN#231-392-24
12271 HARBOR BLVD.	APN#231-471-08	12051 GARDEN GROVE BLVD.	APN#231-392-26
12291 HARBOR BLVD.	APN#231-471-09	12061 GARDEN GROVE BLVD.	APN#231-392-25
12311 HARBOR BLVD.	APN#231-471-10	12081 GARDEN GROVE BLVD.	APN#231-392-27
12321 HARBOR BLVD.	APN#231-471-11	12111 GARDEN GROVE BLVD.	APN#231-406-11
12322 THACKERY DR.	APN#231-471-12	12141 GARDEN GROVE BLVD.	APN#231-404-13
12312 THACKERY DR.	APN#231-471-13	12161 GARDEN GROVE BLVD.	APN#231-404-12

Action: Public Hearing held. Speakers: One email letter of concern from Ms. Patti Widdicombe, also present. Also, Mr. Michael Shonafelt, Ms. Jennifer Devaney, and Mr. Jack Pakravan.

Action: Resolution No. 5811-14 adopted with amendments. Revised Resolution to be brought back to April 3<sup>rd</sup> Planning Commission Meeting under Item for Consideration.

Motion: Brietigam Second: Margolin

Ayes: (4) Brietigam, Lazenby, Margolin, Zamora

Noes: (1) Silva  
Abstain: (1) Nguyen  
Absent: (1) Alejandro

Chair called for recess at 8:50 p.m. Meeting reconvened at 8:55 p.m.

ITEM FOR CONSIDERATION – ACKNOWLEDGEMENT OF THE 2013 ANNUAL REPORT ON THE STATUS OF THE GENERAL PLAN

Date: March 20, 2014

Action: Received and filed.

Motion: Brietigam Second: Margolin

Ayes: (6) Brietigam, Lazenby, Margolin, Nguyen, Silva, Zamora

Noes: (0) None

Absent: (1) Alejandro

MATTERS FROM COMMISSIONERS: Black Angus restaurant and donation collection bins updates.

MATTERS FROM STAFF: Staff point of view on Neighborhood Meeting attendance; Alcoholic Beverage Control (ABC) Study Session to be Thursday, June 19th at 6:30 p.m.; brief description of items for April 3<sup>rd</sup> Planning Commission meeting.

ADJOURNMENT: At 9:15 p.m. to the next Regular Meeting of the Garden Grove Planning Commission on Thursday, April 3, 2014, at 7:00 p.m. in the Garden Grove Council Chamber, 11300 Stanford Avenue, Garden Grove.

Motion: Margolin Second: Brietigam

Ayes: (6) Brietigam, Lazenby, Margolin, Nguyen, Silva, Zamora

Noes: (0) None

Absent: (1) Alejandro

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Judith Moore, Recording Secretary