



**RESUME'
A G E N D A**

GARDEN GROVE PLANNING COMMISSION
REGULAR MEETING

FEBRUARY 19, 2009

COMMUNITY MEETING CENTER
11300 STANFORD AVENUE

REGULAR SESSION - 7:00 P.M.

ROLL CALL: CHAIR PIERCE, VICE CHAIR PAK
COMMISSIONERS BEARD, BANKSON, BRIETIGAM, KIRKHAM, NGUYEN
Commissioner Brietigam absent.

PLEDGE OF ALLEGIANCE TO THE FLAG OF THE UNITED STATES OF AMERICA
Led by Commissioner Nguyen.

- A. ORAL COMMUNICATIONS - PUBLIC
None.
- B. APPROVAL OF MINUTES: February 5, 2009
Approved by six ayes with Commissioner Brietigam absent.
- C. CONTINUED PUBLIC HEARINGS (Authorization for the Chair to execute
Resolution shall be included in the motion.)
- C.1. NEGATIVE DECLARATION
PLANNED UNIT DEVELOPMENT NO. PUD-121-08
SITE PLAN NO. SP-444-08
TENTATIVE TRACT MAP NO. TT-17276
DEVELOPMENT AGREEMENT

APPLICANT: EMPIRE HOMES
LOCATION: NORTHWEST CORNER OF HAZARD AVENUE AND EUCLID
STREET AT 10901 HAZARD AVENUE

REQUEST: To rezone a 5.47-acre lot from Planned Unit Development
No. PUD-104-81 to Residential Planned Unit Development
for the allowance to create a residential
condominium/townhouse development that consists of 90
homes; a Site Plan to construct the 90
condominiums/townhomes with associated site
improvements that include parking facilities and open
space areas; and a Tentative Tract Map to create a one
(1) lot subdivision for the purpose of selling each unit as

a condominium/townhouse. The site is in the PUD-104-81 zone.

ACTION: The request for withdrawal of this item from any further consideration or action was approved by six ayes with Commissioner Brietigam being absent.

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

D.1. AMENDMENT NO. A-146-09

APPLICANT: CITY OF GARDEN GROVE
LOCATION: CITYWIDE

REQUEST: To amend Title 9 of the Garden Grove Municipal Code, Section 9.16.160(H) - Groundcover, and Section 9.16.160(L) - Substitute Landscaping, to allow artificial turf within the R-1 (Single-Family Residential) zone, subject to special standards.

ACTION: One person spoke in favor of the request, no spoke in opposition to the request, and one person spoke with concerns regarding heat, oxygen, and transpiration. Resolution No. 5670 was approved by six ayes with amendments, with Commissioner Brietigam absent. No further action unless appealed by March 12, 2009. City Council action is required on Amendment No. A-146-09, the recommended date is March 24, 2009.

D.2. SITE PLAN NO. SP-448-09
CONDITIONAL USE PERMIT NO. CUP-260-09

APPLICANT: JESUS GARCIA
LOCATION: EAST SIDE OF SEABOARD CIRCLE, NORTH OF WESTMINSTER AVENUE AT 13862 SEABOARD CIRCLE

REQUEST: Site Plan and Conditional Use Permit approval to construct a two-story, 805 square foot addition to an existing single-story, 676 square foot office building for Garcia's Recycling; to expand the existing recycling area canopy by 1,800 square feet; and to construct a new 1,980 square foot freestanding canopy. The site is in the M-1 (Limited Industrial) zone.

ACTION: Other than the applicant's representative, no one spoke in favor of or in opposition to the request. Resolution No. 5671 was approved by six ayes with Commissioner Brietigam absent. No further action unless appealed by March 12, 2009.

D.3. CONDITIONAL USE PERMIT NO. CUP-257-09
VARIANCE NO. V-181-09

APPLICANT: HYE VIN LEE

LOCATION: SOUTH SIDE OF GARDEN GROVE BOULEVARD, BETWEEN
CANNERY STREET AND CASA LINDA LANE AT 9240
GARDEN GROVE BOULEVARD, SUITE 10

REQUEST: Conditional Use Permit approval to operate a 3,944
square foot cosmetology school, ASEL Beauty College,
within an existing multi-tenant shopping center. The
school will offer cosmetology, manicurist, and esthetician
courses, and operate Monday through Friday from 9:00
a.m. to 5:00 p.m. Also, a Variance request to allow the
school to deviate from the minimum parking requirement.
The site is in the C-2 (community commercial) zone.

ACTION: Other than the applicant's representative, seven people
spoke in favor of the request and eight people spoke in
opposition to the request. Resolution No. 5672 was
approved by six ayes with Commissioner Brietigam
absent. No further action unless appealed by
March 12, 2009.

E. ITEM FOR CONSIDERATION

E.1. Acknowledgement of the 2008 Annual Report on the Status of the
General Plan.

ACTION: Acknowledged by a vote of six ayes with Commissioner
Brietigam absent.