



MONTEBELLO PLANNING COMMISSION
MEETING AGENDA

MINUTES

TUESDAY, MARCH 1, 2022 AT 6:30 P.M.

VIA ZOOM

CALL TO ORDER – Chair Briseno called the meeting to order at 6:30 p.m.

ROLL CALL – Members present were Chair Briseno, Vice-Chair Ramirez, Commissioner Aliksanian and Commissioner Cuevas.

PLEDGE OF ALLEGIANCE – Vice-Chair Ramirez

CORRECTIONS TO THE AGENDA – PLANNING AND COMMUNITY DEVELOPMENT DIRECTOR – None.

PUBLIC COMMENTS

Staff received six (6) speaker cards for Item No. 1; five (5) in favor of the proposed project and one (1) in opposition to the California Environmental Quality Act (“CEQA”) review. Staff also received seven (7) written communications; five (5) in favor, one (1) in opposition, and one (1) from the Applicant requesting changes to the Resolution.

STAFF COMMUNICATIONS

PUBLIC HEARING(S)

1. **CASE NO. PC-2021-0008-PD-PMP-SPR FOR A PLANNED DEVELOPMENT DISTRICT, PARKING MANAGEMENT PLAN, SITE PLAN REVIEW, AND DEVELOPMENT AGREEMENT TO CONSTRUCT 140 APARTMENT UNITS AT PROJECT SITE A (116, 128, AND 136 N POPLAR AVE) AND CONSTRUCT 16 APARTMENT UNITS AT PROJECT SITE B (129-133 N POPLAR AVE) FOR A TOTAL OF 156 UNITS.**

The Public Hearing regarding Case No. PC-2021-0008-PD-PMP-SPR was opened at 6:34 p.m. Director Palombi introduced the item. Michael Donovan, Assistant Planner, provided a presentation to the Planning Commission for the Planned Development District, Parking Management Plan, Site Plan Review, and Development Agreement. Subsequent to Mr. Donovan's presentation, Mark Magna of Magna & Magna ("Applicant"), Todd Nelson, land use counsel, and Jaime Rojas, community outreach consultant, provided a presentation on behalf of the Applicant. Mr. Magna, Mr. Nelson, and Mr. Rojas concluded their presentation, and staff called those individuals who submitted speaker cards and staff read all written communications into the administrative record. Mr. Shane Parker of Parker Environmental was called to answer questions from the Planning Commission regarding the comments provided from Supporters Alliance for Environmental Responsibility (SAFER). The Public Hearing was closed at 7:51 p.m. Motion to approve PC-2021-0008-PD-PMP-SPR was motioned by Commissioner Cuevas and seconded by Commissioner Aliksanian. Director Palombi took roll and the initial motion concluded in two (2) ayes, one (1) no, and one (1) abstention (*Briseno – Abstain, Vice-Chair Ramirez – Nay, Commissioner Aliksanian – Aye and Commissioner Cuevas – Aye*). A second motion was presented to continue this item to the next regularly scheduled Planning Commission Meeting on March 15, 2022. Motioned by Vice-Chair Ramirez and seconded by Chair Briseno. Director Palombi took roll and the second motion presented to continue this item to the next Planning Commission Meeting on March 15, 2022 passed 4-0.

FIRST MOTION**MOTIONED:** Commissioner Cuevas**SECONDED:** Commissioner Aliksanian**Ayes:** Commissioner Cuevas and Commissioner Aliksanian.**NOES:** Vice-Chair Ramirez**ABSTAIN:** Chair Briseno**ABSENT:** Commissioner Lomeli**SECOND MOTION****MOTIONED:** Vice-Chair Ramirez**SECONDED:** Chair Briseno**Ayes:** Chair Briseno, Vice-Chair Ramirez, Commissioner Aliksanian and Commissioner Cuevas.**NOES:** None**ABSTAIN:** None**ABSENT:** Commissioner Lomeli**PLANNING COMMISSIONER ORALS**

- A. Chair, Alexandra Briseno
- B. Vice Chair, Marlene Ramirez
- C. Commissioner, Berj Aliksanian
- D. Commissioner, Victor Cuevas
- E. Commissioner, Natalia Lomeli

ADJOURNMENT

Meeting adjourned at 8:04 p.m. to the next regularly scheduled Planning Commission meeting on March 15, 2022 at 6:30 p.m.

A handwritten signature in blue ink, appearing to read "Joe Palombi", is written over a horizontal line.

Joseph Palombi, Planning Commission Secretary

