

## Planning Commission

**MEETING DATE AND TIME:**

January 10, 2018 - 7:00 p.m.

**MEETING LOCATION:**

Council Chamber

Members of the public who wish to discuss an item should fill out a speaker identification card and hand it to the secretary. When the item is announced by the Chair, speakers should come forward to the microphone, and upon recognition by the Chair, state their names and addresses.

All actions by the Planning Commission are final unless an appeal to the City Council is filed with the City Clerk within ten (10) working days of the decision.

*Appeal period ends on January 25, 2018.*

**CALL TO ORDER / FLAG SALUTE:**

**ROLL CALL:**

Agrusa, Barstow, Capelle, Chung, McGuire, Schoales, and Diep

1. **APPROVAL OF MINUTES:** Planning Commission Meeting December 13, 2017  
Adjourned Meeting of December 27, 2017

RECOMMENDED ACTION: Approve

**PUBLIC HEARING:**

**OLD BUSINESS:**

2. **CONDITIONAL USE PERMIT NO. CU17-25732**

A request to upgrade beer and wine Type 41 ABC license to Type 47 for the sale of beer, wine, and spirits for on-site consumption and extension of operating hours to 2:00 am daily at an existing restaurant (Miss Shabu) located at 5450 Beach Boulevard, Suites 102, 104, and 106 within the CS (Community Shopping) zone. The project is categorically exempt pursuant to California Environmental Quality Act (CEQA) Section 15301, Class 1 (Existing Facilities).

PROPERTY OWNER: Ocean Plaza, LLC  
440 S. Vermont Avenue, Suite 301  
Los Angeles, CA 90020

APPLICANT: Miss Shabu, LLC  
Min Young Chai  
5450 Beach Boulevard, Suites 102, 104, 106  
Buena Park, CA 90621

RECOMMENDED ACTION: Adopt Resolution of Approval

**NEW BUSINESS:**

**3. TENTATIVE PARCEL MAP NO. PM17-28017 / SITE PLAN NO. SP17-28018**

A request to subdivide one parcel of land into two separate parcels to allow development of a new 3-story 66,852 sq.ft. mixed-use self-storage facility with ancillary office space, 2,100 square foot ground level commercial space, 22 parking spaces, and related site improvements at 6950 Noritsu Avenue within the ML (Light Industrial) zone. The project is categorically exempt pursuant to California Environmental Quality Act (CEQA) Section 15332, Class 32 (Infill Development).

PROPERTY OWNER: Jason Liu  
FDI Properties, LLC  
6950 Noritsu Avenue  
Buena Park, CA 90620

APPLICANT: Nolan Borden  
Baranof Holdings  
2305 Cedar Springs Road, Suite 220  
Dallas, TX 75201

RECOMMENDED ACTION: Adopt Resolutions of Approval

**ORAL COMMUNICATIONS:**

At this time, the public may address the members of the Planning Commission on any item that is within the jurisdiction of the Planning Commission.

**AGENDA FORECAST:**

**STAFF REPORTS:**

**COMMISSION REPORTS:**

**ADJOURNMENT:** To the regularly scheduled Planning Commission meeting on Wednesday, January 24, 2018 at 7:00 p.m. in the City Council Chamber