

Planning Commission

MEETING DATE AND TIME:

January 8, 2020 - 7:00 p.m.

MEETING LOCATION:

City Hall Council Chamber
6650 Beach Boulevard, Buena Park, CA

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 27, 2020.

CALL TO ORDER / FLAG SALUTE:

ROLL CALL: Capelle, Desai, Diep, McGuire, Schoales, and Chung

1. **APPROVAL OF MINUTES:** December 11, 2019 Meeting

RECOMMENDED ACTION: Approve

PUBLIC HEARING:

NEW BUSINESS:

2. **CONDITIONAL USE PERMIT NO. CU19-13**

A request to allow the incidental sale of beer and wine for off-site consumption in a convenience store within a previously approved mixed-use self-storage facility with an integrated commercial space located at 6992 Noritsu Avenue in the ML (Light Industrial) zone. The project is categorically exempt pursuant to California Environmental Quality Act (CEQA) Section 15301, Class 1 (Existing Facilities).

APPLICANT: 7-Eleven, Inc.
5932 Bolsa Avenue, Suite 107
Huntington Beach, CA 92649

PROPERTY OWNER: CH SS Fund Baranof LA Buena Park LP
2305 Cedar Springs Road, Suite 220
Dallas, TX 75201

RECOMMENDED ACTION: Adopt Resolution of Approval

3. CONDITIONAL USE PERMIT NO. CU19-22

A request to modify previously approved Conditional Use Permit No. CU-817 to include an adjacent 20,020 sq. ft. lot for the construction of a 13,450 sq. ft. canopy for fleet vehicle maintenance, with associated parking and site improvements at 7351-7361 Walnut Avenue (West Coast Sand & Gravel) in the ML (Light Industrial) zone. The project is categorically exempt pursuant to California Environmental Quality Act (CEQA) Section 15301, Class 1 (Existing Facilities) and Section 15332, Class 32 (In-Fill Development).

APPLICANT: Rakestraw Architects
32 Executive Park, Suite 100
Irvine, CA 92614

PROPERTY OWNER: Quinn Enterprises LLP
7282 Orangethorpe Avenue
Buena Park, CA 90621

RECOMMENDED ACTION: Adopt Resolution of Approval

4. VARIANCE NO. V19-4

A request to modify previously approved Variance No. V-771 to allow a variance from Section 19.520.020 of the Zoning Code for reduced front yard building setback in conjunction with the expansion of an existing 1-story 5,040 sq. ft. industrial building to a new 2-story 14,760 sq. ft. office building, with associated parking and site improvements at 7272-7282 Orangethorpe Avenue (West Coast Sand & Gravel) in the ML (Light Industrial) zone. The project is categorically exempt pursuant to California Environmental Quality Act (CEQA) Section 15301, Class 1 (Existing Facilities) and Section 15332, Class 32 (In-Fill Development).

APPLICANT: Rakestraw Architects
32 Executive Park, Suite 100
Irvine, CA 92614

PROPERTY OWNER: Quinn Enterprises LLP
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Buena Park, CA 90621

RECOMMENDED ACTION: Adopt Resolution 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 next Planning Commission meeting on Wednesday, January 22, 2020, at 7:00 p.m. in the City Council Chamber