

Planning Commission

MEETING DATE AND TIME:

May 27, 2015 - 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.

CALL TO ORDER / FLAG SALUTE:

ROLL CALL: Barstow, Capelle, Diep, Gonzales, McGuire, Schoales, and Chung

1. **APPROVAL OF MINUTES** Meeting of May 13, 2015

RECOMMENDED ACTION: Approve

PUBLIC HEARING:

OLD BUSINESS:

2. **CONDITIONAL USE PERMIT NO. CU-392M3**

A request to establish the sale of beer and wine for off-site consumption within an approved 1,996 sq. ft. convenience store to be constructed at an existing gasoline service station located at 6971 Orangethorpe Avenue within the CG (Commercial General) zone. This project is Class 1, Section 15301, categorically exempt from CEQA.

PROPERTY OWNER/APPLICANT: Northwest Dealerco Holdings LLC/
Western Fuel Group
29501 Canwood Street, Suite 200
Agoura Hills, CA 91801

RECOMMENDED ACTION: Adopt Resolution of Approval

NEW BUSINESS:

**3. CONDITIONAL USE PERMIT NO. CU15-001/TENTATIVE TRACT MAP NO. TT15-001/
MITIGATED NEGATIVE DECLARATION NO. MND15-01**

A request to demolish an existing elementary school and construct a residential subdivision on 9.6 acres of land with 67 single-family detached homes including associated site, street, and recreation area improvements located at 10051 Bernadette Avenue within the RS-6 (One-Family Residential) zone.

PROPERTY OWNER: Cypress School District of Orange County
9470 Moody Street
Cypress, CA 90630

APPLICANT: William Lyon Homes
4695 MacArthur Court
Newport Beach, CA 92660

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: