

**REGULAR MEETING OF THE CITY OF
COSTA MESA PLANNING COMMISSION**

April 25, 2005

The Planning Commission of the City of Costa Mesa, California, met in regular session at 6:30 p.m., April 25, 2005 at City Hall, 77 Fair Drive, Costa Mesa, California. The meeting was called to order by Chairman Perkins, followed by the Pledge of Allegiance to the Flag.

ROLL CALL:

Commissioners Present:

Chairman Bill Perkins

Vice Chair Donn Hall

Eleanor Egan, James Fisler, and Bruce Garlich

Also Present: R. Michael Robinson, Secretary

Costa Mesa Planning Commission

Tom Duarte, Deputy City Attorney

Ernesto Munoz, City Engineer

Mel Lee, Senior Planner

MINUTES:

The minutes for the meeting of April 11, 2005 were accepted as corrected.

PUBLIC COMMENTS:

None.

**PLANNING COMMISSION
COMMENTS/SUGGESTIONS:**

Commissioner Egan announced that Thursday, April 28th, there would be a Bristol Street Mixed-Use Overlay Committee meeting scheduled for 5:30 to 7:00 p.m. at City Hall in Conference Room 1A. She said among the materials that were distributed to the committee, is an early working draft of an ordinance for “mixed-use, live/work” overlay zones. She believed a subsequent draft would be coming to the Planning Commission and anyone wanting a copy could call the Planning Division.

Commissioner Garlich announced that the Public Safety Expo would be held on May 15th from 11:00 a.m. to 3:00 p.m. at Station #4 on Placentia Avenue across from Estancia High School.

Chair Perkins commented that 3 Commissioners attended the recent League of California Cities Planner’s Institute seminar for Planning Commissioners in Pasadena. He said overall, it was an informative and related to many subjects with which city commissioners deal with on a weekly basis.

CONSENT CALENDAR:

On a motion made by Chair Perkins, seconded by Commissioner Garlich, and carried 5-0, the following item on the Consent Calendar received the action below.

CIP CONFORMITY
RESOLUTION

City

A resolution of the Planning Commission of the City of Costa Mesa finding that the proposed 2005-06 Capital Improvement Program is in conformity with the City of Costa Mesa 2000 General Plan. Environmental determination: exempt.

Adopted Planning Commission Resolution PC-05-27 finding that the proposed 2005-06 Capital Improvement Program is in conformity with the City of Costa Mesa 2000 General Plan.

PUBLIC HEARINGS:

CONDITIONAL USE PERMIT
PA-04-26

Bauer/Frost

Conditional Use Permit PA-04-26 for Steven Frost, authorized agent for Patricia Bauer, to allow off-street parking space on First Church of Christ Scientist parking lot, located at 2880 Mesa Verde Drive East in an I & R zone for use by students of the Paul Mitchell Schools, located at 1500 and 1534 Adams Avenue in a C1 zone. Environmental determination: exempt.

Staff recommended this item be continued to the Planning Commission meeting of May 9, 2005.

MOTION:

A motion was made by Commissioner Garlich, seconded by Chair

PA-04-26
Continued

PLANNING APPLICATION

PA-05-06

Bartholomew

Perkins and carried 5-0, to continue this item to the Planning Commission meeting of May 9, 2005.

The Chair opened the public hearing for consideration of Planning Application PA-05-06 for David and Nadine Bartholomew, for a variance from driveway parkway landscape requirement (10' required; 5' existing); a minor modification to retain the existing 10' wide driveway (16' required); and a minor design review to construct a two-story apartment behind an existing residence, located at 1956 Pomona Avenue, in an R2-HD zone. Environmental determination: exempt.

Senior Planner Mel Lee reviewed the information in the staff report and made a presentation. He said that staff is recommending approval to Planning Commission of all the entitlements related to the proposed project, subject to conditions.

In response to a question from Chair Perkins regarding the landscaping, Mr. Lee said the landscaping already exists. He commented that the applicant has photographs showing the landscaping in more detail.

David Bartholomew, applicant, 240 Wave Street, Laguna Beach, agreed to the conditions of approval. Mr. Bartholomew also submitted photographs of his properties showing the landscaping that has been done and that which is planned. He also outlined the improvements he has completed and those he intends to do for the subject project.

No one else wished to speak and the Chair closed the public hearing.

MOTION:
PA-05-06
Approved

A motion was made by Commissioner Garlich, seconded by Commissioner Egan and carried 5-0 to approve by adoption of Planning Commission Resolution PC-05-28, based on information and analysis contained in the Planning Division staff report and findings in exhibit "A", subject to conditions in exhibit "B."

The Chair explained the appeal process.

REPORT OF THE DEVELOPMENT SVS. DEPARTMENT

None.

REPORT OF THE CITY ATTORNEY'S OFFICE:

None.

ADJOURNMENT:

There being no further business, Chairman Perkins adjourned the meeting at 6:47 p.m. to the Planning Commission meeting of Monday, May 2, 2005.

Submitted by:

R. MICHAEL ROBINSON, SECRETARY
COSTA MESA PLANNING COMMISSION