



**CITY OF DUARTE
PLANNING COMMISSION
MINUTES
April 18, 2016**

**Planning Commission
Commissioners**
Shauna Pierce, Chair
Paula Watson-Gardner, Vice-Chair
George K. Farra
Sheryl Lefmann
Sara Vasquez

1. CALL TO ORDER AND NOTATION OF ABSENCES

Chairperson Pierce called the meeting to order at 7:02 p.m.

The following were in attendance:

PRESENT:	Pierce, Farra, Lefmann, Vasquez
ABSENT:	Watson-Gardner
STAFF:	Hensley, Golding, Eoff, Contreras

2. PLEDGE OF ALLEGIANCE

Commissioner Lefmann led the Pledge of Allegiance.

3. APPROVAL OF MINUTES – March 21, 2016

Commissioner Lefmann moved to approve the minutes, seconded by Commissioner Vasquez, as amended with two typographical corrections as indicated by Commissioner Lefmann. Motion approved 4-0-1-0. (Absent: Watson-Gardner)

4. ORAL COMMUNICATIONS – ITEMS NOT ON THE AGENDA

Chairperson Pierce opened Oral Communications for Items not on the Agenda. Seeing none, Oral Communications Item was closed.

5. PUBLIC HEARINGS

None

6. ITEMS FROM THE DIRECTOR

Associate Planner Eoff presented a six-month update on the status of Conditional Use Permit 95-1 (modified September 8, 2015) for the Route 66 Roadhouse & Tavern located at 1846 Huntington Drive.

Eoff provided the background and details that prompted the modification to Conditional Use Permit 95-1. He indicated that the six-month review was necessary to ensure that the revised conditions were being met due to time sensitive deadlines. He described the modified conditions of approval necessary in order for the business to be in compliance. He also specified the status of each of the conditions and what the business owner had done to fulfill the requirements to comply.

There was discussion amongst commissioners regarding the amount of time given to the business owner to complete the modifications. The consensus of the Commission was to follow staff's suggestion that the business owner be given until July 31, 2016 to fully comply. The Commission agreed if full compliance has not occurred by that time, a revocation hearing should be scheduled for the August Planning Commission meeting.

7. ITEMS FROM COMMISSIONERS

Vasquez inquired about the construction of the new Starbucks and retail building at the northwest corner of Huntington and Buena Vista.

Lefmann stated that the Taste of Duarte will be Wednesday, May 25th between 5 p.m. to 8 p.m. Advance tickets are \$30 and \$40 at the door.

Farra commented on Commission voting procedures.

8. ADJOURNMENT

The meeting was adjourned at 7:35 p.m.

Craig Hensley, Secretary