



AGENDA
CITY OF DUARTE PLANNING COMMISSION
Duarte Community Center
1600 Huntington Drive, Duarte, CA 91010
TUESDAY, FEBRUARY 21, 2017
7:00 p.m.

MISSION STATEMENT

With integrity and transparency, the City of Duarte provides exemplary public services in a caring and fiscally responsible manner with a commitment to our community's future

1. CALL TO ORDER AND NOTATION OF ANY ABSENCES

2. PLEDGE OF ALLEGIANCE

3. APPROVAL OF MINUTES: January 17, 2017

1-17-17 Planning Commission Minutes 

4. ORAL COMMUNICATIONS ITEMS NOT ON THE AGENDA

5. PUBLIC HEARINGS

- A. ARB 15-16: Changes to approved plans for a substantial remodel to the Duarte Nissan dealership. The project is consistent with the new Nissan corporate image upgrade and includes the construction of several new buildings, facade improvements to existing buildings, and the removal of existing buildings. The project also includes a variety of site improvements including landscaping, lighting, and parking.

Staff Report: ARB 15-16 

PC Resolution 17-06 

- B. General Plan Amendment (GPA 16-01); Zone Change (ZC 16-01); Tentative Tract Map 74365; Planned Development Permit (PDP 16-01); Site Plan Design Review (SPDR 16-22) and associated Mitigated Negative Declaration: A request by Tipping Development, Inc. to demolish existing buildings and sitework, and allow the construction of an 18-unit, owner-occupied, two-story townhome project that

includes the relocation and complete reconstruction of Third Street park, at the southwest corner of Oak Avenue and Third Street.

Staff Report: GPA 16-01; ZC 16-01; TTM 74365; PDP 16-01; SPDR 16-22 and associated Mitigated Negative Declaration

PC Resolution 17-07 MND and Mitigation Monitoring Program

PC Resolution 17-01 General Plan Amendment with Land Use Diagram

PC Resolution 17-02 Zone Change with Zoning Map

PC Resolution 17-03 Tentative Tract Map 74365 with conditions

PC Resolution 17-04 Planned Development Permit with conditions

PC Resolution 17-05 Site Plan and Design Review with conditions

- C. MUNICIPAL CODE AMENDMENT 16-05: A City initiated request to amend Sections: (1) 19.10.020.A (Table 2-1 and Table 2-2) allowed uses and permit requirements for single family and multifamily zones; (2) 19.38.050.A (Table 3-4) off-street parking requirements for residential uses; (3) 19.60.160 second dwelling units; and (4) modifications to definitions in Sections 19.160.020, 19.160.050, and 19.160.200 of the Duarte Development Code related to the regulation and approval of accessory (second) dwelling units within the City of Duarte.

Staff Report: Municipal Code Amendment 16-05

PC Resolution 17-08

6. ITEMS FROM DIRECTOR

7. ITEMS FROM COMMISSIONERS

8. ADJOURNMENT: March 20, 2017

ADA ACCESSIBILITY NOTICE

In compliance with the Americans with Disabilities Act, if you need assistance to participate in this meeting, please contact the Community Development Department at (626) 357-7931, ext. 230 or 235. Notification no later than 1:00 p.m., on the day preceding the meeting will enable the City to make reasonable arrangements to assist your accessibility to this meeting.
