



CITY OF TEMPLE CITY

DIRECTOR'S HEARING MINUTES

REGULAR MEETING

Tuesday, November 13, 2018 5:00 P.M.

City Council Chambers, 5938 Kauffman Ave., Temple City

www.templecity.us

PROCEDURE TO ADDRESS THE COMMUNITY DEVELOPMENT DIRECTOR:

If you wish to address the Community Development Director, please complete a Speaker Request Form, indicating the agenda item number and submit it to the Director. There will be a maximum 20-minute period for comments on any subject with a 3-minute time limit on each speaker, unless waived by the Director. You have the opportunity to address the Community Development Director at the following times:

AGENDA ITEM - *at the time the Community Development Director considers the agenda item.*

NON-AGENDA ITEM - *at the time for PUBLIC COMMENTS. Please note that while the Community Development Director values your comments, pursuant to the Brown Act, the Community Development Director cannot take action on any item not listed on the agenda.*

The listing of any item on the agenda includes the authority of the Community Development Director to take action on such item and to approve, disapprove, or give direction on any item.

OPENING MATTERS:

- **Call to Order** – Community Development Director Forbes

ORAL COMMUNICATIONS / PUBLIC COMMENT: NONE

PUBLIC HEARING ITEMS:

1. PL 18-1320 A Major Site Plan Review to convert an existing single-family dwelling and detached guest house on an R-2 lot into three separate dwelling units (two attached and one detached).

Address: 5405 Santa Anita Avenue

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Recommendation: Adopt the attached resolution finding that the project is exempt from CEQA and approving File PL 18-1320 subject to the proposed conditions of approval.

Project Planner: Andrew Coyne, Management Analyst
acoyn@templecity.us

Associate Planner Hesty Liu gave a brief summary of the staff report in Mr. Coyne's absence.

Community Development Director Forbes opened the public hearing.

Applicant Alex Wang, stated that he will comply with the conditions of approval.

Community Development Director Forbes closed the public hearing, and adopted the resolution to approve file PL 18-1320.

2. PL 18-1188 A major site plan review for the construction of a new 4,500 square-foot auto body and paint building.

Address: 9334 Lower Azusa Road

Recommendation: Adopt the attached resolution finding that the project is exempt from CEQA and approving File PL 18-1188 subject to the proposed recommended conditions of approval.

Project Planner: Adam Gulick, Associate Planner
agulick@templecity.us

Associate Planner Gulick gave a brief summary of the staff report.

Community Development Director Forbes opened the public hearing.

Applicant Joseph Baghdadlian stated that he will comply with the conditions of approval.

Community Development Director Forbes closed the public hearing and adopted the resolution to approve file PL 18-1188.

ADJOURNMENT:

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The Director's Hearing was adjourned at 5:09 p.m.

Handwritten signature of Michael D. Fox in blue ink.

Director

Handwritten signature of Sandra Scott in black ink.

Planning Secretary