



AGENDA

REGULAR MEETING OF THE MAYWOOD PLANNING COMMISSION

Maywood City Council Chambers
4319 E. Slauson Avenue, Maywood, CA 90270
Tuesday, October 16, 2012 at 7:00 pm

Rene Magana, Chair
Angel Hernandez, Vice Chair
Lesly Amador, Commissioner
Mary Mariscal, Commissioner

Andre Dupret, Project Manager
Rocio Lopez, Planner/Commission Secretary
Richard L. Adams II, City Attorney

Any public record relating to an open session agenda item distributed within 72 hours prior to the meeting is available for public inspection at Maywood City Hall, 4319 E. Slauson Avenue, Maywood CA 90270. If you challenge in court any discussion or action taken concerning an item on this Agenda, you may be limited to raising only those issues you or someone else raised during the meeting or in written correspondence delivered to the City at or prior to the City's consideration of the item at the meeting. In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, please contact the City Clerk's Office at (323) 562-5714. Notification 48 hours prior to the meeting will enable the City to make reasonable arrangements to ensure accessibility to this meeting.

1. **CALL TO ORDER**
2. **ROLL CALL/PLEDGE OF ALLEGIANCE**
3. **CITIZENS' COMMUNICATION/PUBLIC PARTICIPATION**

Members of the audience may speak on an item NOT otherwise listed on the agenda as a public hearing item and within the subject matter jurisdiction of the Planning Commission. Each speaker is limited to three (3) minutes and is required to fill out a comment card with the Planning Commission Secretary. Public comments on agenda items will be discussed when that agenda item is raised.

4. **APPROVAL OF MINUTES**
July 24, 2012

5. PUBLIC HEARING

Extension of Non-Conforming Use No. 12-01

Applicant: Ms. Luz Maria Perez – Bar Noa Noa

Request: Consideration of a Resolution to Deny an Extension of Time for a Non-Conforming Use (Bar). The subject property is located at 6038 S. Atlantic Boulevard in the C (Commercial) zone and has a General Plan designation of Mixed Use.

Environmental Determination: The proposed project is exempt from CEQA review in that a denial or disapproval of a project (Extension of a Non-Conforming Use) is exempt pursuant to Section 15270 of the State CEQA Guidelines.

6. PUBLIC HEARING

Conditional Use Permit No. 12-02

Applicant: Mr. Amar Patel – Maywood Motel

Request: Consideration of a Resolution to Grant a Conditional Use Permit to allow the construction of a new 5,311 square foot, two-story motel with 16 guest rooms and a manager's unit. The subject property is located at 3800 E. Slauson Avenue in the CM (Commercial Manufacturing) zone and has a General Plan designation of Mixed Use.

Environmental Determination: The proposed project is categorically exempt from the provisions of the California Environmental Quality Act (CEQA) per State CEQA Guidelines 15332 (Class 32 – Infill Development Projects) since the project is consistent with the Maywood General Plan and zoning designation and the project site is less than five (5) acres and substantially surrounded by urban land uses.

7. COMMISSIONERS' COMMENTS

8. ADJOURNMENT

To the regular Planning Commission meeting of November 20th, 2012 at 7:00 P.M.

I, Rocio Lopez, Commission Secretary, certify this agenda was posted at the following locations on October 11, 2012: Maywood City Hall (4319 E. Slauson Avenue), Maywood Public Library (4323 E. Slauson Avenue), Maywood Community Center (4801 58th Street) and City's webpage (www.cityofmaywood.org).