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PLANNING COMMISSION SPECIAL MEETING MINUTES  
CITY OF INDUSTRY, CALIFORNIA  
JANUARY 28, 2016  
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**CALL TO ORDER**

The Special Meeting of the Planning Commission of the City of Industry, California, was called to order by Chairwoman Andria Welch at 11:00 a.m. in the City of Industry Council Chamber, 15651 East Stafford Street, City of Industry, California.

**FLAG SALUTE**

The flag salute was led by Chairwoman Andria Welch.

**ROLL CALL**

PRESENT: Andria Welch, Chairwoman  
Frank Contreras, Vice Chairman  
Jim Divers, Commissioner  
Michael Greubel, Commissioner  
Bert Spivey, Commissioner

STAFF PRESENT: Bianca Sparks, Assistant City Attorney; Brian James, Planning Director; and Cecelia Dunlap, Secretary.

**PUBLIC COMMENTS**

There were no public comments.

**CONSIDERATION OF TENTATIVE PARCEL MAP 349 TO SUBDIVIDE AN EXISTING 11.81 ACRE PARCEL INTO TWO PARCELS AND DEVELOPMENT PLAN 15-14 TO DEVELOP A TWO-STORY 77,250 SQUARE FOOT OFFICE BUILDING LOCATED AT 12851 CROSSROADS PARKWAY SOUTH IN THE CITY OF INDUSTRY**

Planning Director James presented a staff report to the Planning Commission.

**CONSIDERATION OF RESOLUTION NO. PC 2016-04 - A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF INDUSTRY, CALIFORNIA RECOMMENDING THAT THE CITY COUNCIL ADOPT AN INITIAL STUDY AND MITIGATED NEGATIVE DECLARATION AND A MITIGATION MONITORING AND REPORTING PROGRAM; ADOPT TENTATIVE PARCEL MAP 349 TO SUBDIVIDE AN EXISTING 11 ACRE PARCEL INTO TWO PARCELS; AND ADOPT**

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**DEVELOPMENT PLAN NO. 15-14 FOR THE CONSTRUCTION OF A TWO-STORY OFFICE BUILDING; FOR THE PROPERTY LOCATED AT 12851 CROSSROADS PARKWAY SOUTH IN THE CITY OF INDUSTRY**

MOTION BY COMMISSIONER DIVERS, AND SECOND BY COMMISSIONER SPIVEY TO ADOPT RESOLUTION NO. PC 2016-04. MOTION CARRIED 5-0, BY THE FOLLOWING VOTE:

AYES:	COMMISSIONERS:	DIVERS, GREUBEL, SPIVEY, CONTRERAS, WELCH
NOES:	COMMISSIONERS:	NONE
ABSENT:	COMMISSIONERS:	NONE
ABSTAIN:	COMMISSIONERS:	NONE

**PUBLIC HEARING TO CONSIDER ZONE EXCEPTION 15-4 TO ALLOW LESS PARKING ON PARCEL 1 AND MORE COMPACT PARKING STALLS ON PARCEL 2 THAN NORMALLY ALLOWED AT A PROPERTY LOCATED AT 12851 CROSSROADS PARKWAY SOUTH IN THE CITY OF INDUSTRY**

Chairwoman Welch opened the public hearing.

Planning Director James announced that the previous staff report served as the staff report for the public hearing item.

Chairwoman Welch inquired if anyone wished to be heard on the matter. There were no comments.

Chairwoman Welch closed the public hearing.

**CONSIDERATION OF RESOLUTION NO. PC 2016-05 – A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF INDUSTRY, CALIFORNIA RECOMMENDING THAT THE CITY COUNCIL ADOPT AN INITIAL STUDY AND MITIGATED NEGATIVE DECLARATION AND A MITIGATION MONITORING AND REPORTING PROGRAM AND ADOPT ZONE EXCEPTION 15-4 TO ALLOW LESS THAN THE REQUIRED PARKING AND A GREATER PERCENTAGE OF COMPACT PARKING THAN PERMITTED FOR THE PROPERTY LOCATED AT 12851 CROSSROADS PARKWAY SOUTH IN THE CITY OF INDUSTRY**

MOTION BY COMMISSIONER DIVERS, AND SECOND BY COMMISSIONER DIVERS TO ADOPT RESOLUTION NO. PC 2016-05. MOTION CARRIED 5-0, BY THE FOLLOWING VOTE:

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AYES: COMMISSIONERS: DIVERS, GREUBEL, SPIVEY, CONTRERAS,  
WELCH  
NOES: COMMISSIONERS: NONE  
ABSENT: COMMISSIONERS: NONE  
ABSTAIN: COMMISSIONERS: NONE

**ORAL COMMENTS FROM THE PLANNING COMMISSION**

There were none

**ORAL COMMENTS FROM STAFF**

Planning Director James announced that he attended a wireless communications workshop, and provided an update to the Planning Commission on new Federal Communications Commission (FCC) rulings.

**ADJOURNMENT**

There being no further business, the Planning Commission adjourned at 11:14 a.m.



JIM DIVERS  
CHAIRMAN

  
DIANE M. SCHLICHTING  
SECRETARY