

**CITY OF DALY CITY
PLANNING COMMISSION
REGULAR MEETING**

MINUTES

Tuesday, October 8, 2013 - 7:00 PM

Council Chambers, City Hall

Live Telecast: Comcast Channel 27, Astound 26, AT&T U-Verse 99

Webcast: www.dalycity.org/meetings

OPENING OF MEETING:

PLEDGE TO THE FLAG:

ROLL CALL:	PRESENT:	Kelly, Lubiano, Sylvester, Crump
	ABSENT:	Edelman

MINUTES: Approval of Minutes of September 3, 2013

Moved by Commissioner Sylvester, seconded by Commissioner Kelly, that the minutes of September 3, 2013 meeting be approved. Motion carried 4-0.

1. Use Permit UPR-713-7618 and Design Review DR-7-13-7619 to reconstruct a gasoline service station where a gasoline service station previously existed at 505 Skyline Drive.

Staff report presented by: Michael Van Lonkhuysen, Interim Planning Manager

On October 8, 2013, the Planning Commission voted 4-0 (Commissioner Edelman absent) to recommend that the City Council approve Use Permit UPR-7-13-7618 and Design Review DR-9-13-7619. The Commission had general concerns regarding the hours of operation of the snack shop, auto repair, and the location of the smog check facility in relation to the residential use to the south. Commissioner Kelly expressed the desire to have a Condition of Approval limiting delivery hours to the station. Commissioner Crump expressed a desire that a highly visible environmental remediation tank on the site be moved to a location behind the proposed pole sign on the site. Staff responded that it explored moving the tank to less visible location with the applicant, but that doing so would not be possible because of the necessity that the tank be proximate to the underground gasoline storage tanks on the site. Dean Nasjdani, the station

owner, responded that the primary reason for the smog check being located in its proposed location was to ensure that site vehicular circulation would not be impacted by the smog check, which could have a higher volume of automobiles entering and exiting the repair bay. He also responded to the issue of the vehicle repair hours, stating the hours were intended as a convenience to working persons who might need ample time before and after work to drop off and pick up their vehicles. Vaughn Jones, president of the Westlake Palisades Association, reiterated his concerns that were included in a letter provided to the Planning Commission. Staff responded that the County had provided documentation to the City that the existing underground tanks were emptied of gasoline and that the County had communicated to City staff that soil tests conducted by the bank which previously owned the property identified no soil contamination.

Moved by Commissioner Kelly, seconded by Commissioner Sylvester, to close the public hearing. Motion carried 4-0.

Moved by Commissioner Kelly, seconded by Commissioner Sylvester, to adopt the findings as outlined in the staff report of October 8, 2013. Motion carried 4-0.

Moved by Commissioner Kelly, seconded by Commissioner Sylvester, to affirm the Environmental Assessment. Motion carried 4-0.

Moved by Commissioner Kelly, seconded by Commissioner Sylvester, to approve Use Permit UPR-713-7618 and Design Review DR-7-13-7619 subject to the Findings and Conditions outlined in the staff report of October 8, 2013. Motion carried 4-0.

2. Use Permit UPR-81-3-7695 and Design Review DR-9-13-7801 to install a new wireless facility at 888 E. Market Street.

Staff report presented by: Michael Van Lonkhuysen, Interim Planning Manager

On October 8, 2013, the Planning Commission voted 4-0 (Commissioner Edelman absent) to recommend that the City Council approve Use Permit UPR-4-13-7061 and Design Review DR-9-13-7801. There were no comments received from the Planning Commission or public on the proposal.

Moved by Commissioner Kelly, seconded by Commissioner Lubiano, to close the public hearing. Motion carried 4-0.

Moved by Commissioner Kelly, seconded by Commissioner Sylvester, to adopt the findings as outlined in the staff report of October 8, 2013. Motion carried 4-0.

Moved by Commissioner Kelly, seconded by Commissioner Lubiano, to affirm the Environmental Assessment. Motion carried 4-0.

Moved by Commissioner Kelly, seconded by Commissioner Sylvester, to approve UPR-81-3-7695 and DR-9-13-7801 subject to the Findings and Conditions outlined in the staff report of October 8, 2013. Motion carried 4-0.

PUBLIC APPEARANCES, STAFF COMMUNICATIONS:

ACQUISITIONS, VACATIONS, ETC. - SECTION 65402(A):

ADJOURNMENT: The Chair adjourned the meeting at 7:55 p.m.

Persons with disabilities who require auxiliary aids or services in attending or participating in this meeting should notify the Office of the City Clerk at 991-8078 as early as possible.

Availability of Public Records: All public records relating to an open session item on this agenda, which are not exempt from disclosure pursuant to the California Public Records Act, that are distributed to a majority of the legislative body will be available for public inspection at the City Clerk's Office, City Hall located at 333 90th Street, Daly City, CA during normal business hours, at the same time that the public records are distributed or made available to the legislative body.