



**CITY OF COSTA MESA
PLANNING COMMISSION MEETING
Monday – October 23, 2017
MEETING DECISIONS**

***IMPORTANT NOTE:**

The purpose of this summary is to provide timely information regarding the Planning Commission's actions at this meeting. For more detailed information regarding the Commission's actions (including the addition, deletion, or modification of conditions of approval), please see the **meeting minutes** for this Planning Commission meeting. You may also contact the Planning Division at (714) 754-5245 for more information.

CONSENT CALENDAR:

***ACTIONS**

1. **MINUTES FOR THE MEETING OF SEPTEMBER 11, 2017** Approved, 5-0

PUBLIC HEARINGS:

***ACTIONS**

1. **REVIEW OF ZONING APPLICATION ZA-16-37 TO PERMIT FOUR SHIPPING CONTAINERS FOR STORAGE AT THE REAR OF THE PROPERTY AND TO ALLOW REDUCED REAR AND SIDE SETBACKS AT 777 AND 779 WEST 19TH STREET** Planning Commission adopted a resolution upholding the decision of the Zoning Administrator with modifications and approved ZA-16-37.

Project Description: A review of the Zoning Administrator's approval of a minor conditional use permit (MCUP) to allow four shipping containers for storage at the rear of the property and to allow a 10-foot setback from the rear and 5-foot setback from one side.

**Approved, 3-2
Chair Andranian and
Commissioner Navarro
Woods voting no**

Environmental Determination: The project is categorically exempt from the provisions of the California Environmental Quality Act (CEQA) under Section 15301 (Class 1), Existing Facilities.

2. **PLANNING APPLICATION PA-17-36 TO ALLOW AN ANIMAL SHELTER FOR DOGS AND CATS TO BE OPERATED BY THE ORANGE COUNTY HUMANE SOCIETY (OCHS) AT 642 BAKER STREET** Planning Commission adopted a resolution to approve Planning Application PA-17-36, subject to revised conditions of approval.

Project Description: Planning Application PA-17-36 involves the following requests: **Approved, 5-0**

1. Conditional Use Permit to allow an animal shelter for dogs and cats that will be operated by the Orange County Humane Society (OCHS). The shelter will be open to the public and receive and hold stray animals to be put up for adoption (no animals will be destroyed at this location). Outdoor walking and exercising of leashed animals is also proposed within the confines of the site, along with veterinary services for the animals brought to the facility (no veterinary services will be provided to the public). Hours of operation will be 10 a.m. to 6 p.m. Monday through Friday, and 9 a.m. to 5 p.m. Saturday and Sunday.
2. Minor Conditional Use Permit to allow a reduction in the number of required on-site parking spaces based on unique operating characteristics (11 spaces required; 8 spaces proposed).

Environmental Determination: The project is categorically exempt from the provisions of the California Environmental Quality Act (CEQA) under Section 15301 (Class 1), Existing Facilities.

3. **PLANNING APPLICATION PA-17-09 AND TENTATIVE PARCEL MAP PM-2016-172 FOR A THREE-UNIT SMALL LOT SUBDIVISION RESIDENTIAL DEVELOPMENT AT 134 SANTA ISABEL AVENUE**

Planning Commission adopted a resolution to approve Planning Application PA-17-09 and Tentative Parcel Map PM-2016-172, subject to revised conditions of approval.

Project Description: The proposed project involves the following requests for:

1. **Planning Application (Design Review) PA-17-09** for the construction of three, two-story detached single-family residences. The front residence is proposed to be 1,939 square feet in area, including 3-bedrooms and 2.5 bathrooms; the middle residence is a proposed to be 2,721 square feet, including 4 bedrooms and 3.5 bathrooms; and the rear residence is proposed to be 2,826 square feet in area, including 4 bedrooms and 3.5 bathrooms. All

Approved, 4-1
Commissioner Navarro
Woods voting no

residences will provide attached two-car garages and two open parking spaces leading to each garage. The project satisfies all Small Lot Subdivision development standards and Residential Design Guidelines.

2. **Tentative Parcel Map PM-2016-172** for the subdivision of a 11,176 square-foot lot into three separate parcels consistent with the Small Lot Subdivision Ordinance.

Environmental Determination: The project is categorically exempt from the provisions of the California Environmental Quality Act (CEQA) under Section 15303 (Class 3), New Construction.