

# SPECIAL MEETING OF THE PLANNING COMMISSION MEETING MINUTES

Wednesday, January 16, 2013 at 6:30 p.m.
City Yards
233 West Mountain Street
Pasadena, CA. 91103

1. **ROLL CALL** - Chair Hall called the meeting to order at 6:36 p.m.

**Present:** Commissioners Nelson, Hickambottom, Hansen, Jones, Farhat, Norton, Vice-Chair Persico, and Chair Hall.

**Staff:** Vince Bertoni, Theresa Fuentes, Denver Miller, Scott Reimers, Vicrim Chima, and Julia Garzon

# 2. PUBLIC HEARING - Continued item from January 12, 2013

A. General Plan Land Use and Mobility Element Update

Scott Reimers gave a powerpoint presentation.

# **Public Comment:**

Jonathan Edewards, Downtown Pasadena Neighborhood Association, would like to see an increase in the FAR for Raymond Avenue to 3.0 per the recommendation by the General Plan Update Advisory Committee

Jenna Kachour, Pasadena Heritage, expressed concerned about the potential impact on historic resources as a result of increased FAR. She pointed out that developable sites are often close to the City's historic resources.

Bob Kneisel, resident, is concerned with increased density on North Lake Ave.

Bob Oltman, East Pasadena Business Association, is concerned with the development level and the impacts in East Pasadena. He would like to see a how the proposed new boundary for the East Pasadena area would affect the development levels.

# Commission Comments:

#### North Lake:

Commissioners discussed with staff the definition of mixed use. Also, Commissioners discussed adding historic properties to the Land Use Diagram.

#### Action:

Vice-Chair Persico moved to accept staff's recommendations on North Lake Ave. Seconded by Commissioner Jones, unanimously approved.

## East Colorado:

#### Action:

Commissioner Jones moved to approve staff's recommendation. Seconded by Commissioner Norton, unanimously approved.

## East Pasadena:

### Actions:

Commissioner Norton moved to approve staff's recommendations for areas EP-1 and EP-2 shown on the East Pasadena map. Seconded by Vice-Chair Persico, unanimously approved.

Commissioner Norton moved to modify the recommendation for EP-3 from R&D Flex Space (0.9 FAR) to a new designation of R&D Flex Space (1.25 FAR). Seconded by Vice-Chair Persico, unanimously approved.

Commissioner Farhat moved to modify the recommendation for the properties on the north/east side of N. Rosemead Blvd., from Med Commercial (0.0-2.0 FAR) to Low Commercial (0.0-1.0 FAR). Seconded by Commissioner Nelson, unanimously approved.

Commissioner Jones moved to approve staff's recommendations for areas EP-4, EP-6, EP-7, EP-8, EP-9 and EP-14 as shown on the East Pasadena map. Seconded by Commissioner Hansen, unanimously approved.

Commissioner Hickambottom moved to approve staff's recommendation for area EP-5 as shown on the East Pasadena map. There was no second to the motion; the motion failed. Vice -Chair Persico moved to change the recommendation for EP-5 from Med Mixed Use (0.0-2.25 FAR) to Low Mixed Use (0.0-1.0 FAR). Seconded by Commissioner Hansen, unanimously approved with the exception of Commissioner Norton abstaining.

Commissioner Norton moved to approve staff's recommendation for area EP-10 at Med Mixed Use (0.0-2.25 FAR) and change the recommendation for EP-11 from Med Mixed Use (0.0-2.25 FAR) to Low Mixed use (0.0-1.0 FAR). Seconded by Commissioner Hansen, unanimously approved.

Commissioner Jones moved to change the recommendation for areas EP-12 and EP-13 from Med Mixed Use (0.0-2.25 FAR) to Med Commercial (0.0-2.0 FAR). Seconded by Vice-Chair Persico, unanimously approved.

Commissioner Norton moved to change the designation of the single-family residences along Woodlyn Rd. that are part of the St. Luke's Hospital site from Institutional to Low Density Res (0-6 DU/Acre). Seconded by Commissioner Farhat, unanimously approved.

## South Fair Oaks:

Commissioner Norton moved to approve staff's recommendation for areas SFO-1, SFO-2, and SFO-3 on the South Fair Oaks map except that the area south of Arlington Dr., on the west side of S. Fair Oaks Ave, should be reduced to Low Mixed Use (0.0-1.0 FAR). Seconded by Commissioner Jones, unanimously approved.

Meeting continued to a Special Planning Commission meeting on Wednesday, January 30, 2013 at the City Yards located at 233 West Mountain Avenue.

3. ADJOURNMENT - Chair Hall adjourned the meeting at 9:45 p.m.

Julia Garzon, Recording Secretary