

GARDEN GROVE PLANNING COMMISSION
Community Meeting Center
11300 Stanford Avenue, Garden Grove, CA 92840

Meeting Minutes
Thursday, March 2, 2023

CALL TO ORDER: 7:00 p.m.

ROLL CALL:

Chair Ramirez
Vice Chair Lindsay
Commissioner Arestegui
Commissioner Cunningham
Commissioner Lehman
Commissioner Perez

Absent: Cunningham

PLEDGE OF ALLEGIANCE: Led by Commissioner Perez

ORAL COMMUNICATIONS – PUBLIC – None.

February 16, 2023 MINUTES:

Action: Received and filed.
Motion: Lindsay Second: Lehman
Ayes: (5) Arestegui, Lehman, Lindsay, Perez, Ramirez
Noes: (0) None
Absent: (1) Cunningham

PUBLIC HEARING – SITE PLAN NO. SP-121-2023 AND VARIANCE NO. V-039-2023 FOR PROPERTY LOCATED ON THE SOUTHWEST CORNER OF GARDEN GROVE BOULEVARD AND PARTRIDGE STREET AT 12692 GARDEN GROVE BOULEVARD.

Applicant: ANHTHU NGUYEN (ASPIRE ASSOCIATES, LLC)
Date: March 2, 2023

Request: A request for Site Plan approval to construct a new 6,694 square foot one-story office building on the vacant and unimproved portion of a 1.09-acre property, along with associated site improvements. The existing 4,600 square foot, one-story commercial building on the property's southwest corner will remain unchanged. In conjunction with the request, the applicant requests a Variance

approval to deviate from the minimum lot size requirement of the Harbor Corridor Special Plan-Office Professional (HCSP-OP) zone, to develop the site with a new commercial building. The project is exempt from the CEQA pursuant to Government Code Section 15303 – New Construction or Conversion of Small Structures – of the State CEQA Guidelines.

Action: Resolution No. 6056-23 was approved

Motion: Lindsay Second: Arestegui

Ayes: (5) Arestegui, Lehman, Lindsay, Perez, Ramirez

Noes: (0) None

Absent: (1) Cunningham

PUBLIC HEARING – SITE PLAN NO. SP-123-2023 FOR PROPERTY LOCATED ON THE NORTHEAST CORNER OF NELSON STREET AND STANFORD AVENUE AT 10855 STANFORD AVENUE.

Applicant: ST. COLUMBAN SCHOOL

Date: March 2, 2023

Request: A request for Site Plan approval to demolish an existing lunch shelter and storage containers to construct a new 3,606 square foot lunch shelter and a new 1,640 square foot six-car garage/storage structure at a church site currently improved with a school, St. Columban School. Additional site improvements consist of new wrought-iron rolling gates and reconfiguration of parking stalls to accommodate the new structures. The site is in the CCSP-PR12 (Civic Center Specific Plan - Peripheral Residential (PR) District Area 12) zone. The project is exempt from the CEQA pursuant to Government Code Sections 15302 – Replacement or Reconstruction and 15303 – New Construction or Conversion of Small Structures – of the State CEQA Guidelines.

Action: Resolution No. 6059-23 was approved. One letter was submitted by Mary Campbell, with concerns of homeless and street vending in the area.

Motion: Lehman Second: Lindsay

Ayes: (5) Arestegui, Lehman, Lindsay, Perez, Ramirez

Noes: (0) None

Absent: (1) Cunningham

ITEM FOR CONSIDERATION - ACKNOWLEDGEMENT OF THE 2022 ANNUAL PROGRESS REPORT ON THE STATUS OF THE GENERAL PLAN AND HOUSING ELEMENT

Action: Received and filed.

Motion: Lehman Second: Lindsay

Ayes: (5) Arestegui, Lehman, Lindsay, Perez, Ramirez

Noes: (0) None

Absent: (1) Cunningham

MATTERS FROM COMMISSIONERS: Several Commissioners expressed that their service on the Planning Commission was an honor and thanked Staff for their support.

Vice Chair Lindsay stated that with the new housing standards introduced by the State, the existing infrastructures for increased density and capacity, such as with trash receptacles, electrical amps, water service, sewer output, gas meters, and fire access, need to be upgraded to support the new and existing development. Staff responded that though the concerns affect multi-departments, discussions with Southern California Edison are currently taking place, and staff will conduct more research and will provide an update to the Commission at a future meeting. Additionally, Vice Chair Lindsay announced a Chili Cook Off event to be held at East Gate Park this Saturday.

MATTERS FROM STAFF: Staff noted that the March 16th meeting would be cancelled, and the April 6th meeting include the Code of Ethics review.

ADJOURNMENT: At 7:50 p.m. to the next Meeting of the Garden Grove Planning Commission on Thursday, April 6, 2023, at 7:00 p.m. in the Community Meeting Center, 11300 Stanford Avenue, Garden Grove.

Judith Moore
Recording Secretary