



Planning Commission Minutes

Regular Planning Commission
Meeting of June 3, 2024
IN PERSON AND ONLINE MEETING
<https://www.nationalcityca.gov/webcast>
LIVE WEBCAST
Council Chambers, Civic Center
1243 National City Boulevard
National City, CA 91950

These minutes have been abbreviated. Video recordings of the full proceedings are on file and available to the public.

The meeting was called to order by Chair Miller at 6:00 p.m.

ROLL CALL

Commissioners Present: Valenzuela, Sanchez, Quinones, Miller, Forman, Castle, Armenta.

Commissioner Quinones absent during roll call.
Commissioner Quinones arrived at 6:03 p.m.

Staff Also Present: Director of Community Development Carlos Aguirre, Assistant Director of Community Development Martin Reeder, Deputy City Attorney Ashlin Y. Lutes, Associate Planner David Welch, Director of Engineering and Public Works Steve Manganiello, and Deputy City Clerk Tonya Hussain.

PLEDGE OF ALLEGIANCE

Pledge of Allegiance by Vice Chair Castle.

PUBLIC COMMENT

Public comment made by Teresa Camacho

APPROVAL OF AGENDA

1. Approval of Agenda for the Regular Planning Commission Meeting on June 3, 2024.

Motion by Castle, second by Sanchez, to approve the agenda.

Motion carried by the following vote:

Ayes: Valenzuela, Sanchez, Quinones, Miller, Forman, Castle, Armenta.

Noes: None.

Abstain: None.

Absent: None.

Motion approved.

PUBLIC HEARINGS

2. Conditional Use Permit for the sale of beer, wine, and distilled spirits (ABC Type-21) at an existing grocery store (Grocery Outlet) located at 3446 Highland Avenue.

David Welch presented a PowerPoint presentation.

Steve Rawlings representative of the applicant spoke and answered any questions the Commissioners had.

Chair Miller, Vice-Chair Castle, Commissioner Armenta, Commissioner Quinones, and Commissioner Sanchez disclose that they have previously shopped at Grocery Outlet.

Motion by Valenzuela, second by Sanchez, to close the Public Hearing.

Motion carried by the following vote:

Ayes: Valenzuela, Sanchez, Quinones, Miller, Forman, Castle, Armenta.

Noes: None.

Abstain: None.

Absent: None.

Motion approved.

Motion by Castle, second by Valenzuela, to adopt Resolution No. 2024-08, a Resolution of the Planning Commission of the City of National City, California, determining that the project is categorically exempt from the California Environmental Quality Act (CEQA) under Class 1 of the CEQA Guidelines Section 15301 (Existing Facilities) and approving a Conditional

Use Permit for beer, wine, and distilled spirits (ABC Type-21) at an existing grocery store (Grocery Outlet) located at 3446 Highland Avenue.

Motion carried by the following vote:

Ayes: Valenzuela, Sanchez, Quinones, Miller, Forman, Castle, Armenta.

Noes: None.

Abstain: None.

Absent: None.

Motion approved.

3. Public Hearing – Recommendation for adoption by the City Council of the City of National City an ordinance adopting the City Zoning Amendment to implement the Focused General Plan Update. Case file no.: 2021-14 ZC

Commissioner Armenta recuses herself.

Vice-Chair Castle lives on the Fourth Street corridor and recuses herself.

Commissioner Quinones recuses herself.

Commissioner Sanchez lives on Fourth Street and recuses himself.

Deputy City Attorney Lutes provides guidance on the next steps. States that in the Political Reform Act there is an exception which allows a random means of selection to be used to select only the number of officials necessary to make the decision. Ashlin Lutes states that a random commissioner will be selected to participate in order to obtain a quorum.

Commissioner Quinones was selected at random.

6:26 p.m. Vice-Chair Castle, Commissioner Armenta, and Commissioner Sanchez stepped down from the dais.

Tara Lake with WSP presented a PowerPoint presentation.

Motion by Valenzuela, second by Forman, to close the Public Hearing.

Motion carried by the following vote:

Ayes: Valenzuela, Quinones, Miller, Forman.

Noes: None.

Abstain: Armenta, Castle, Sanchez (recusals).

Absent: None.

Motion approved.

Motion by Valenzuela, second by Forman, to adopt Resolution No. 2024-09, a Resolution of the Planning Commission of the City of National City, California, recommending adoption by the City Council of the City of National City of an Ordinance adopting the City Zoning Map Amendment to implement the Focused General Plan Update.

Motion carried by the following vote:

Ayes: Valenzuela, Quinones, Miller, Forman.

Noes: None.

Abstain: Armenta, Castle, Sanchez (recusals).

Absent: None.

Motion approved.

6:57 p.m. Vice-Chair Castle, Commissioner Armenta, and Commissioner Sanchez returned to the dais.

OTHER BUSINESS:

4. Fiscal Year 2024-2025 Capital Improvement Program – General Plan Conformity Review

Steve Manganiello presented a PowerPoint presentation.

Motion by Valenzuela, second by Armenta, finding the Fiscal Year 2024-2025 Capital Improvement Program in conformance with the General Plan.

Motion carried by the following vote:

Ayes: Valenzuela, Sanchez, Quinones, Miller, Forman, Castle, Armenta.

Noes: None.

Abstain: None.

Absent: None.

Motion approved.

STAFF REPORTS:

Legal Council: None.

Director of Community Development: None.

Assistant Director of Community Development: Thanks the Planning Commissioners for their hard work on the Focused General Plan Update and thanks them for their patience. Thanks Steve Manganiello for being at the meeting.

COMMISSIONER REPORTS:

Vice-Chair Castle: States that a young life was lost this week due to a bicycle accident on 18th Street. Sends prayers to the individual's families. Request that the fourth corridor have traffic calming as there were two accidents in one day on 4th and B Street. Requested to add stop signs or speedbumps. Request City Clerk to send the link for the National City projects via email to all the Commissioners.

Commissioner Armenta: None.

Commissioner Quinones: Apologies for being late. States that the traffic on Harbison and 6th is horrendous. Request if someone can look into the parking issue.

Commissioner Sanchez: Agrees with Vice-Chair Castle regarding the accidents happening on 4th Street. States that Las Palmas Little League chose their All Stars and states that his son is one of the All Stars.

Commissioner Forman: Hopes the City responds with some ways of improving the street scape and making it safer.

Commissioner Valenzuela: Recommends on Plaza Blvd. between Highland and the 805 on the west side, and Harbison and 805 on the east side that traffic lighting sequencing be considered in the morning in particular. Thanks Director Manganiello's team for working on the homeless encampment in front of the Jack-In-The-Box.

Chair Miller: Follows-up on the Safety Training. States that he had the opportunity to test for his ham radio license in which he passed. Encourages everyone to get involved in the CERT Program and directs anyone to talk to Walter Amedee regarding the information.

ADJOURNMENT

Chair Miller adjourned to the Regular Meeting of the Planning Commission of the City of National City, Monday, July 15, 2024, at 6:00 p.m. in the Council

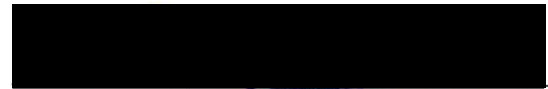
Chamber, located in City Hall, 1243 National City Boulevard, National City, California.

The meeting adjourned at 7:41 p.m.

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Sarah Esendencia, Executive Secretary

The foregoing minutes were approved at the Regular Meeting of August 5, 2024.

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Martin Miller, Chair