

**Minutes of the Regular Meeting of the  
Huntington Park Planning Commission held on December 19, 2012**

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Chairman Carvajal called the meeting to order at 6:33 p.m. Present: Commissioners Juan Anaya, Eddie Benitez, Laura Herrera, Veronica Lopez, and Chairman Eddie Carvajal; Absent: None. Also present: Senior Planner Albert Fontanez and Recording Secretary Genny Ochoa.

**Public Appearances**

None.

**Approval of Minutes**

Motion by Vice Chair Herrera, seconded by Commissioner Lopez, to approve the minutes of the regular meeting held on September 19, 2012. The motion carried as follows: Ayes: Commissioners Anaya, Herrera, Lopez, Benitez, and Chairman Carvajal; Noes: None; Absent: None; Abstain: None.

Motion by Vice Chair Herrera, seconded by Commissioner Anaya, to approve the minutes of the regular meeting held on October 17, 2012. The motion carried as follows: Ayes: Commissioners Anaya, Herrera, Benitez, and Chairman Carvajal; Noes: None; Absent: None; Abstain: Commissioner Lopez.

Motion by Vice Chair Herrera, seconded by Commissioner Lopez, to approve the minutes of the special meeting held on November 14, 2012, as modified by staff. The motion carried as follows: Ayes: Commissioners Anaya, Herrera, Lopez, Benitez, and Chairman Carvajal; Noes: None; Absent: None; Abstain: None.

**Public Appearances**

None.

**Continued Public Hearings**

A. CASE NO. 1956-CUP: Request by Maria Teresa Kowal (on behalf of "Ministerios Mahanaim") for approval of a Conditional Use Permit to allow the expansion of an existing church located at 2563 Clarendon Avenue, within the Downtown Huntington Park "Specific Plan (DTSP) District C – Neighborhood Zone."

Senior Planner Albert Fontanez stated that at the Commission meeting of November 14, 2012, the Commissioners expressed concern with the maintenance of the proposed metal panels and their potential negative impacts to the surrounding area, and with the type of lighting proposed for the cross at the top of the building. The Commission had also directed staff to conduct further research on the metal panels and requested that the applicant inform the surrounding neighbors of the proposed project.

Mr. Fontanez stated that staff contacted the metal panels manufacturer, Berridge Manufacturing Company, who indicated that the proposed Berridge HS-8 & HS-12 metal panels were “maintenance free” and that “occasional rain would help maintain the building.” Mr. Fontanez further stated that the manufacturer had provided certification of test results that the panels’ metal finish/coating provide low reflection or glare. Mr. Fontanez stated that the manufacturer had indicated that using an earth tone color might subdue the potential for glare. Mr. Fontanez suggested that the applicant consider the manufacturer’s “Sierra Tan” color finish for the metal panels. Mr. Fontanez added that the applicant proposed to use soft white LED lighting through the perforated metal on only the front side of the cross. Mr. Fontanez stated that the Commission could consider imposing additional conditions to mitigate any impacts associated with the proposed project.

Chairman Carvajal declared the public hearing open and called for those wishing to speak for or against Case No. 1956-CUP.

Pastor Concepcion Roque (“Ministerios Mahanaim,” 2563 Clarendon Avenue, Huntington Park), church representative/applicant, came forward to speak in favor of Case No. 1956-CUP. Pastor Roque stated that he wanted to provide the “best” project possible for the proposed expansion of the church and added that the project would greatly improve the area. Mr. Roque indicated that he had informed some of his neighbors of the proposed project and they had expressed their support of the project. Pastor Roque thanked the Commission and requested approval of Case No. 1956-CUP.

With no one else coming forward to speak for or against Case No. 1956-CUP, Chairman Carvajal closed the public hearing.

After a discussion, the Commission concurred to add the following conditions to the Conditions of Approval:

- i) That the Berridge HS-8 & HS-12 metal panels be painted in “SIERRA TAN” paint coat;
- ii) that the lighting used be non-flickering and non-obstructive to drivers;
- iii) that the applicant provide proof of community outreach, such as an informational mailing, to property owners within a 100’ radius of the subject property.

Motion by Vice Chair Herrera, seconded by Commissioner Lopez, to APPROVE CASE NO. 1956-CUP, subject to the Conditions of Approval as modified. The motion carried as follows: Ayes: Commissioners Anaya, Herrera, Lopez, Benitez, and Carvajal; Noes: None; Absent: None; Abstain: None.

**New Business**

None.

**Information Items**

Senior Planner Fontanez provided a status update on the following Planning Division matters:

- i) Possible prohibition of clothes donation bins;
- ii) allowing service uses on ground floor levels in the City's downtown area;
- iii) standards to control proliferation of convenience stores with alcohol sales;
- iv) possible moratorium on subdividing buildings into multi-tenant spaces on Pacific Boulevard;
- v) enforcement of regulations of newsracks.

**Adjournment**

There being no further business, Chairman Carvajal adjourned the meeting at 7:15 p.m.

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Eddie Carvajal - Chairman

ATTEST:

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Albert G. Fontanez - Secretary