



Planning & Economic Development Department - Planning Division

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PLANNING COMMISSION AGENDA

WEDNESDAY, NOVEMBER 9, 2016

7:00 P.M.

CITY HALL COUNCIL CHAMBERS
205 SOUTH WILLOWBROOK AVENUE

Notice

Members of the public may address the Planning Commission on any hearing shown on the agenda. Persons addressing the Commission must complete a speaker information form and submit it to the secretary prior to speaking. Persons appearing on behalf of a group or organization shall be allotted five minutes to speak. Persons appearing as an individual shall be allotted three minutes to speak. All speakers must state their name prior to speaking. ***Please silence or turn off all cell phones, pagers or any other audible electronic devices.***

All Planning Commission decisions are final unless appealed to the City Council. In order to be valid an appeal must be filed with the City Clerk within 14 calendar days of Commission's resolution adoption and must state the grounds wherein the Commission failed to conform to the requirements of the Municipal Code.

Any writings or documents distributed to a majority of the members of the Commission regarding any item on the agenda (other than writings legally exempt from public disclosure) will be made available for public inspection in the Planning Department, located at 205 South Willowbrook Avenue, Compton, California, during regular business hours, and in the lobby of the Council Chambers during the meeting.

1) **PLEDGE OF ALLEGIANCE**

2) **ROLL CALL**

3) **APPROVAL OF MINUTES** – September 14, 2016 and October 12, 2016

4) **PUBLIC HEARING ITEM:**

- A. General Plan Amendment Case No. 2015-001/ Change of Zone Case No. 2015-001/ Conditional Use Permit Case No. 2766/ Vesting Tentative Tract Map No. 73337/ Mitigated Negative Declaration No. 938** - A request of Harridge Development Group, LLC, to develop a 62-unit detached, planned condominium development on a 4.9 acre lot located at 2001 E. Rosecrans Avenue in Compton. The following entitlements are being requested to facilitate the aforementioned project, 1) adoption of the Mitigated Negative Declaration and mitigation monitoring and reporting program (MMRP) in accordance with the California Environmental Quality Act (CEQA), 2) approval of a General Plan Amendment to change the land use designation from Low Density Residential (LDR) to Medium Density Residential (MDR), 3) approval of a Change of Zone to change the zoning classification from Low Density Residential (RL) to Medium Density Residential with a

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Planned Development overlay zone (RM-D), 4) approval of a Conditional Use Permit to allow the development of a planned condominium project and 5) approval of a Vesting Tentative Tract Map which will create condominium map.

- 5) **NEW BUSINESS:**
- 6) **OLD BUSINESS**
- 7) **DIRECTOR'S REPORT**
- 8) **COMMISSION COMMENTS**
- 9) **AUDIENCE COMMENTS**

THE COMPTON CITY COUNCIL CHAMBERS IS LOCATED AT 205 S. WILLOWBROOK AVENUE, COMPTON. FOR FURTHER INFORMATION, CONTACT THE PLANNING AND ECONOMIC DEVELOPMENT DEPARTMENT AT 310.605.5532, MONDAY THROUGH THURSDAY, 7:00 A.M. TO 6:00 P.M.

NEXT MEETING: Wednesday, December 14, 2016