

NEW BUSINESS

- 1. PLANNING CASE PL-05-080 (Planned Development Overlay Zone Change, Conditional Use Permit, and Tentative Tract Map)
201-217 S. San Gabriel Blvd.
Applicant: San Gabriel Development Group, LLC**

This application is for the approval of a Planned Development Overlay Zone Change, Conditional Use Permit, and Tentative Tract Map to construct a mixed-use project consisting of approximately 18,000 square feet of commercial space and 159 residential condominium units located in the C-1 (Retail Commercial) zone.

Environmental Determination: In accordance with the California Environmental Quality Act (CEQA) guidelines Section 15063(a), the City of San Gabriel prepared an initial study and determined that an EIR would be required for this project. The environmental consultants, RBF Consulting, prepared the draft environmental impact report and staff filed a Notice of Preparation of Draft Environmental Impact Report on June 13, 2006 and Notice of Completion and Notice of Availability on November 30, 2006 with the State Clearinghouse Office of Planning and Research (OPR).

Recommended Action: After hearing public testimony, that the Planning Commission continue Planning Case PL-05-080 to the next regular meeting.

COMMISSION ITEMS:

STAFF ITEMS:

ADJOURNMENT: TO THE REGULAR MEETING ON MONDAY, MARCH 12, 2007 AT 6:30 PM AT CITY HALL, 425 S. MISSION DRIVE, SAN GABRIEL, CA.

Staff reports are available for public inspection in the Planning Division office of City Hall, during regular business hours, 8:00 a.m. to 5:00 p.m., Monday through Friday, and 8:00 a.m. to 6:30 p.m. Tuesdays; Telephone (626) 308-2806.

NOTE: CITY HALL IS ACCESSIBLE TO THE DISABLED. AUDIO DEVICES FOR THE HEARING IMPAIRED ARE AVAILABLE FROM THE PLANNING STAFF DURING EACH MEETING.

APPEAL PERIOD: ALL DECISIONS MADE BY THE PLANNING COMMISSION MAY BE APPEALED TO THE CITY COUNCIL WITHIN (10) BUSINESS DAYS OF THE DECISION BY FILING A LETTER WITH THE COMMUNITY DEVELOPMENT DEPARTMENT AND PAYING AN APPEAL FEE OF \$705. IF NO APPEAL IS FILED, DECISIONS ARE FINAL (EXCEPT FOR LEGISLATIVE ACTIONS THAT ARE RECOMMENDATIONS TO THE CITY COUNCIL).

This agenda was posted at the US Post Office, the South Fire Station and at City Hall.

I declare under penalty of perjury that I am employed by the City of San Gabriel in the Community Development Department; and that I posted this notice at City Hall, Fire Department Headquarters and at the US Post Office on Friday, February 16, 2007.

Date

Lucita Y. Tong, Planning Manager