



**MINUTES
SPECIAL MEETING – 5:30 P.M.
HEARING OFFICER
Wednesday, September 1, 2021
Virtual Meeting**

Hearing Officer Present: Paul Novak
Acting Zoning Administrator: Jason Van Patten
Staff Present: Luis Rocha, Alison Walker, Emma Carrico

1. READING OF PROCEDURES

2. PUBLIC HEARINGS

MINOR CASES

A. MCUP #6889: 1021-1023 PALM TERRACE – COUNCIL DISTRICT #5

Minor Conditional Use Permit: To allow the expansion of a nonconforming use. The property is nonconforming because it is developed with two residential units in the RS-6 (Single-Family Residential, 0-6 lots per acre) zoning district, where one dwelling per lot is permitted. The project consists of additions to the rear residential unit totaling 413 square feet and a new 448 square foot detached two-car garage. A Minor Conditional Use Permit is required for an expansion and/or alteration of a legally established non-conforming use.

Staff Recommendation:

- 1) Find that the project is categorically exempt from the California Environmental Quality Act (CEQA) pursuant to State CEQA Guidelines Section 15301, (Class 1, Existing Facilities); and,
 - 2) Approve the Minor Conditional Use Permit with conditions.
- Case Manager: Emma Carrico

APPROVED

APPEAL DATE: September 13th, 2021

EFFECTIVE DATE: September 14th, 2021

HEARING OFFICER ACTION: The Hearing Officer decided to adopt the Environmental Determination, which is an exemption, and approve the project subject to findings in Attachment A and adopted conditions found in Attachment B.
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REGULAR CASES

B. CUP #6898: 132 N. EUCLID AVE. – COUNCIL DISTRICT #3

Conditional Use Permit: To allow a Temporary Homeless Shelter use at an existing Religious Facility (All Saints Church). A Conditional Use Permit is required to establish a Temporary Homeless Shelter use at a Religious Facility with participants residing at the facility for more than 60 days in the CD-2 (Central District, Civic Center/Midtown subdistrict) zoning district.

Staff Recommendation:

- 1) Find that the project is categorically exempt from the California Environmental Quality Act (CEQA) pursuant to State CEQA Guidelines Section 15301 (Class 1, Existing Facilities); and
- 2) Approve the Conditional Use Permit with conditions.

Case Manager: Alison Walker

APPROVED

APPEAL DATE: September 13th, 2021

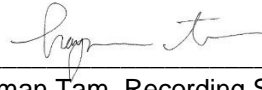
EFFECTIVE DATE: September 14th, 2021

HEARING OFFICER ACTION: The Hearing Officer decided to adopt the Environmental Determination, which is an exemption, and **approve** the project subject to findings in Attachment A and adopted conditions found in Attachment B along with three added conditions.

ADJOURNMENT: approximately 6:10 p.m.



Jason Van Patten, Senior Planner



Hayman Tam, Recording Secretary