

**MINUTES OF THE
REGULAR MEETING OF THE PLANNING COMMISSION
OF THE CITY OF SANTA CLARITA**

**Tuesday
February 21, 2012
6:00 p.m.**

CALL TO ORDER

The meeting of the Planning Commission of the City of Santa Clarita was called to order by Chair Jacobson at 6:02 p.m. in the City Council Chambers, 23920 Valencia Boulevard, Santa Clarita, California.

FLAG SALUTE

Commissioner Ostrom led the flag salute.

ROLL CALL

Chair Jacobson and Commissioners Burkhart, Eichman, and Ostrom were present.

APPROVAL OF AGENDA

A motion was made by Commissioner Burkhart and seconded by Commissioner Ostrom to approve the agenda. Said motion was approved by a vote of 4-0.

APPROVAL OF THE MINUTES OF THE NOVEMBER 15, 2011, STUDY SESSION AND REGULAR MEETING

A motion was made by Commissioner Ostrom and seconded by Commissioner Eichman to approve the minutes of the November 15, 2011, study session and regular meeting. Said motion was approved by a vote of 4-0.

PUBLIC HEARINGS

ITEM 1 MASTER CASE NO. 11-131, MINOR USE PERMIT 11-028

Commissioner Eichman recused herself from participating in the discussion, as she owns a business that operates in the same building where the project is proposed.

Mike Marshall, Assistant Planner II, gave the staff report and computer slide presentation.

The public hearing was opened at 6:07 p.m.

Kurt Bryant, the applicant, and his attorney, G. Marshall Hann, addressed the Commission.

Michael Zugsmith, Craig Eichman, and Yair Haimoff spoke in support of the proposed project.

The public hearing was closed at 6:11 p.m.

A motion was made by Commissioner Ostrom and seconded by Commissioner Burkhart to adopt Resolution P12-04, approving Master Case 11-131, Minor Use Permit 11-028, for the operation of an indoor sports and recreation facility within the BP zone subject to the attached Conditions of Approval. A roll call vote was taken. Said motion was approved by a vote of 3-0.

ITEM 2 MASTER CASE NO. 11-148, TENTATIVE PARCEL MAP 71725

Mike Marshall, Assistant Planner II, gave the staff report and computer slide presentation.

Wayne Smith, the City's Oak Tree Specialist, addressed the Commission's questions regarding the tree planting requirements.

The public hearing was opened at 6:16 p.m.

Matt Benveniste, representing the applicant, addressed the Commission. Mr. Benveniste asked that the Commission change the Conditions of Approval to allow the applicant to wait and plant all required trees prior to the issuance of the first Building Permit.

Mr. Smith informed the Commission that the Urban Forestry Division would agree to change the Condition.

The public hearing was closed at 6:19 p.m.

A motion was made by Commissioner Burkhart and seconded by Commissioner Ostrom to adopt Resolution P12-03, approving Master Case 11-148, Tentative Parcel Map 71725, with the attached Conditions of Approval, with a modification to Condition UF1 requiring the applicant to install street trees prior to the issuance of first Building Permit rather than prior to final map approval. A roll call vote was taken. Said motion was approved by a vote of 4-0.

ITEM 3 MASTER CASE NO. 11-155, MINOR USE PERMIT 11-037

Ben Jarvis, Associate Planner, gave the staff report and computer slide presentation.

The public hearing was opened at 6:25 p.m.

Liz Caputo and Gerald Michaels, representing the applicant, addressed the Commission.

The public hearing was closed at 6:27 p.m.

A motion was made by Commissioner Ostrom and seconded by Commissioner Eichman to adopt Resolution P12-01, approving Master Case 11-155, Minor Use Permit 11-037, to allow for a day spa and gym use (Indoor Sports and Recreation) located at 24245 Magic Mountain Parkway, subject to the attached Conditions of Approval. A roll call vote was taken. Said motion was approved by a vote of 4-0.

PLANNING MANAGER'S REPORT

Jeff Hogan, Interim Planning Manager, gave the Planning Manager's report. Mr. Hogan informed the Commission that both meetings in March are being cancelled and their next meeting will be on April 17, 2012.

Mr. Hogan provided a brief update on the proposed Mancara residential project. He also reported that the interview process to fill the Planning Commission vacancy is underway. The chosen candidate will be appointed at the February 28, 2012, City Council meeting and will then be sworn-in at the Commission meeting in April.

PLANNING COMMISSIONERS' REPORTS

There were no Planning Commissioner reports.

PUBLIC BUSINESS FROM THE FLOOR

There were no public comments.

ADJOURNMENT

A motion was made by Commissioner Ostrom and seconded by Commissioner Eichman to adjourn the meeting. Said motion was approved by a vote of 4-0 and the meeting was adjourned at 6:29 p.m.

Denise Jacobson, Chairperson
Planning Commission

Jeff Hogan, AICP, Interim Planning Manager
Community Development