CITY OF TEMPLE CITY

PLANNING COMMISSION MINUTES

REGULAR MEETING
Tuesday, March 12, 2024, 7:30 P.M.
City Council Chambers, 5938 Kauffman Avenue, Temple City
www.templecity.us

OPENING MATTERS:

- **Call to Order**
- **Roll Call:**
  - PRESENT: Cordes, Guan, Lee, Vice-Chair O'Leary, Chair Haddad
  - ABSENT:
  - ALSO PRESENT: Community Development Director Reimers, Deputy City Attorney Gutierrez, Associate Planner Liu and Planning Secretary Scott.
- **Pledge of Allegiance**

ORAL COMMUNICATIONS / PUBLIC COMMENTS: NONE

CONSENT CALENDAR:

1. Planning Commission Minutes of February 13, 2024.

Commissioner Guan made a motion to approve the minutes of February 13, 2024, listed on the Consent Calendar. Seconded by Vice-Chair O'Leary and approved unanimously by the following votes:

AYES:	Commissioner – Guan, Vice-Chair O'Leary, Chair Haddad
ABSTAIN:	Commissioner – Cordes, Lee
NOES:	Commissioner – None
ABSENT:	Commissioner – None

NEW BUSINESS: PL 24-4461 General Plan Annual Progress Report 2023

Associate Planner Liu gave a presentation of the annual progress report for 2023.

Chair Haddad opened the public comments. No one came forward to speak.

Commissioner Guan made a motion recommending that the City Council approve file, PL 24-4461. The motion was seconded by Commissioner Lee and the motion carried by the following roll call vote:

AYES:	Commissioner – Cordes, Lee, Guan, Vice-Chair O'Leary, Chair Haddad
ABSTAIN:	Commissioner – None
NOES:	Commissioner – None
ABSENT:	Commissioner – None

PUBLIC HEARING ITEM:

2. PL 24-4478 Amend the Adopted Traffic Thresholds of Significance for the California Environmental Quality Act (CEQA) Related to Vehicle Miles Traveled (VMT).

Address:	Citywide
Recommendation	Adopt the attached resolution recommending that the City Council find that the action is exempt from CEQA and adopt the proposed thresholds of significance.
Project Planner:	Scott Reimers sreimers@templecity.us

Community Development Director Reimers gave a brief presentation.

Commissioner Guan asked if small projects require an analysis.

Commissioner Lee asked staff if a neighboring city was to open a Costco how would the city be affected by the VMT, (Vehicle Miles Traveled).

Mr. Reimers stated that as part of the CEQA process neighboring cities are required to send notices for any projects that are within their boundaries and when a big project is received it is forwarded to the Traffic Engineer to mitigate traffic issues.

Chair Haddad asked about the VMT calculations and thresholds.

Mr. Reimers said that it is calculated based on the number of trips.

Chair Haddad opened the public comments. No one came forward to speak.

Commissioner Lee moved to close the public comments. The motion was seconded by Chair O'Leary.

Commissioner Lee made a motion recommending that the City Council approve file, PL 24-4478 and adopt the resolution finding the project is exempt from CEQA. The motion was seconded by Commissioner O'Leary and the motion carried by the following roll call vote:

AYES:	Commissioner – Cordes, Lee, Guan, Vice-Chair O'Leary, Chair Haddad
ABSTAIN:	Commissioner – None
NOES:	Commissioner – None
ABSENT:	Commissioner – None

UNFINISHED BUSINESS ITEM: NONE

COMMUNITY DEVELOPMENT DIRECTOR'S REPORT:

- 5665 Rosemead Boulevard- GW Supermarket will be opening soon.
- 9465 Las Tunas Drive- Demolition has begun.
- 4910 Encinita Avenue- Framing is underway.
- 6054 Encinita Avenue- Landscaping is being planted.
- 4447 Ellis Lane- Framing is nearly complete.
- 5937 Primrose Avenue- Framing is underway.
- Community Development Department Activities for February

COMMENTS FROM COMMISSIONERS:

Vice-Chair O'Leary – Thanked staff.
Commissioner Cordes – No comments.
Chair Haddad – Announced re-organization for City Council.
Commissioner Guan – Happy to see everyone.
Commissioner Lee – Excused himself at 8:28 p.m.

ADJOURNMENT:

3. The Planning Commission Meeting was adjourned at 8:37 p.m.

Chair

Secretary