



MINUTES

LA MESA PLANNING COMMISSION

A Regular Meeting via Teleconference

Wednesday, September 15, 2021 at 7:00 p.m.

**La Mesa City Hall Council Chambers
8130 Allison Avenue, La Mesa, California**

This meeting was conducted utilizing teleconferencing and electronic means consistent with State of California Executive Order N-29-20 dated March 17, 2020, regarding the COVID-19 pandemic.

The Agenda for this meeting was posted on September 10, 2021, at 5:30 p.m., on the Bulletin Board next to the entrance to the City Council Chambers, 8130 Allison Avenue, La Mesa, California.

The meeting was called to order at 7:00 p.m.

Planning Commission members present were Chair Newland, Vice Chair Cooper, Commissioners Alvarado, Coston, Jones, and Torpey.

Staff members present: Community Development Director Kerry Kusiak and Assistant City Attorney Cory Lacy.

Invocation and Pledge of Allegiance – Commissioner Coston gave the Invocation and lead the Pledge of Allegiance.

Additions and/or Deletions to the Agenda – Mr. Kusiak informed the Commissioners that Item 6b. was being continued to a date certain of October 6, 2021.

Public Comment (non-agenda items) – None

Note: In accordance with State Law, an item not scheduled on the Agenda may be brought forward by the general public for discussion; however, the Commission will not be able to take any action at this meeting. If appropriate, the item will be referred to staff or placed on a future agenda.

Procedural Rules for Conduct of Hearings – Vice Chair Cooper read the Procedural Rules.

Hearings

A. Project No. 2020-15 (Allison Avenue TOD) – Consideration of site development plan and zone reclassification for a proposed 147-unit apartment project consisting of 100% affordable units, exclusive of manager's units, at 8181 Allison Avenue (APN 470-672-22-00).

Mr. Kusiak presented the staff report.

Mr. Terzich provided a presentation reflecting the specifics of the proposed project.

The Public Hearing was opened.

Those in favor and/or voicing concerns:

- Milo Terzich – USA Properties, Inc.
- Jirair Garabedian, Architect – Dahlin Group
- Bonnie Baranoff – Resident
- Michael Syler – Member, La Mesa Masonic Lodge
- Susan Baldwin
- Chadwick Monfort

Those in opposition:

- Carol Yurameko - Resident

The public hearing was closed.

The Commissioners discussed the project.

ACTION: Commissioner Rogers made a motion to recommend the City Council approve the Initial Study and Negative Declaration per the resolution presented by Staff. The motion was seconded by Vice Chair Cooper. Motion passed with 6 in favor and 0 opposed.

ACTION: Commissioner Coston made a motion to approve the Zone Reclassification. The motion was seconded by Commissioner Torpey. Motion passed with 6 in favor and 0 opposed.

ACTION: Chair Newland made a motion to approve the Site Development Plan. The motion was seconded by Commissioner Torpey. Motion passed with 6 in favor and 0 opposed.

- B. Project No. 2017-31 (CUP 17-88) (Hillside) – Consideration of a proposed commercial building with a cannabis use at 7901 Hillside Drive, APN 470-200-27-00 in the C-D-MU (General Commercial / Urban Design Overlay / Mixed Use Overlay) zone

This hearing was continued to a date certain of October 6, 2021.

Business

(Items A - B)

- A. Approval of the minutes for the regular Planning Commission meeting held Wednesday, September 1, 2021

ACTION: Vice Chair Cooper made a motion to approve the minutes as written. Commissioner Coston seconded the motion. Motion carried with 6 in favor and 0 opposed.

- B. Assignment of the Invocation/Pledge and Procedural Rules

For the next Planning Commission meeting Commissioner Jones will give the Invocation and lead the Pledge of Allegiance. Commissioner Torpey will read the Procedural Rules.

Informational Items – None

Chair Newland will be discussing the history of Grossmont Center at 10:00AM on October 9th at the shopping center.

There being no further business before the Commission, the meeting was adjourned at 8:20 p.m.

Respectfully submitted,
Cheryl Davis
Administrative Coordinator