



Thursday, September 8, 2022

6:30 P.M.

**REGULAR MEETING MINUTES OF
PLANNING COMMISSION**

Marina City Council Chambers
211 Hillcrest Avenue
Marina, CA

1. **CALL TO ORDER**

2. **ROLL CALL & ESTABLISHMENT OF QUORUM**

Present: Chair Nancy Amadeo, Vice Chair Brian McCarthy, Hyunsoo Hur Richard St. John, Surinder Rana, Glenn Woodson, Audra Walton

3. **MOMENT OF SILENCE & PLEDGE OF ALLEGIANCE**

Commissioner Rana gave the pledge of allegiance.

4. **SPECIAL ANNOUNCEMENTS AND COMMUNICATIONS FROM THE FLOOR**
Marina foundation man and woman of the year.

5. **CONSENT AGENDA**

Three (3) minute break for Commissioner St. John to log off/on to fix computer issues. The meeting was restarted at 6:41pm.

Motion (Woodson/Rana) Motion to approve the Action Minutes for August 25, 2022.

The motion was then put to a vote.

Ayes (7):

Noes (0): None

Recuse (0); None

Absent (0):

Abstain (0): None

The motion passes with 7-0-0-0-0 vote

6. **INFORMATIONAL ITEM**

7. **PUBLIC HEARINGS**

- I. Open a public hearing, take public testimony, and consider adopting a resolution of the Planning Commission of the City of Marina approving a Tree Removal Permit and recommending the City Council determine that the proposed Tentative Map amendment is consistent with the certified EIR (SCH No. 2004091167) and adopted University Villages Specific Plan, and approve an amendment to the Tentative Subdivision originally approved in 2005 (Resolution 2005-131), subject to conditions.

Presented by Contract Planner Steve Flint.

Doug Yount and Don Hofer presented for Marina Community Partners

Mike Owen; supports the resolution but had one objection in the linear park on a building where there are two cypress trees that are ill formed and unpleasant to look at. The tree is a danger to the community and would like the arborist to look at them.

Liesbeth Visscher. She thanked the city for the way the city handled the unpermitted tree removal. She supports the resolution.

Motion to approve a Tree Removal Permit and recommending the City Council determine that the proposed Tentative Map amendment is consistent with the certified EIR (SCH No. 2004091167) and adopted University Villages Specific Plan, and approve an amendment to the Tentative Subdivision originally approved in 2005 (Resolution 2005-131), subject to conditions., with additional information requested from the applicant on tree 951 as identified by Mike Owen and approve through discussions with Marina Planning Department conditions of approval on September 8, 2022. (Woodson-Hur) 7-0 motion approved.

The motion was then put to a vote.

Ayes (7):

Noes (0): None

Recuse (0): None

Absent (0):

Abstain (0): None

The motion passes with 7--0-0-0 vote

II. ACTION ITEMS

- I. To conduct a study session with the Planning Commission regarding the adoption of an Affordable Housing Overlay. No formal action will be taken. Input and direction from the Planning Commission shall be provided to the City Staff.

Presented by Community Development Director Guido Persicone and Nikki Streegan from Rincon Consulting.

Questions/Comments From the Planning Commission:

Commissioner Walton;

Will there be housing overlay in other areas outside of the downtown area?

What is parking like in the current areas?

Commissioner Woodson
Questions regarding 6th cycle housing element and the design of the housing units?

Commissioner St. John
Is there an estimate of Marinas housing shortage?
How many acres are involved in the housing area?

Commissioner Hur
Are there concerns from neighbors about affordable housing going in next to them?
Commissioner Hur;
Are there going to be parking garages?

Commissioner Rana
Are ADUs being considered as affordable housing?

Chair Amadeo
Picking overlay spots, will there be multi use vs single use?

Commissioner McCarthy
Objective Standards Guidelines; look, feel and tone of the city has no consistency. Majority of sites are in District 1 and not in the new developments. Site 20 was released for different use on the site. There are unique aspect and controversy about the site that should be discussed later. Is there a list that the objective standards are being pulled from. When can changes be made in the overlay?

Public Comments on the Affordable Housing Overlay:
Liesbeth Visscher; Hopes that public transportation will be improved, likes bicycle parking, likes having nice looking affordable homes

III. DISCUSSION ITEMS

IV. COMMISSIONER COMMENTS AND STAFF INFORMATIONAL REPORTS

- a. Project updates; Starbucks, Cypress Knolls, Hampton Inn, Trees at Sea Haven Project Updates presented by Community Development Director Guido Persicone
- b. DRB/Tree Committee Update presented by Community Development Director Guido Persicone

V. CORRESPONDENCE

None

VI. ADJOURNMENT

Meeting was adjourned at 9:09PM