



WALNUT PLANNING COMMISSION

CITY COUNCIL CHAMBERS
21201 La Puente Road, Walnut, CA 91789

June 6, 2018
7:00 P.M.

CALL TO ORDER: Chairperson Fernandez

FLAG SALUTE: Commissioner Koo

ROLL CALL: Commissioners: Dy, Fernandez, Koo, Perez, Wu

ORAL COMMUNICATIONS:

This is the time for any person wishing to address the Planning Commission on any item or issue not on the Commission Agenda. Other matters included on this agenda may be addressed when that item is under consideration. For all oral communication, the Chairperson may impose reasonable limitations on public comments to assure an orderly and timely meeting.

APPROVAL OF MINUTES:

1. [April 23, 2018](#) (Special Meeting Minutes)
2. [May 2, 2018](#) (Regular Minutes)

PUBLIC HEARINGS:

None scheduled.

OLD BUSINESS:

None scheduled.

NEW BUSINESS:

3. [Site Plan Case/Architectural Review \(SPC/AR\) 2017-093 \(Ku\)](#) – A request to merge the existing three (3) vacant parcels and construct a new 40,508 square-foot building located at 20659 Valley Boulevard (APN: 8720-025-013, -014, and -050).

Recommendation: It is recommended that the Planning Commission

1. Hear the Staff Report;
 2. Hear from the Applicant and any other member of the public regarding the project;
 3. Close Public Comments and discuss amongst Commissioners; and
 4. Approve SPC/AR 2017-093, subject to the attached Conditions of Approval (COA).
4. [Site Plan Case/Architectural Review \(SPC/AR\) 2018-057 \(Yang\)](#) – A request to construct a 4,499 square-foot, two (2) story residence with a 731 square-foot, three (3) car garage on an existing lot located off a private driveway on Gartel Drive (20530 Gartel Drive).

Recommendation: It is recommended that the Planning Commission

1. Hear the Staff Report;
2. Open the Public Comment to receive testimony from the Applicant and any other member of the public regarding the project;
3. Close the Public Comments and discuss amongst Commissioners; and
4. Approve SPC/AR 2018-057, subject to the attached Conditions of Approval (COA).

DISCUSSION/TRANSACTION:

None scheduled.

REPORTS AND COMMENTS:

Director of Community Development
Assistant City Attorney
Planning Commissioners

ADJOURNMENT:

The next Planning Commission meeting is set for Wednesday, July 18, 2018 at 7:00 p.m. in the City Council Chambers (Walnut City Hall, 21201 La Puente Road, Walnut, CA 91789).

AMERICANS WITH DISABILITIES ACT: It is the intention of the City of Walnut to comply with the Americans Disabilities Act (ADA) in all respects. If as an attendee or a participant at this meeting and you need special assistance beyond what is normally provided, the City will attempt to accommodate you in every reasonable manner. Please contact the Planning Department at (909) 595-7543 at least forty-eight (48) hours prior to the meeting to inform us of your particular need(s) and to determine if accommodation is feasible. Please advise us at that time if you will need accommodations to attend or participate in meetings on a regular basis.

AGENDA POSTING: The agenda for this meeting is posted in the following listed sites at least seventy-two (72) hours prior to the date of the meeting:

1. Walnut City Hall, 21201 La Puente Road, Walnut CA
2. United States Post Office, 280 S. Lemon Avenue, Walnut, CA
3. Public Library (Walnut Branch), 21155 La Puente Road, Walnut, CA
4. Walnut Senior Center, 21215 La Puente Road, Walnut, CA
5. Internet www.cityofwalnut.org (staff reports included)