

**OFFICIAL MINUTES
MONTEREY PARK PLANNING COMMISSION
REGULAR MEETING
MARCH 24, 2015**

The Planning Commission of the City of Monterey Park held a Regular Meeting of the Planning Commission in the Council Chambers, located at 320 West Newmark Avenue in the City of Monterey Park, Tuesday, March 24, 2015 at 7:00 p.m.

CALL TO ORDER:

Vice-Chair Choi called the meeting to order at 7:00 p.m.

ROLL CALL:

Planner Tewasart called the roll:

Commissioners Present: Ricky Choi, Michael Hamner, and Larry Sullivan

Commissioners Absent: Rodrigo Garcia

ALSO PRESENT: Karl H. Berger, Assistant City Attorney, Michael A. Huntley, Director of Community and Economic Development, Samantha Tewasart, Senior Planner

ORAL AND WRITTEN COMMUNICATIONS:

None

AGENDA CHANGES AND ADOPTION:

None

APPROVAL OF MINUTES:

None

PUBLIC HEARING:

OLD BUSINESS:

NEW BUSINESS:

2-A. CONDITIONAL USE PERMIT – 900 CORPORATE CENTER DRIVE (CU-15-01)

The applicant, Bryce Novak of Cortel, Inc., on behalf of T-Mobile, is requesting a Conditional Use Permit to allow a wireless telecommunication facility at 900 Corporate Center Drive. The property is zoned C-P (Commercial Professional).

Planner Tewasart provided a brief summary of the staff report.

Vice-Chair Choi inquired if the City has a Wireless Communication Facilities Ordinance. Planner Tewasart replied yes.

Assistant City Attorney Berger added that the City's ability to regulate wireless facilities continues to be eroded by the federal government, specifically, by Congress and the FCC. The City's ability to regulate the height, placement, etc. continues to be reduced. This particular instance, it can be done, but most recently the FCC issued new regulations with regards to what cities can and cannot review. So more and more cities

will only be able to regulate public property in terms of what can be placed on public property. In the near future the codes may be preempted.

Vice-Chair Choi opened the public hearing.

Representative Len Jensen, Cortel Inc. for T-Mobile, 29039 Oak Creek Road, Menifee, CA 92584,

Vice-Chair Choi inquired if the site secured. Representative Jensen replied that the access is secured. T-Mobile will have its own key code to access the door. Vice-Chair Choi inquired about regular maintenance and testing. Representative Jensen replied that there is routine maintenance that occurs once a month. Vice-Chair Choi inquired about a backup generator. Representative Jensen replied that there is an Appleton at the exterior of the building and a truck can drive up with a generator and plug into the Appleton.

Vice-Chair Choi closed the public hearing.

Action Taken: The Planning Commission after considering the evidence presented during the public hearing adopted **Resolution No. 07-15** approving conditional use permit (CU-15-01) to allow a wireless telecommunication facility at 900 Corporate Center Drive.

Resolution No. 07-15, entitled:

A RESOLUTION APPROVING CONDITIONAL USE PERMIT (CUP-15-01) FOR A WIRELESS TELECOMMUNICATION FACILITY AT 900 CORPORATE CENTER DRIVE.

Motion: Moved by Commissioner Hamner and seconded by Commissioner Sullivan, motion carried by the following vote:

Ayes: Commissioners: Choi, Hamner, and Sullivan

Noes: Commissioners: None

Absent: Commissioners: Garcia

Abstain: Commissioners: None

ITEMS FROM COMMUNITY AND ECONOMIC DEVELOPMENT:

None.

ITEMS FROM THE COMMISSION:

None.

ADJOURNMENT

There being no further business for consideration, the meeting was adjourned on March 24, 2015 at 7:19 p.m. to the next regular meeting on April 14, 2015 at 7:00 p.m. in the Council Chambers.

Michael A. Huntley
Director of Community and Economic Development

Approved on at the regular Planning Commission meeting.