



**LANCASTER PLANNING COMMISSION  
REGULAR MEETING**

**AGENDA**

**Monday**

**September 16, 2019**

**5:00 p.m.**

Council Chambers – Lancaster City Hall  
The Commission Secretary hereby declares that the agenda was posted  
by 5:00 p.m. on Friday, September 13, 2019,  
at the entrance to the Lancaster City Hall Council Chambers.  
44933 Fern Avenue, Lancaster, California 93534

**PLANNING COMMISSION**

Chairman James D. Vose  
Vice Chairperson Sandy Smith  
Commissioner Diana Cook  
Commissioner Silvia Donovan  
Commissioner Cassandra D. Harvey  
Commissioner King L. Moore, II  
Commissioner Rutger R. Parris

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**CALL TO ORDER**

**INVOCATION**

Pastor John Meadors of Christian Life Assembly

**PLEDGE OF ALLEGIANCE**

**ROLL CALL**

Chairman Vose, Vice Chairperson Smith, Commissioners Cook, Donovan, Harvey, Moore, and Parris

**PUBLIC BUSINESS FROM THE FLOOR - AGENDIZED ITEMS**

Any person who would like to address the Planning Commission on any agendized item is requested to complete a speaker card for the Recording Secretary, and identify the agenda item you would like to discuss. Each person will be given an opportunity to address the Planning Commission at the time such item is discussed by the Planning Commission. Speaker cards are available at the rear of the Council Chambers. **Individual speakers are limited to three (3) minutes each.**

**MINUTES**

1. [Approval of Minutes from the Regular Meeting of July 15, 2019](#)

**CONTINUED PUBLIC HEARING**

2. [Zone Text Amendments](#)

Applicant: City of Lancaster

Location: Citywide

Request: Amendment to various sections of the Lancaster Municipal Code, Title 17 relating to signs

Recommendation: Adopt Resolution No. 19-31 recommending approval to City Council a Zone Text Amendment amending sections 17.12.160 and 17.04.240 of the Lancaster Municipal Code related to pole and pylon signs.

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**NEW PUBLIC HEARINGS**

**3. Wireless Ordinance**

Applicant: City of Lancaster

Location: City-wide

Request: Repeal and replace in its entirety Title 17 (Zoning), Chapter 17.40, Article XIII of the Lancaster Municipal Code relating to Wireless Telecommunication Facilities and update Section 17.04.240, Definitions.

Recommendation: Adopt Resolution No. 19-32, recommending to the City Council approval to repeal and replace in its entirety Title 17 (Zoning), Chapter 17.40, Article XIII of the Lancaster Municipal Code relating to Wireless Telecommunication Facilities and update Section 17.04.240, Definitions.

**4. Tentative Tract Map No. 72534/Conditional Use Permit No. 15-08**

Applicant: Global Investment and Development, LLC

Location: 20± gross acres located at the southeast corner of Avenue J-8 and future 67<sup>th</sup> Street West (Assessor's Parcel Numbers: 3203-018-064, -065, -066, -067, -068, -069, -070 and -071)

Request: Grant a one-year time extension to September 18, 2020, for an approved Tentative Tract Map (TTM) and to subdivide 20± gross acres into 109 single-family lots, a 1.17-acre private park, a .25-acre paseo, and one drainage basin lot in the Single-Family Residential (R-7,000) zone and a Conditional Use Permit (CUP) for a Residential Planned Development (RPD)

Recommendation: Adopt Resolution No. 19-33, granting a one-year extension to September 18, 2020, for Tentative Tract Map No. 72534/Conditional Use Permit No. 15-08(Assessor's Parcel Nos. 3203-018-064, -065, -066, -067, -068, -069, -070 and -071).

**5. Conditional Use Permit No. 19-15**

Applicant: Marta Candray (La Papillon Steak and Seafood)

Location: 858 West Lancaster Boulevard (Assessor's Parcel Number 3133-007-009)

Request: A Conditional Use Permit (CUP) to allow a Type 47 (on-sale general for a bona fide restaurant) Alcoholic Beverage Control

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(ABC) license in an existing tenant space (La Papillon Steak and Seafood) and entertainment in the Commerce District of the Downtown Lancaster Specific Plan (SP 08-01) zoning designation

Recommendation: Adopt Resolution 19-34 approving Conditional Use Permit No. 19-15 to allow a Type 47 (on-sale general for a bona fide restaurant) Alcoholic Beverage Control (ABC) license in an existing tenant space (La Papillon Steak and Seafood) and entertainment in the Commerce District of the Downtown Lancaster Specific Plan (SP 08-01) zoning designation, located at 858 West Lancaster Blvd (APN: 3133-007-009).

**COMMUNITY DEVELOPMENT MANAGER'S ANNOUNCEMENTS**

**COMMISSION AGENDA**

- a. Reschedule the November 2019 Planning Commission Special Meeting to either Wednesday, November 13<sup>th</sup> or Monday, November 18<sup>th</sup> due to Veteran's Day. (If the November 18<sup>th</sup> date is chosen, the Planning Commission Regular Meeting will be moved to Monday, November 25<sup>th</sup>.)
- b. Reschedule the January and February 2020 Planning Commission regular meetings to January 27 and February 24, 2020, due to the Martin Luther King, Jr., Day, and President's Day holidays, respectively.

**PUBLIC BUSINESS FROM THE FLOOR – NON-AGENDIZED ITEMS**

This portion of the agenda allows an individual the opportunity to address the Commission on any subject regarding City business. Under State legislation, no action can be taken on non-agenda items. Members of the public should be aware of this when addressing the Commission regarding items not specifically referenced on the agenda. Please complete a speaker card for the Recording Secretary. **Individual speakers are limited to three (3) minutes each.**

**ADJOURNMENT**

The meeting is adjourned to the Special Meeting for Agenda Review on Monday, October 14, 2019, at 4:30 p.m., in the Lancaster City Hall Council Chambers.

**MEETING ASSISTANCE INFORMATION**

In compliance with the Americans with Disabilities Act, this meeting will be held at a location accessible to persons with disabilities; if you need special assistance to participate in this public meeting please contact the City Clerk at (661) 723-6020. TDD users may call the California TDD Relay Service at 1-800-735-2922. Services such as American Sign Language interpreters, a reader during the meeting, auxiliary aids, large print copies of the agenda and/or translation assistance for non-English speakers are available upon reasonable and timely request. To ensure availability, you are advised to make your request at least 72 hours prior to the meeting/event you wish to attend. Due to difficulties in securing sign language interpreters, five or more business-day notice is strongly recommended. For additional information, please contact the City Clerk at (661) 723-6020.

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**AGENDA ADDENDUM INFORMATION**

On occasion items may be added after the agenda has been mailed to subscribers. Copies of the agenda addendum item will be available at the Community Development Division counter, and are posted with the agenda on the windows of the City Council Chambers. For more information, please call the Community Development Division at (661) 723-6100.