

## PARAMOUNT PLANNING COMMISSION MINUTES MAY 10, 2022

City of Paramount, 16400 Colorado Avenue, Paramount, CA 90723

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**CALL TO ORDER:** The meeting of the Planning Commission was called to order by Chair Gordon Weisenburger, at 6:00 p.m. at City Hall, Council Chambers, 16400 Colorado Avenue, Paramount, California.

**ROLL CALL OF COMMISSIONERS**

Present: Commissioner Jaime Abrego  
Commissioner Alicia Anderson  
Commissioner Elizabeth Bautista  
Commissioner Ernie Esparza  
Chair Gordon Weisenburger

Absent: None

**STAFF PRESENT:** Elizabeth Martyn, City Attorney  
John Carver, Planning Director  
John King, Assistant Planning Director  
Margarita Matson, Public Safety Director  
Ivan Reyes, Associate Planner  
Jessica Guillen, Planning Intern  
Valerie Zaragoza, Administrative Assistant

### **PUBLIC COMMENTS**

There were none.

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1. **APPROVAL OF MINUTES** Chair Weisenburger presented the Planning Commission minutes of April 12, 2022 for approval.

It was moved by Commissioner Abrego, seconded by Commissioner Bautista, to approve the minutes as presented. The motion was passed by the following roll call vote:

**AYES:** Commissioners Abrego, Bautista and Esparza,  
Chair Weisenburger

**NOES:** None

**ABSENT:** None

**ABSTAIN:** Commissioner Anderson

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**NEW BUSINESS**

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**PUBLIC HEARINGS**

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2. CONDITIONAL USE  
PERMIT NO. 918  
JANETTE PRECIADO  
GARCIA/JAYFIT, LLC  
7922 ROSECRANS  
AVENUE, SUITE S

Chair Weisenburger presented the item, a request by Janette Preciado Garcia/Jayfit, LLC to operate a fitness studio at 7922 Rosecrans Avenue, Suite S in the Clearwater East Specific Plan area.

Planning Director John Carver introduced Associate Planner Ivan Reyes who presented an overview of the request.

Chair Weisenburger opened the public hearing and asked if anyone wished to speak in favor of the request.

There being no one wishing to speak in favor of the request, Chair Weisenburger asked if there was anyone who wished to speak in opposition to the request.

Seeing no one wishing to speak in opposition to the request, it was moved by Commissioner Bautista, seconded by Commissioner Abrego, to close the public hearing. The motion was passed by the following roll call vote:

AYES: Commissioners Abrego, Anderson, Bautista  
and Esparza, Chair Weisenburger

NOES: None

ABSENT: None

ABSTAIN: None

It was moved by Commissioner Abrego, seconded by Commissioner Bautista, to read by title only and adopt Planning Commission Resolution No. PC 22:017, approving the request. The motion was passed by the following roll call vote:

AYES: Commissioners Abrego, Anderson, Bautista  
and Esparza, Chair Weisenburger

NOES: None

ABSENT: None

ABSTAIN: None

3. CONDITIONAL USE  
PERMIT NO. 919  
DUKERS APPLIANCE  
CO USA LTD  
6801 DEBIE DRIVE

Chair Weisenburger presented the item, a request by Dukers Appliance Co USA LTD to operate a wholesale/distribution business of commercial appliances at 6801 DeBie Drive in the M-2 (Heavy Manufacturing) zone.

Planning Director John Carver introduced Planning Intern Jessica Guillen who presented an overview of the request.

Chair Weisenburger opened the public hearing and asked if anyone wished to speak in favor of the request.

There being no one wishing to speak in favor of the request, Chair Weisenburger asked if there was anyone who wished to speak in opposition to the request.

Seeing no one wishing to speak in opposition to the request, it was moved by Commissioner Anderson, seconded by Commissioner Esparza, to close the public hearing. The motion was passed by the following roll call vote:

AYES: Commissioners Abrego, Anderson, Bautista and Esparza, Chair Weisenburger  
NOES: None  
ABSENT: None  
ABSTAIN: None

It was moved by Commissioner Esparza, seconded by Commissioner Abrego, to read by title only and adopt Planning Commission Resolution No. PC 22:018, approving the request. The motion was passed by the following roll call vote:

AYES: Commissioners Abrego, Anderson, Bautista and Esparza, Chair Weisenburger  
NOES: None  
ABSENT: None  
ABSTAIN: None

4. CONDITIONAL USE  
PERMIT NO. 507 -  
REVOCATION  
SOMERSET  
AUTOMOTIVE  
CENTER  
7337 SOMERSET  
BOULEVARD

Chair Weisenburger presented the item, a resolution to revoke Conditional Use Permit No. 507 approved September 12, 2001 to operate an automotive service center which includes auto repair; auto body shop/auto body repair; tire sales and repair; stereo and alarm installation and repair; window tint installation; and vehicle registration services at 7337 Somerset Boulevard in the C-M (Commercial-Manufacturing) zone.

Planning Director John Carver introduced Assistant Planning Director John King who presented an overview of the request.

Planning Director John Carver introduced Public Safety Director Margarita Matson who also presented an overview of the request.

Chair Weisenburger opened the public hearing and asked if anyone wished to speak in favor of the request.

There being no one wishing to speak in favor of the request, Chair Weisenburger asked if there was anyone who wished to speak in opposition to the request.

Mr. Eric Nunez, owner of Somerset Automotive Center, spoke in opposition to the request.

Ms. Jennifer Elledge, property owner of 7337 Somerset Boulevard, spoke in opposition to the request.

Seeing no one else wishing to speak in opposition to the request, it was moved by Commissioner Esparza, seconded by Commissioner Anderson, to close the public hearing. The motion was passed by the following roll call vote:

AYES: Commissioners Abrego, Anderson, Bautista and Esparza, Chair Weisenburger

NOES: None

ABSENT: None

ABSTAIN: None

There was further discussion between the Planning Commission and staff regarding the item.

It was moved by Chair Weisenburger, seconded by Commissioner Anderson, to read by title only and adopt Planning Commission Resolution No. PC 22:015, approving the request to revoke Conditional Use Permit No. 507. The motion was passed by the following roll call vote:

AYES: Commissioners Abrego, Anderson, Bautista and Esparza, Chair Weisenburger

NOES: None

ABSENT: None

ABSTAIN: None

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## REPORTS

5. ORAL REPORT –  
ACCESSORY  
DWELLING UNIT  
(ADU) STUDY  
SESSION

Planning Director John Carver introduced Mr. Garlynn Woodsong, Principal of Woodsong Associates, who gave a presentation on Accessory Dwelling Unit (ADU) rules and regulations in association with a grant awarded by Southern California Association of Governments (SCAG) and funded by State of California Department of Housing and Community Development (CA HCD).

There was further discussion between the Planning Commission and staff regarding the information provided in the presentation.

6. CITY COUNCIL  
ACTIONS

Planning Director John Carver stated that the City Council, at its May 3, 2022 City Council meeting, heard an item to amend the requirements for the City's Home Improvement Program to include assistance for mobile home improvements.

7. COMMENTS FROM  
CITY ATTORNEY,  
COMMISSIONERS  
AND STAFF

Planning Commission Chair Gordon Weisenburger asked about the progress of the curb painting request that he mentioned at a previous Planning Commission meeting. Director Carver stated that the request was forwarded to the Public Works Department and he would follow up on his inquiry.

### **ADJOURNMENT**

There being no further business to come before the Commission, the meeting was adjourned by Chair Weisenburger at 7:26 p.m. to the next Planning Commission meeting to be held on Tuesday, June 14, 2022, at City Hall Council Chambers, 16400 Colorado Avenue, Paramount, California at 6:00 p.m.

/s/ Gordon Weisenburger

Gordon Weisenburger, Chair

ATTEST:

/s/ Valerie Zaragoza

Valerie Zaragoza, Administrative Assistant

APPROVED: June 14, 2022