

PARAMOUNT PLANNING COMMISSION MINUTES AUGUST 6, 2025

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

CALL TO ORDER: The meeting of the Planning Commission was called to order by Chair Gordon Weisenburger at 6:02 p.m. at City Hall, Council Chamber, 16400 Colorado Avenue, Paramount, California.

ROLL CALL OF COMMISSIONERS: Present: Commissioner Ernie Esparza
Commissioner David Moody
Vice Chair Linda Timmons
Chair Gordon Weisenburger

Absent: Commissioner Javier Gonzalez

STAFF PRESENT: Lindsay Thorson, Planning Commission Attorney
John King, Planning and Building Director
Monica Rodriguez, Assistant Planning and Building Director
Rick Baptista, Building and Safety Manager
Sol Bejarano, Management Analyst
Ivan Reyes, Associate Planner
Leslie Corrales, Assistant Planner
Caitlin Au, Planning Intern
Biana Salgado, Administrative Assistant

It was moved by Vice Chair Timmons, seconded by Commissioner Esparza, to excuse Commissioner Gonzalez from the Planning Commission meeting. The motion was passed by the following roll call vote:

AYES: Commissioners Esparza and Moody,
Vice Chair Timmons, Chair Weisenburger
NOES: None
ABSENT: Commissioner Gonzalez
ABSTAIN: None

MINUTES

1. **APPROVAL OF MINUTES** Chair Weisenburger presented the Planning Commission minutes of July 2, 2025 for approval.

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

AYES: Commissioners Esparza and Moody,
Vice Chair Timmons, Chair Weisenburger
NOES: None
ABSENT: Commissioner Gonzalez
ABSTAIN: None

2. REORGANIZATION
SELECTION OF
CHAIR AND VICE
CHAIR

Administrative Assistant/Minute Clerk Biana Salgado opened the nominations for the office of Planning Commission Chair. Commissioner Ernie Esparza nominated Commissioner Linda Timmons. There being no further nominations, nominations were closed.

The roll call vote for Commissioner Linda Timmons to serve as Planning Commission Chair:

AYES: Commissioners Esparza, Moody, Timmons and
Weisenburger
NOES: None
ABSENT: Commissioner Gonzalez
ABSTAIN: None

Commissioner Linda Timmons was declared Planning Commission Chair.

Chair Timmons opened the nominations for the office of Planning Commission Vice Chair. Commissioner Moody nominated Commissioner Gordon Weisenburger. There being no further nominations, nominations were closed.

The roll call vote for Commissioner Weisenburger to serve as Planning Commission Vice Chair:

AYES: Commissioners Esparza, Moody, and
Weisenburger, Chair Timmons
NOES: None
ABSENT: Commissioner Gonzalez
ABSTAIN: None

Commissioner Gordon Weisenburger was declared Planning Commission Vice Chair.

PUBLIC COMMENTS

Planning Director John King stated that there are comments related to Agenda Item No. 3 which would be discussed at that time.

NEW BUSINESS

PUBLIC HEARINGS

3. GOLD KEY
DEVELOPMENT, INC.
PARAMOUNT
BOULEVARD
PROJECT
16635, 16675, AND
16683 PARAMOUNT
BOULEVARD

Chair Timmons presented the item, the Paramount Boulevard Project, a request by Gold Key Development, Inc.

Planning and Building Director John King introduced Assistant Planning and Building Director Monica Rodriguez and Associate Planner Ivan Reyes who presented a joint overview of the request for approval of Resolution No. PC 25:021 (Addendum to a previously approved Mitigated Negative Declaration), General Plan Amendment No. 25-2, Zone Change No. 252, Tentative Tract Map No. 084854, and Development Review Application No. 25:004 (which the Development Review Board will consider later this evening)

Chair Timmons opened the public hearing. Planning and Building Director John King stated that a written correspondence by Manuel S. in opposition to this item was received. Planning and Building Director John King stated that a copy of the correspondence was provided to each Commissioner and will be made part of the record of the proceeding.

There being no other comments in favor or opposed to the request, it was moved by Vice Chair Weisenburger, seconded by Commissioner Esparza, to close the public hearing. The motion was passed by the following roll call vote:

AYES: Commissioners Esparza and Moody,
Vice Chair Weisenburger, Chair Timmons
NOES: None
ABSENT: Commissioner Gonzalez
ABSTAIN: None

- A. RESOLUTION
NO. PC 25:012

It was moved Commissioner Esparza, seconded by Commissioner Moody, to read by title only, waive further reading, and adopt Planning Commission Resolution No. 25:021, approving the request. The motion was passed by the following roll call vote:

AYES: Commissioners Esparza and Moody,
Vice Chair Weisenburger, Chair Timmons
NOES: None
ABSENT: Commissioner Gonzalez
ABSTAIN: None

B. GENERAL PLAN
AMENDMENT
NO. 25-2

It was moved by Vice Chair Weisenburger, seconded by Commissioner Esparza, to read by title only, waive further reading, and adopt Planning Commission Resolution No. PC 25:018, approving the request. The motion was passed by the following roll call vote:

AYES: Commissioners Esparza and Moody,
Vice Chair Weisenburger, Chair Timmons
NOES: None
ABSENT: Commissioner Gonzalez
ABSTAIN: None

C. ZONE CHANGE
NO. 252

It was moved by Vice Chair Weisenburger, seconded by Commissioner Esparza, to read by title only, waive further reading, and adopt Planning Commission Resolution No. PC 25:019, approving the request. The motion was passed by the following roll call vote:

AYES: Commissioners Esparza and Moody,
Vice Chair Weisenburger, Chair Timmons
NOES: None
ABSENT: Commissioner Gonzalez
ABSTAIN: None

D. TENTATIVE TRACT
MAP NO. 084854

It was moved by Commissioner Esparza, seconded by Commissioner Moody, to read by title only, waive further reading, and adopt Planning Commission Resolution No. PC 25:020, approving the request. The motion was passed by the following roll call vote:

AYES: Commissioners Esparza and Moody,
Vice Chair Weisenburger, Chair Timmons
NOES: None
ABSENT: Commissioner Gonzalez
ABSTAIN: None

REPORTS

4. CITY COUNCIL
ACTIONS

Planning and Building Director John King stated that the City Council adopted an ordinance approving Zoning Ordinance Text Amendment No. 36, regulating garage, estate, and yard sales in residential zones and legal nonconforming residential properties.

Planning and Building Director John King congratulated Chair Timmons and Vice Chair Weisenburger on their new appointments.

5. COMMENTS FROM
CITY ATTORNEY,
COMMISSIONERS
AND STAFF

Planning Commission Attorney Lindsay Thorson congratulated Chair Timmons and Vice Chair Weisenburger on their new appointments.

Planning and Building Director John King introduced new Planning Intern Caitlin Au who is in her second year of her graduate school studies of Urban and Regional Planning at Cal Poly Pomona.

ADJOURNMENT

There being no further business to come before the Commission, the meeting was adjourned by Chair Timmons at 6:33 p.m. to the next Planning Commission meeting to be held on Wednesday, August 6, 2025 at City Hall Council Chamber, 16400 Colorado Avenue, Paramount, California at 6:00 p.m.

/s/ Linda Timmons

Linda Timmons, Chair

ATTEST:

/s/ Biana Salgado

Biana Salgado, Administrative Assistant

APPROVED: September 3, 2025