

1. Planning Commission Meeting Minutes of October 1, 2024

Commissioner Rosenbluth commented there were typographical errors in the minutes from October 1, 2024. Senior Administrative Assistant Atienza confirmed corrections would be made. Approved and filed.

Commissioner Rosenbluth moved to approve Consent Calendar Item No. 1, seconded by Commissioner Alvarez; and carried on by roll call vote as follows:

AYES: Commissioner – Alvarez, Emerson, Rahmim, Rosenbluth, and Williamson
NOES: Commissioner - None
ABSTENTION: Commissioner – Davis and Wong

Item Removed from the Consent Calendar

This item starts at 0:06:53 in the archived video.

2. Review of Proposed Acquisition of Real Property from Clare Properties LLC for Conformance with the City of Claremont General Plan - Applicant - City of Claremont

City Manager Pirrie gave a presentation and addressed Commissioners' inquiries regarding: a) open space; b) parcel boundaries; c) Claremont's plan for the property; d) property history; e) City of Upland's plan for their portion of the parcel; and f) General Plan conformity.

Chair Emerson invited public comment on Consent Item No. 2.

There were no speakers. Public comment is closed.

Commissioner Alvarez moved that the Planning Commission adopt Resolution No. 2023-09 of the Planning Commission of The City of Claremont DETERMINING GENERAL PLAN CONFORMITY PURSUANT TO REQUIREMENTS OF GOVERNMENT CODE SECTION 65402 FOR ACQUISITION OF REAL PROPERTY FROM CLARE PROPERTIES LLC TO THE CITY OF CLAREMONT. APPLICANT – CITY OF CLAREMONT; seconded by Commissioner Wong; and, carried on a roll call vote as follows:

AYES: Commissioner – Alvarez, Davis, Emerson, Rahmim, Rosenbluth, Williamson, and Wong
NOES: Commissioner - None

PUBLIC HEARINGS

3. Request for a Conditional Use Permit (File #24-C03), to Allow Body Massage Services Within an Existing Day Spa Business, Located in the Claremont Square Commercial Center at 936 West Foothill Boulevard. Applicant – Xiaoli Sun and Jianxia Liu.

This item starts at 0:20:44 in the archived video.

Assistant Planner Kim presented a PowerPoint presentation and addressed Commissioners' inquiries regarding: a) potential prostitution concerns to surrounding schools and residents; b)

Chair Emerson expressed this decision can be appealed within ten calendar days.

The Commission recessed at 8:58 PM
The Commission reconvened at 9:10 PM

4. Tentative Parcel Map 84585, Request to Subdivide a Parcel (APN: 8307-003-066) to Create Two Parcels Located at 735 East Foothill Boulevard. Applicant – Andreasen Engineering, Inc. for Clare Properties, LLC.

This item starts at 2:10:04 in the archived video.

Assistant Planner Kim presented a PowerPoint presentation and addressed Commissioners' inquiries regarding: a) easement and easement recordation; b) easement dedications; and c) Andreasen Engineering.

The applicant did not have a presentation.

Chair Emerson invited public comment.

There were no speakers. Public comment is closed.

Commissioner Wong moved to a) Adopt Resolution No. 2024-10 of the Planning Commission of the City of Claremont, California, APPROVING TENTATIVE PARCEL MAP 84585 TO SUBDIVIDE ONE EXISTING PARCEL (APN: 8307-003-066) INTO TWO PARCELS LOCATED AT 735 EAST FOOTHILL BOULEVARD. APPLICANT – ANDREASEN ENGINEERING, INC. FOR CLARE PROPERTIES LLC as amended; and b) Find this item is exempt from environmental review under the California Environmental Quality Act (CEQA); seconded by Commissioner Williamson; and carried on by roll call vote as follows:

AYES: Commissioners – Alvarez, Davis, Emerson, Rahmim, Rosenbluth, Williamson, and Wong
NOES: Commissioners – None

Chair Emerson expressed this decision can be appealed within ten calendar days.

ADMINISTRATIVE ITEM - None

REPORTS

This item starts at 2:24:37 in the archived video.

Commission

Commissioner Comments

There were no Commissioner comments

Staff

Briefing on Council Meetings

Director Johnson reported on items of interest from the previous City Council meeting.

Briefings on Other Items


There was no report.

Upcoming Agendas and Events

Director Johnson described items that will be coming before the Commission. Director Johnson also introduced our new Senior Planner, Catherine Lin.

ADJOURNMENT

Chair Emerson adjourned the meeting at 9:27 PM.



Chair

ATTEST:



Administrative Assistant