



## PLANNING DIVISION

NOTICE IS HEREBY GIVEN THAT A SPECIAL MEETING OF THE PLANNING COMMISSION of the City of Stanton is hereby called by the Chairman, to be held on **JUNE 22, 2016 @ 6:30 P.M. FOR A PUBLIC HEARING**

AT STANTON CITY HALL, COUNCIL CHAMBERS  
7800 KATELLA AVENUE, STANTON CA 90680

WHAT IS THE PROJECT?	<b>A proposal to allow for the development of a five-story mixed-use development with the commercial component including a restaurant, clinic, and parking on the first two floors; the residential component consisting of a 66 room/120 bed assisted living facility on the top three floors; a variance requesting the minimum lot size requirement be reduced; and an amendment to the zoning code to allow for greater building projections; a Development Agreement; and a Mitigated Negative Declaration.</b>  The Commission will consider and make a recommendation to the Council on: a Mitigated Negative Declaration, Precise Plan of Development PPD-766, Variance V14-01, Amendment to the Zoning Code AZC15-03, and a Development Agreement.
WHERE WOULD THE PROJECT BE LOCATED?	The subject property is located at <b>12282 Beach Blvd. in the CG (Commercial General) zone and South Gateway Mixed Use Overlay</b> , on the northeast corner of Beach Blvd. and Catherine Ave.
HAS THE CITY STUDIED THE POSSIBLE EFFECTS THIS PROJECT MAY HAVE ON THE ENVIRONMENT?	Yes, this project was reviewed using the standards contained in the CALIFORNIA ENVIRONMENTAL QUALITY ACT (CEQA). In accordance with the requirements of the California Environmental Quality Act (CEQA), a Mitigated Negative Declaration was drafted. The document was available for public comment from March 24, 2016 to April 22, 2016.
HOW CAN I LEARN MORE ABOUT THIS PROJECT?	A copy of all relevant material is available for inspection in the Community Development Department at Stanton City Hall, 7800 Katella Avenue. For specific information pertaining to this project, please contact Stanton City Hall at (714) 890-4213.
CAN I COMMENT ON THE PROJECT?	Yes, the City wants to hear from anyone who has comments about this project. Comments may be mailed to Kelly Hart at City Hall or emailed to <a href="mailto:khart@ci.stanton.ca.us">khart@ci.stanton.ca.us</a> . You may also attend the hearing described above. If you challenge this proposed action in court, you will be limited to raising only those issues you or someone else raised at the public hearing described in this notice, or in written correspondence delivered to the City of Stanton Planning Commission at, or prior to, the public hearing.
WHAT WILL THE PLANNING COMMISSION DO AT THE PUBLIC HEARING?	At 6:30 p.m., June 22, 2016 the Planning Commission will hold a public hearing to consider this project. You and all interested persons are invited to attend and speak at the public hearing either for or against the proposed project. After reviewing plans, reports, written public comment and listening to public comment at the hearing, the Commission will vote to recommend approval or denial of the project to the City Council. The Commission may also vote to make this decision at a future Planning Commission meeting. In either case, the decision will be made at a meeting open to the public.

*This notice was mailed and posted on June 9, 2016*



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