



# Agenda for the Regular Meeting of the Laguna Niguel Planning Commission

**REGULAR MEETING OF  
July 26, 2022 - 7:00 P.M.**

*WELCOME TO YOUR PLANNING COMMISSION MEETING!*

*Regular meetings are held on the second and fourth Tuesday of each month at 7:00 p.m. in the Council Chambers of City Hall, 30111 Crown Valley Parkway.*

*Any person wishing to address the Planning Commission on any matter, whether or not it appears on this agenda, is required to complete a "Request to Speak" form available on the counter near the door. Please submit the completed form to the Recording Secretary prior to being heard by the Commission. Each individual will be allowed three (3) minutes, unless extended by the Chair. For each separate agenda item, the Chairman may limit the total time for public testimony. No action will be taken on any items not on the agenda, unless the Planning Commission makes a determination that an emergency exists or that there is a need for immediate action and the need to take action came to the attention of the City subsequent to the agenda being posted.*

*If you challenge the proposed action of the Planning Commission in court, you may be limited to raising only those issues you or someone else raised at the public hearing, or in written correspondence delivered to the Planning Commission at, or prior to, the public hearing.*

*By Planning Commission policy, no new agenda items will be commenced after 11:00 p.m. If items remain after that time, they will be automatically continued to the next regularly scheduled meeting of the Planning Commission. Any documents that are provided to the Planning Commission regarding items on this agenda less than 72 hours prior to this meeting will be available for public inspection at the public review table that is located in the reception area on the first floor of City Hall at 30111 Crown Valley Parkway, Laguna Niguel, California 92677, until 5:00 p.m. on the date of the Planning Commission meeting. After 5:00 p.m., the documents will be available at the counter that is located inside the City Council Chambers at 30111 Crown Valley Parkway, Laguna Niguel, California 92677.*

*Thank you for attending your Planning Commission meeting.*

**City Hall  
30111 Crown Valley Parkway  
949/362-4300 Fax 949/362-4340  
[www.cityoflagunaniguel.org](http://www.cityoflagunaniguel.org)**

## CALL TO ORDER

## ROLL CALL

## PLEDGE OF ALLEGIANCE

## [APPROVAL OF MINUTES FOR THE PLANNING COMMISSION MEETING OF JUNE 28, 2022](#)

## PUBLIC COMMUNICATIONS

## NOTICED PUBLIC HEARING ITEMS

1. [Use Permit Amendment UP 02-19A01/Site Development Permit Amendment SDP 98-23A03 and Site Development Permit Amendment SDP 78-02A05 \(Vineyard Church - Laguna Niguel Business Center North\) - PUBLIC HEARING](#) - A request to modify the approved mix of uses at the Vineyard Church campus located at 27632 El Lazo Road and 27631, 27651, and 27671 La Paz Road in the Laguna Niguel Business Center North, zoned Business Park (BP). Amongst three buildings, the Vineyard Church campus includes a compilation of conditionally approved uses (assembly, warehouse, classroom, and office) based on operating and parking demand characteristics. Proposed changes include the conversion of warehouse and office space to additional assembly, classroom, and retail uses. The project also includes site modifications and parking changes (reduced parking supply) to accommodate a new outdoor church courtyard plaza, ADA upgrades, and new driveway entry along El Lazo Road.

**Recommended Action:** That the Planning Commission continue Use Permit Amendment UP 02-19A01/Site Development Permit Amendment SDP 98-23A03 and Site Development Permit Amendment SDP 78-02A05 (Vineyard Church - Laguna Niguel Business Center North) to the next regular scheduled Planning Commission meeting on August 9, 2022.

2. [Use Permit UP21-10 \(30092 Ivy Glenn Drive – Dish Wireless\) - PUBLIC HEARING](#) – A request to establish and operate a wireless communication facility for Dish Wireless at 30092 Ivy Glenn Drive. The project site is generally located on the southeast corner of Ivy Glenn Drive and Alicia Parkway within the Community Commercial (CC) Zoning District.

**Recommended Action:** That the Planning Commission conduct the noticed public hearing, take public testimony, close the public hearing, and then adopt Resolution No. 22-11, approving Use

Permit UP 21-11 (30092 Ivy Glenn Drive, Dish Wireless), subject to conditions.

3. **Use Permit UP21-11 (28892 Crown Valley Parkway – Dish Wireless) - PUBLIC HEARING** – A request to establish and operate a Dish Wireless communication facility at 28892 Crown Valley Parkway (Crown Valley Animal Care Center). The project site is generally located east of the Crown Valley Parkway and Golden Lantern intersection within the Community Commercial (CC) Zoning District.

**Recommended Action:** That the Planning Commission conduct the noticed public hearing, take public testimony, close the public hearing, and then adopt Resolution No. 22-12, approving Use Permit UP 21-11 (28892 Crown Valley Parkway, Dish Wireless), subject to conditions.

#### **OTHER BUSINESS - NONE**

#### **REPORTS AND COMMENTS**

1. **Planning Commission**
2. **Director/Staff Reports**

#### **ADJOURNMENT**

**LAGUNA NIGUEL PLANNING COMMISSION**

**Chair Brian Fisk  
Vice Chair Roger Green  
Commissioner Robert Brown  
Commissioner Sally Savage-Lebhart  
Commissioner Pedram Vahid**

E-mail address ..... [htamaddon@cityoflagunaniguel.org](mailto:htamaddon@cityoflagunaniguel.org)  
Website address ..... [www.cityoflagunaniguel.org](http://www.cityoflagunaniguel.org)

*Americans with Disabilities Act - In compliance with the Americans with Disabilities Act, if you are an individual who requires accommodations to participate in this meeting, please contact the City Clerk's Office at (949) 362-4300. Notification at least 48 hours prior to the meeting will enable the City to make reasonable arrangements to ensure accessibility.*

*The Council Chambers is wheelchair accessible and disabled parking is available in the City Hall parking lot. Assisted Listening is available in the Council Chambers. To arrange for use of a personal listening device, please contact the City Clerk prior to the meeting.*

**AFFIDAVIT OF POSTING**

**COUNTY OF ORANGE )  
CITY OF LAGUNA NIGUEL )**

I, Hannah Tamaddon, COMMUNITY DEVELOPMENT DEPARTMENT ADMINISTRATIVE SECRETARY FOR THE CITY OF LAGUNA NIGUEL, hereby certify, under penalty of perjury, that I caused the posting of this agenda by 5:00 p.m. on July 22, 2022 at City Hall, 30111 Crown Valley Parkway, Crown Valley Community Park, 29751 Crown Valley Parkway, and Sea Country Senior and Community Center, 24602 Aliso Creek Road.

**POSTED BY:**



**Hannah Tamaddon, Administrative Secretary  
Community Development Department**