

Minutes for the Planning Commission

1 Civic Center Circle, Brea, California 928

November 12, 2024

1. CALL TO ORDER/ROLL CALL - COMMISSION

Chair Covey called the meeting to order at 6:03 pm. All members were present.

Present: Chair Covey, Vice Chair Schlotterbeck (via zoom), Commissioner Donini, Commissioner Madden, Commissioner Perez

2. INVOCATION: Pastor Vaughn Jarrett, The Way Christian Community Church

Pastor Vaughn Jarrett with The Way Christian Community Church led the Invocation.

3. PLEDGE OF ALLEGIANCE

Commissioner Donini led the Pledge of Allegiance.

4. MATTERS FROM THE AUDIENCE

None.

5. CONSENT CALENDAR

Motion was made by Commissioner Madden and seconded by Vice Chair Schlotterbeck to approve the consent calendar. Motion passed 5-0.

5A. Approval of September 24, 2024 Meeting Minutes

5B. Adoption of 2025 Planning Commission Calendar

6. ADMINISTRATIVE ITEMS

6A. Amazon DJT4 Parcel Delivery Facility at 275 Valencia Avenue - Project Introduction

City Planner Joanne Hwang provided the presentation.

The Applicant team (Tim Hou and Jason Friedman with Amazon, and Justin Mahramas with Sheppard Mullin) provided a brief presentation of the proposed project.

The Commission had comments and questions on the following items:

- Assembly Bill 98
- Art in Public Places requirement
- Public hearing notice information
- Need for Glossary of Terms
- Clarification on MU-II Zoning within the Project site
- Origination cities of line-haul trucks
- Clarification of on-site access points for line-haul trucks
- Seasonal and peak periods for staffing and parking availability
- Concern of seasonal workers parking motorhomes on City streets and within private properties
- Existing number of delivery vans currently serving the City vs. expected number of delivery vans when facility is in operation
- Expected service area of the proposed facility
- Existing/future plans for EV delivery vans
- Clarification on utilization/installation of solar system
- Clarification of delivery van path of travel
- Clarification of number of employees per shift schedule
- Information on employees vs. automated equipment
- Provision of a map of nearby facilities
- Clarification on whether or not the City has any regulations/authority over private businesses' employee make-up
- Drone deliveries and any future considerations
- Clarification on delivery routes
- Concerns related to some of the proposed landscaping materials due to proximity of very high fire severity zone and potential for errant embers
- Encouraged all landscaping materials to be not on the Invasive Species Council of California list
- Potential consideration of Birch Street/Valencia Avenue traffic signal synchronization

- Method of ensuring line-haul trucks to adhere to the circulation plan
- Confirmation that flex drivers/vehicles would adhere to the circulation plan
- Consideration of artificial turf in place of grass
- Clarification on whether or not Lambert Road and Birch Street would be utilized by line haul trucks
- Clarification regarding the 10-hour shift schedule of delivery van drivers
- Timing of future public hearings and advance notification to the Commission to ensure availability and participation
- Employee bicycle/electric bicycle parking locations and type of protection from the weather elements
- Potential noise impact of the proposed facility

6B. Committee Reports

Commissioner Perez reported on the Brea 2050 Community Steering Committee meeting.

Chair Covey noted his absence from the Art in Public Places Committee meeting due to scheduling conflict with tonight's Planning Commission meeting.

6C. Informational/Project Updates

Chair Covey thanked the City for providing the Veterans Day Ceremony.

7. ADJOURNMENT

Chair Covey adjourned the meeting at 7:14 pm.

Respectfully submitted,



Joanne Hwang, City Planner

The foregoing minutes are hereby approved
this 10th day of December, 2024



Joseph Covey, Chair

