

CITY OF LOS ALAMITOS

3191 Katella Avenue
Los Alamitos, CA 90720

AGENDA PLANNING COMMISSION/SUBDIVISION COMMITTEE REGULAR MEETING

Wednesday, August 26, 2020 – 7:00 PM

SAFETY ALERT –NOTICE REGARDING COVID-19

Due to COVID-19, the City of Los Alamitos Planning Commission Meeting on August 26, 2020 will be conducted by videoconference pursuant to the provisions of the Governor's Executive Orders N-25-20 and N-29-20. The public may access the meeting electronically or telephonically.

Pursuant to Executive Orders and given the current health concerns, members of the public can access meetings by using your phone to dial +1 (301) 715-8592 and enter the Meeting ID: 862-6658-5061. Your microphone will be disabled upon entry for the duration of the meeting. **Members of the public may not attend the meeting in person.**

The public can submit comments to planningcommission@cityoflosalamitos.org with the subject line "PUBLIC COMMENT ITEM #" (insert the item number relevant to your comment) or "PUBLIC COMMENT NON-AGENDA ITEM." Comments **received by 4:00 p.m.** will be compiled and provided to the Planning Commission and made available to the public before the start of the meeting. Staff will not read email comments at the meeting but the official record will include all email comments received until the close of the meeting.

Members of the public wishing to verbally deliver comments via the telephone conference can submit their requests to planningcommission@cityoflosalamitos.org **until the close of the public comment period.** The Department Secretary will compile a list of speakers who have indicated a desire to speak. Before the close of the meeting, the Department Secretary will announce each speaker, enable the speaker's microphone, and begin the three-minute timer. The speaker's microphone will automatically be disabled at the end of three minutes.

All speakers shall observe civility, decorum and good behavior. Any item submitted to the Planning Commission during the meeting shall become public record and subject to applicable disclosure laws.

NOTICE TO THE PUBLIC

This Agenda contains a brief general description of each item to be considered. Except as provided by law, action or discussion shall not be taken on any item not appearing on the agenda. Supporting documents, including staff reports, are available for on the City's website at www.cityoflosalamitos.org once the agenda has been publicly posted.

Any written materials relating to an item on this agenda submitted after distribution of the agenda packet are available for public inspection on the City's website at www.cityoflosalamitos.org.

It is the intention of the City of Los Alamitos to comply with the Americans with Disabilities Act (ADA) in all respects. If, as an attendee, or a participant at this meeting, you will need special assistance beyond what is normally provided, please contact the Development Services Department at (562) 431-3538, extension 303, 48 hours prior to the meeting so that reasonable arrangements may be made.

1. CALL TO ORDER

2. ROLL CALL

Chair Andrade
Vice Chair Grose
Commissioner Cuijty
Commissioner DeBolt
Commissioner Loe
Commissioner Riley
Commissioner Sofelkanik

3. PLEDGE OF ALLEGIANCE

4. ORAL COMMUNICATIONS

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Members of the public wishing to verbally deliver comments via the telephone conference can submit their requests to planningcommission@cityoflosalamitos.org **until the close of the public comment period.** The Department Secretary will compile a list of speakers who have indicated a desire to speak. Before the close of the meeting, the Department Secretary will announce each speaker, enable the speaker's microphone, and begin the three minute timer. The speaker's microphone will automatically be disabled at the end of three minutes.

5. APPROVAL OF MINUTES

A. Approve the Minutes for the Regular Meeting of April 22, 2020 and July 22, 2020

ROLL CALL VOTE

Chair Andrade

Vice Chair Grose

Commissioner Cuijty

Commissioner DeBolt

Commissioner Loe

Commissioner Riley

Commissioner Sofelkanik

6. CONSENT CALENDAR

None.

7. PUBLIC HEARING

None.

8. STAFF REPORT

A. National Pollutant Discharge Elimination System (NPDES) Training

A City's stormwater program, known as NPDES, is a local government's tool to help protect the water that enters a storm drain. Protecting water quality requires raising public awareness and fostering environmentally protective public behavior.

Recommendation: None

9. DISCUSSION

None.

10. ITEMS FROM THE DEVELOPMENT SERVICES DIRECTOR

11. COMMISSIONER REPORTS

12. ADJOURNMENT

APPEAL PROCEDURES

Any final determination by the Planning Commission may be appealed to the City Council, and must be done so in writing at the Development Services Department, within ten (10) business days after the Planning Commission decision. The appeal must include a statement specifically identifying the portion(s) of the decision with which the appellant disagrees and the basis in each case for the disagreement, accompanied by an appeal fee of \$1,038.00 (resident)/ \$2,349.00 (non-resident) in accordance with Los Alamitos Municipal Code Section 17.60 and Fee Resolution No. 2019-15.

I hereby certify under penalty of perjury under the laws of the State of California that the foregoing Agenda was posted at the Los Alamitos City Hall, 3191 Katella Ave. and online at www.cityoflosalamitos.org not less than 72 hours prior to the meeting.



Maria Veronica Enciso
Department Secretary

8/20/2020

Date

**MINUTES OF PLANNING COMMISSION/SUBDIVISION COMMITTEE MEETING
OF THE CITY OF LOS ALAMITOS**

REGULAR MEETING – April 22, 2020

1. CALL TO ORDER

The Planning Commission/Subdivision Committee met in Regular Session at 7:02 p.m., Wednesday, April 22, 2020, in a video conference, Chair Andrade presiding.

2. ROLL CALL

Present: Commissioners: Chair Andrade, Vice Chair Grose
Culity, DeBolt, Loe, Riley (7:07 p.m.), and
Sofelkanik

Staff: Leslie Roseberry, Interim Development Services Director
Michael Daudt, City Attorney
Tom Oliver, Associate Planner
Maria Veronica Enciso, Department Secretary
Windmera Quintanar, MMC, City Clerk

3. PLEDGE OF ALLEGIANCE

The Pledge of Allegiance was led by Chair Andrade.

4. ORAL COMMUNICATIONS

Department Secretary Enciso quickly shared that there were no public comments received by the 4:00 p.m. cut-off time.

6. APPROVAL OF MINUTES

A. Approve the Minutes for the Regular Meeting of January 22, 2019

Motion/Second: Grose/Art

Carried 6/0 (Andrade abstained): The Planning Commission approved the minutes of the Regular meeting of January 22, 2020.

ROLL CALL VOTE

Chair Andrade	Abstained
Vice Chair Grose	Aye
Commissioner Culity	Aye
Commissioner DeBolt	Aye
Commissioner Loe	Aye
Commissioner Riley	---
Commissioner Sofelkanik	Aye

7. CONSENT CALENDAR

None.

8. PUBLIC HEARING

A. ZOA 19-02 & 19-03

State Mandated Updates to Family Daycare Homes and Accessory Dwelling Unit (ADU) Regulations

Consideration of a Planning Commission resolution recommending that the City Council adopt a draft ordinance to amend Los Alamitos Municipal Code chapters 17.08, 17.22, 17.28 & 17.74 as required to address recent changes in state law concerning the regulation of: (1) Large Family Daycare Homes (ZOA 19-03), and (2) Accessory Dwelling Units (ZOA 19-02) (Citywide).

Associate Planner Oliver summarized the staff report.

Chair Andrade opened public hearing.

Department Secretary Enciso shared that there were no requests received to speak during the public hearing.

Chair Andrade closed public hearing.

Commissioner DeBolt and City Attorney Daudt discussed the differences between the City ordinances and State law.

Commissioner DeBolt received clarification from City Attorney Daudt in regards to retaining the existing requirement that ADUs be spaced no less than 10 feet from the other structures.

Commissioner Sofelkanik stated that the 10 feet was vague and if it means wall to wall, roof peak to roof peak, or patio to patio.

Commissioner Riley asked about the spacing requirement precluding attached garage to an ADU and received clarification from City Attorney Daudt that this is in regards to new detached ADU.

Commissioner Sofelkanik and City Attorney Daudt discussed the following:

- The City currently has an existing ADU law that conflicts with the current state law and the need to either update it or rescind the current provisions.
- Suggestion that the ordinance be narrow to keep the density low.
- Why our current spacing requirement is 10 feet in comparison to other Cities that have a larger spacing. City Attorney Daudt shared that if spacing be changed to a larger amount, whatever numbers we choose there will be a secondary review.

Commissioner DeBolt suggested to follow the state law in regards to the setbacks and spacing, and questioned the need for a formula [to identify spacing].

Chair Andrade agreed to leave the distance to 10-feet as well as leaving the 1,000 square feet [as stated in the state law] (in regards to the unit size and height).

Commissioner Sofelkanik stated that the City not bring the square foot numbers from the 2017 ordinance and to adopt the more narrow and stringent state square foot numbers of 850 for a one bedroom and 1,000 for a two bedroom. He suggested the Planning Commission use this opportunity to tackle the density issue.

Commissioner DeBolt stated he will not make false findings that the ordinance would not be detrimental to the neighborhoods in the City.

Chair Andrade and City Attorney Daudt discussed the use of 1,000 square feet in the ordinance and how that would result in residents building a two bedroom.

The Planning Commission discussed the following in regard to the unit size and height that was present in the drafted ordinance (Section 4E 5a).

- Commissioner Sofelkanik shared that the ordinance would diminish the quality of life, safety, and welfare of the neighborhood.
- Commissioner Andrade shared and agreed with Commissioner Sofelkanik in regards to the drafted ordinance not being ideal, but something needs to be done.

Commissioner DeBolt asked and received clarification from City Attorney Daudt regarding the bedroom count of a 1,000 square foot unit and the three findings listed on page 2 of the drafted ordinance.

Commissioner DeBolt discussed the findings in the ordinance of section 2 page 2 of the three findings and asked if the City is required to come up with affirmative findings that the ordinance will not be detrimental to public convenience, health, welfare of the city and will not create inconsistency with the zoning codes and general plan. City Attorney Daudt explained that the municipal code requires these findings to be made for all zoning code amendments.

Commissioner DeBolt shared that he finds the findings to be false and suggested to scrap the existing ADU ordinance and adopt the state code.

City Attorney Daudt shared that the state law caps will apply if an ordinance is not enacted.

The Planning Commission and City Attorney Daudt discussed the ADU law mentioned in the staff report (page 3 of 4).

- Commissioner Riley clarified the ordinance in regards to the space size and how this can make the findings true.
- Commissioner Sofelkanik shared his preference to bring down the 1,200 square feet maximum size limit included in the proposed ordinance.

- Commissioner Sofelkanik and DeBolt discussed keeping the state code that was presented.
- Commissioner Cuijty expressed that she does not agree with the summary stating the maximum size may not be less than 850 square feet.
- Commissioner Riley clarified that a local agency cannot establish an ordinance that limits the maximum square footage to less than 850 square feet or 1,000 square feet. So, there is a need to limit it so that there won't be a request for a larger amount.
- Commissioner Cuijty, Sofelkanik, and DeBolt agreed that the ordinance should include a maximum unit size limit of 850 square feet for studio and one bedroom ADUs and 1,000 square feet for two bedroom ADUs.

The Planning Commission discussed the Family Daycare Homes item in the staff report (page 4 of 4).

- Commissioner Sofelkanik shared that he disagrees with the findings listed.
- Commissioner DeBolt also disagreed with the findings and that the Planning Commission should leave it to the state law.
- Commissioner Sofelkanik mentioned that the Planning Commission can make [the ordinance] as tight as they can, therefore the drafted ordinance should be made so that it isn't left open to interpretation since the ordinance approval is ministerial the drafted ordinance should be tight to provide the Director the tools to keep the projects consistent and avoid the opportunity for developers to challenge the language.

Commissioner Sofelkanik wanted to add design guidelines to the ordinance and cited ADU ordinances from other cities that have included that language. City staff discussed the appearance of the ADU's and suggested to keep the existing language regarding architectural compatibility.

City Attorney Daudt suggested to the Planning Commission to express to the City Council their concerns of the findings in regards to this item.

Interim Development Services Director Roseberry clarified that there is a building code that does require spacing between structures.

Commissioner Loe shared that there are architectural differences between R1 and R3. He also agreed with the 850 and 1000 square feet maximum and to keep it to the minimum in the code. He also agreed with the discussion regarding deferring the findings to the Council and communicating to the Council that that the Planning Commission finds it difficult to agree with the findings about quality of life issues.

Commissioner Riley agreed with Commissioner Loe and shared that he cannot agree with the findings presented in the proposed ordinance. He cannot make these findings unless the Planning Commission can extract it, but he understood the restricting of square footage.

Commissioner Sofelkanik discussed and shared that he disagreed with Section E of the ordinance.

Vice Chair Grose shared that nothing in the ordinance is about the health and safety of the residents.

Interim Development Services Director Roseberry clarified to the Planning Commission that they make a motion that clearly outlines their wants.

Commissioner Sofelkanik would like the ordinance to reflect the following:

- Tailored closer to the state's law.
- Include design requirements.
- Have guidelines for City staff provide sufficient language to provide the Director adequate tools to keep the projects consistent. An example would be the possibility of separate utility lines for the ADU or be tethered to the primary residence.

Commissioner Sofelkanik, Commissioner DeBolt, and City Attorney Daudt discussed the utilities section of the ADU ordinance.

Commissioner DeBolt shared that he liked the idea of narrowing down to 1,000 feet and passing on the decision of the findings to the City Council.

Chair Andrade suggested to the Planning Commission that there is need to tighten up the language in the ordinances.

- Possibility of having a subcommittee that would discuss each item of the ordinance.
- Commissioner DeBolt agreed with Chair Andrade.

City Attorney Daudt presented two options to the Planning Commission about how to move forward:

- Formulate a motion that gives staff guidance to communicate the revisions that the Planning Commission wants to make and have the City Council consider.
- No actions taken tonight and the City staff takes the PC direction, revise the resolution, and discuss again with the Planning Commission.

Commissioner Sofelkanik received clarification by City Attorney Daudt regards to the single-family residence having one ADU or JADU.

Commissioner Riley shared that it is not necessary to change the 10 feet [spacing] and that the design guidelines must match the City's codes.

The Planning Commission and staff discussed the following:

- Options for the Planning Commission to make their decision to continue this item or advise staff with direction for the ordinances.
- Setbacks and spacing of ADU's.
- The need to update the portions of the City's codes that are not consistent with the General Plan.
- Architectural guidelines.
- Agreed to include the old ADU code provisions relating to architectural consistency between an ADU and the primary residence in the ordinance.

Commissioner DeBolt agreed with the architectural consistency language of the previous ADU code along with the limitation of 1,000 feet and that the Planning Commission not vote on the findings and have this passed along to the City Council.

Commissioner Riley shared his support of Commissioner DeBolt's statement.

Commissioner Sofelkanik asked and received clarification by the City Attorney Daudt of the State Department of Housing and Community Development needing to review and comment on ordinances. He stated that he would like to review comments received to other Cities before submitting the ordinance.

Motion/Second: Art/Grose

Carried 6/0: Planning Commission voted to recommend adoption of the proposed ordinance to the City Council, with changes to the maximum unit size and architecture standards. Notwithstanding their recommendation for approval of the ordinance, the Planning Commission did not approve the required finding that approval of ordinance will not be detrimental to the public convenience health interest safety or welfare of the City.

ROLL CALL VOTE

Chair Andrade	Aye
Vice Chair Grose	Aye
Commissioner Cuijty	Aye
Commissioner DeBolt	Aye
Commissioner Loe	Aye
Commissioner Riley	Aye
Commissioner Sofelkanik	Nay

9. STAFF REPORT

None.

10. DISCUSSION

None.

11. ITEMS FROM THE DEVELOPMENT SERVICES DIRECTOR

Interim Development Services Director Roseberry emphasized that staff is still taking care of business although staff is telecommuting also shared that Public Works Foreman Gary Saldivar is retiring on May 7th.

Chair Andrade asked if there are any reports of the coronavirus in the City, Interim Development Services Director Roseberry and Vice Chair Grose clarified that there are.

12. COMMISSIONER REPORTS

Vice Chair Grose gave a shout out to the Recreation and Community Services Department for the work they are doing.

Commissioner Sofelkanik gave a shout out to Department Secretary Enciso for her assistance in setting up the Zoom meeting.

Chair Andrade thanks the Planning Commission for his or her participation and hopes for everyone to stay safe.

13. ADJOURNMENT

The Planning Commission adjourned the meeting at 8:56 p.m.

ATTEST:

Larry Andrade, Chair

Leslie Roseberry, Secretary

**MINUTES OF PLANNING COMMISSION/SUBDIVISION COMMITTEE MEETING
OF THE CITY OF LOS ALAMITOS**

REGULAR MEETING – July 22, 2020

1. CALL TO ORDER

The Planning Commission/Subdivision Committee met in Regular Session at 7:05 p.m., Wednesday, July 22, 2020, in a video conference, Chair Andrade presiding. As a result of the State of Emergency in California due to the threat of COVID-19 and pursuant to Governor Newsom Executive Order N-25-20 issued on March 12, 2020, all members of the Planning Commission/Subdivision Committee attended telephonically.

2. ROLL CALL

Present: Commissioners: Chair Andrade, Vice Chair Grose
DeBolt, Loe, Riley, and Sofelkanik

Absent: Cuiilty

Staff: Ron Noda, Acting Development Services Director
Michael Daudt, City Attorney
Tom Oliver, Associate Planner
Maria Veronica Enciso, Department Secretary

3. PLEDGE OF ALLEGIANCE

The Pledge of Allegiance was led by Chair Andrade.

4. ORAL COMMUNICATIONS

Acting Development Services Director Noda introduced himself and addressed the Planning Commission.

Department Secretary Enciso quickly shared that there were no public comments received by the 4:00 p.m. cut-off time.

5. APPROVAL OF MINUTES

A. Approve the Minutes for the Regular Meeting of May 27, 2020

Motion/Second: Grose/DeBolt

Carried 6/0 (Cuiilty Absent): The Planning Commission approved the minutes of the Regular Meeting of May 27, 2020.

ROLL CALL VOTE

Chair Andrade	Aye
Vice Chair Grose	Aye
Commissioner Cuiilty	(Excused)

Commissioner DeBolt	Aye
Commissioner Loe	Aye
Commissioner Riley	Aye
Commissioner Sofelkanik	Aye

6. CONSENT CALENDAR

None.

7. PUBLIC HEARING

A. Conditional Use Permit (CUP) 20-02

Full Alcoholic Beverage Service for Brew Kitchen Ale House Restaurant in the General Commercial (C-G) zone

Consideration of a Conditional Use Permit for onsite full alcoholic beverage service for an existing restaurant at 10708 Los Alamitos Blvd. in the General Commercial (C-G) Zoning District (Applicant: Joseph Maggiore), APN 242-245-01.

Department Secretary Enciso shared that the Public Hearing for this agenda item was noticed as an in person Planning Commission meeting at the Community Center, but due to last minute changes, the meeting was then changed to be via videoconference. Therefore, Department Secretary Enciso was in the Community Center for this meeting just in case members of the public were to attend.

Associate Planner Oliver summarized the staff report.

Chair Andrade opened the public hearing.

Department Secretary Enciso confirmed that there were no public comments received for this agenda item.

Applicant Joseph Maggiore joined the meeting via teleconference and thanked Associate Planner Oliver for getting him on the [July] agenda and for everyone's time to consider this item.

Chair Andrade closed the public hearing.

Commissioner Riley asked staff if there were any provisions in the CUP that requires the business to maintain food service at this location and would not allow for it to be converted to a bar at some point in the future.

Associate Planner and City Attorney Daudt clarified that the CUP is specific to providing full alcoholic beverage service for an existing restaurant (Brew Kitchen Ale House). Also, that the type of ABC license that the applicant would seek is tied to a restaurant use.

Motion/Second: Loe/Grose

Carried 6/0 (Culity absent): Adopt Resolution No. 20-04, entitled, "A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF LOS ALAMITOS, CALIFORNIA, APPROVING A CONDITIONAL USE PERMIT (CUP) 20-02 TO ALLOW FULL ALCOHOLIC BEVERAGE SALES AT A 2,118 SQUARE FOOT RESTAURANT WITH A 387 SQUARE FOOT OUTSIDE SEATING AREA IN THE GENERAL COMMERCIAL (C-G) ZONE AT 10708 LOS ALAMITOS BLVD. IN THE GENERAL COMMERCIAL (C-G) ZONING DISTRICT, APN 242-245-01 (APPLICANT: JOSEPH MAGGIORE, COPPER BELLE, INC.)."

ROLL CALL VOTE

Chair Andrade	Aye
Vice Chair Grose	Aye
Commissioner Culity	(Excused)
Commissioner DeBolt	Aye
Commissioner Loe	Aye
Commissioner Riley	Aye
Commissioner Sofelkanik	Aye

8. STAFF REPORT

A. Nomination of a Planning Commissioner for SCAG Active Transportation Plan Grant Community Advisory Committee

This report provides the Planning Commission with information regarding the Southern California Association of Governments (SCAG) Active Transportation Program (ATP) Grant Project. The report also requests input into the nomination and appointment of one commissioner to serve on the Community Advisory Council (CAC).

Acting Development Services Director Noda summarized the staff report.

Commissioner DeBolt asked if the \$150,000 could be used for the infrastructure for any recommendations that are being made. Acting Development Services Director Noda clarified that the money will go to the consultant directly.

Commissioner DeBolt asked why waste \$150,000 to get nothing other than a plan that we may not be able to do or will not be able to do. Associate Planner Oliver mentioned that plan would allow the City to apply for other grants. Without this plan in place, grants will not be awarded to the City for infrastructure.

Motion/Second: DeBolt/Andrade

Carried 5/0 (Culity absent, Sofelkanik abstained): The Planning Commission nominated and appointed Commissioner Sofelkanik to serve on the Community Advisory Council (CAC).

ROLL CALL VOTE

Chair Andrade	Aye
Vice Chair Grose	Aye
Commissioner Culity	(Excused)

Commissioner DeBolt	Aye
Commissioner Loe	Aye
Commissioner Riley	Aye
Commissioner Sofelkanik	Abstained

Commissioner Sofelkanik asked if the consultant or an agency would reach out to him about the CAC. Associate Planner Tom confirmed that a letter would be sent through email and mail.

9. **DISCUSSION**

None.

10. **ITEMS FROM THE DEVELOPMENT SERVICES DIRECTOR**

Associate Planner Oliver discussed the following:

- The City has approved a Temporary Use Permit for outdoor business.
 - Restaurants have started serving outdoors
 - Four restaurants approved, four other restaurants still pending.
 - About 40 salons are planning to have business outdoors.
- Epson should completely be moved into their building by late August or in September.
- The City has asked the contractors of the Marriot Fairfield Inn and Suites project to reopen Briggeman Drive as it has been closed for a while now.
- Pavement rehabilitation project on Noel Street has begun.
- The Olson Oak Walk project was slowed down due to the Santa Ana Regional Water Quality Control Board to clean up the soil on the property.
- The Los Alamitos Luxury Apartment contractors currently completing the grading.

Commissioner Sofelkanik asked about the Olson Oak Walk project in regards to a utility pole on the north side of the property. Associate Planner Oliver clarified that this issue was not resolved and that the City is withholding the remaining permits until this issue is resolved.

Commissioner DeBolt asked about a document that was supposed to be approved for the Los Alamitos Luxury Apartments that detailed the (soil) contamination that was to be recorded with the property prior to permits being pulled. City Attorney Daudt mentioned that he would need to follow up on this, but per his recollection, the property met all the prerequisites based on the language that was required for the recordation in accordance to the remediation.

Commissioner DeBolt shared that the purpose of the recordation (regarding to the Los Alamitos Luxury Apartments) was to show the extent of the contamination in order to give notice to the people who may do anything to the property.

Commissioner Loe asked and received clarification from Associate Planner Oliver in regards to a permit parking condition in the neighborhood that residents at the Olson Oak Walk could not apply for.

11. COMMISSIONER REPORTS

Commissioner Sofelkanik shared that there is a tremendous amount of dust generated from the project at the Los Alamitos High School and believes that there is an agreement between the school and the City to mitigate the dust. Acting Development Services Director Noda shared that the City is aware of this issue and that it was brought to the staff's attention from a neighboring business. Staff sent out the Building Inspector Abbott to inspect and were in contact with the school district to mitigate the problem.

Chair Andrade asked and received clarification from Associate Planner Oliver about a City of Cypress project located on Katella Avenue that will consist of retail and assisted living.

Associate Planner Oliver also shared the following project in the City of Cypress:

- Build a retail shopping center and apartment buildings on a part of the parking lot of the Los Alamitos Racetrack.
- Amazon will be opening a distribution center at the Mitsubishi building.

Vice Chair Grose and Chair Andrade welcomed Acting Development Services Director Noda.

12. ADJOURNMENT

The Planning Commission adjourned the meeting at 7:53 p.m.

ATTEST:

Larry Andrade, Chair

Ron Noda, Secretary

City of Los Alamitos

PLANNING COMMISSION/SUBDIVISION COMMITTEE AGENDA REPORT

MEETING DATE: August 26, 2020

ITEM NUMBER: 8A

**To: Chair Andrade and Members of the Planning
Commission/Subdivision Committee**

From: Tom Oliver, Associate Planner

Subject: National Pollutant Discharge Elimination System (NPDES) Training

SUMMARY

A City's stormwater program, known as NPDES, is a local government's tool to help protect the water that enters a storm drain. Protecting water quality requires raising public awareness and fostering environmentally protective public behavior.

DISCUSSION

The National Pollutant Discharge Elimination System (NPDES) is a permit program that addresses water pollution by regulating the sources that discharge pollutants to the waterways of the United States. Created in 1972 by the Clean Water Act, the NPDES permit program authorizes state governments through the Environmental Protection Agency to perform many permitting, administrative, and enforcement aspects of the program. The City of Los Alamitos' local umbrella NPDES agency is called the Santa Ana Regional Water Quality Board, or SARWQB.



As a part of fulfilling the City's local NPDES requirements mandated by the SARWQB, the city supports implementation of a countywide public education program called H2OC, to enhance the likelihood that key messages concerning NPDES will be noticed and that target audiences will adopt behaviors protective of water quality. H2OC serves

as the education and outreach campaign, providing unified messaging and combined media buying power that could not be achieved by this City and the other Permittees individually.

The City of Los Alamitos supports the countywide public education effort through financial contributions, participation in the Public Education Sub-Committee, and the use of countywide materials, thematic messages and common H2OC brand. The City's public education and outreach program targets 100% of the residents, including businesses, commercial and industrial establishments. The City supplements the countywide campaign at a local level through public educational material distribution, and outreach to the community through presentations such as tonight's NPDES Training.