



CITY OF ANAHEIM  
PLANNING COMMISSION  
ACTION AGENDA  
JUNE 2, 2025, 5:00 P.M.  
Council Chamber  
200 South Anaheim Boulevard  
Anaheim, California

**CALL TO ORDER** – 5:00 P.M.

**PLEDGE OF ALLEGIANCE** – Led by Commissioner Kelly

**ROLL CALL**

**Commissioners Present:** **Chairperson:** Absent  
**Vice Chairperson:** Jeanne Tran-Martin  
**Commissioners:** Amelia Castro, Deirdre Kelly, Michelle Lieberman, LuisAndres Perez, and AB Abdulrahman

**Commissioners Absent:** Chairperson Christopher Walker

**Staff Present:**

Heather Allen, Planning and Building Director  
Leonie Mulvihill, Assistant City Attorney  
Scott Koehm, Principal Planner  
Arlette Kim, Assistant Planner  
Bridgette Bambrick, Senior Secretary

Shawn Azarhoosh, Principal Civil Engineer  
Saarth Trivedi, Senior Engineering Aide  
Cory Wilkerson, Principal Transportation Planner

[Welcome Audio](#)

**PUBLIC COMMENTS**

There were no public comments.

**PUBLIC HEARING ITEMS**

Vice Chairperson Tran-Martin presented the 10-day appeal rights for the public hearing item. The appeal period for the public hearing item ends on Thursday, June 12, 2025, at 5:00 p.m.

**ITEM NO. 1**

**DEVELOPMENT APPLICATION NO. 2024-00052**

**Location:** This approximately 0.25-acre site is located at 1010-1012 East Orangefair Lane, approximately 460 feet west of Raymond Avenue.

**Request:** To approve a conditional use permit to allow an Automotive – Repair & Modification Major use for an autobody shop and a parking variance to provide fewer parking stalls than required by code (14 required; 9 proposed).

**Environmental Determination:** The Planning Commission will consider whether to find the project Categorical Exempt from the provisions of the California Environmental Quality Act (CEQA) pursuant to State CEQA Guidelines Section 15301, Class 1 (Existing Facilities).

**Approved Resolution No. PC2025-016 as amended to add a Condition of Approval “Prior to Business Operation” Condition No. 1 as follows:**

“The applicant/business owner shall submit building plans for review and approval for all tenant improvements.” **and renumbering the conditions of approval to reflect the change.**

**MOTION:** (Castro/Perez)

**VOTE: 6-0**

Commissioners Abdulrahman, Castro, Kelly, Lieberman, and Tran-Martin voted yes. Chairperson Walker was absent.

*Project Planner:  
Arlette Kim  
[AKim@anaheim.net](mailto:AKim@anaheim.net)*

[Item 1 Audio](#)

**IN SUPPORT:** None

**OPPOSITION:** None

**DISCUSSION TIME:** 6 minutes (5:03 p.m. to 5:09 p.m.)

**COMMISSION UPDATES**

Principal Planner Koehm stated that the Planning Commission would be adjourned to the June 30, 2025, meeting; the June 16, 2025, meeting will be cancelled. He reviewed the items that will be presented at the June 30, 2025, meeting: a convenience store seeking an alcohol license for off-sale sales and two adult day-care facilities, and noted that there are no current Planning Commission items on the upcoming City Council Agendas.

[Commission Updates Audio](#)

**ADJOURNMENT** – 5:10 P.M.

Adjourn to the next regularly scheduled Anaheim Planning Commission meeting on June 30, 2025, at 5:00 p.m. in the Council Chamber, 200 South Anaheim Boulevard, Anaheim, California.

**Agenda Posting:** A complete copy of the Planning Commission Agenda was posted at 3:30 p.m. on Thursday, May 29, 2025, inside the display case located in the foyer of the Council Chamber, in the outside display kiosk, and at the Central Library.