



CITY OF ANAHEIM
PLANNING COMMISSION
ACTION AGENDA
JANUARY 12, 2026, 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 Walker

ROLL CALL

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

Commissioners Absent: None

Staff Present:

Heather Allen, Planning and Building Director
Joanne Hwang, Deputy Planning and Building Director
Leonie Mulvihill, Assistant City Attorney
Scott Koehm, Principal Planner
Lisandro Orozco, Senior Planner
Grace Cho, Senior Planner
Bridgette Bambrick, Administrative Assistant
Angeli Penalba, Senior Secretary

Cory Wilkerson, Principal Transportation Planner
Shawn Azarhoosh, Principal Civil Engineer
Monic Mac, Contract Engineer
Gabreelle Gonzalez, Assistant Engineer
Saarth Trivedi, Assistant Engineer
Kevin Clausen, Community Investment Manager

[Welcome Audio](#)

PUBLIC COMMENTS

There were no public comments.

PUBLIC HEARING ITEMS

Chairperson Walker presented the 10-day appeal rights for all public hearing items. The appeal period for the public hearing items ends on Thursday, January 22, 2026, at 5:00 p.m.

ITEM NO. 1

DEVELOPMENT APPLICATION NO. 2025-00019

(Continued from December 15, 2025)

Location: This approximately 25-acre property is located at 1400-1600 South Douglass Road at the northwest corner of East Stanley Cup Way and South River Road within the OCVIBE project, in an area of the City of Anaheim known as the Platinum Triangle.

Request: To approve a final site plan and a minor amendment to the OCVIBE Master Site Plan to construct two multiple-family residential buildings with a total of 530 for-rent residential dwelling units and a new Neighborhood Park; a minor conditional use permit amendment to modify the OCVIBE Mural Plan to revise the location and dimensions of murals; a minor deviation for exterior sound attenuation for outdoor common recreational areas; and a tentative tract map to reflect new building footprints and street alignments. A total of 35 residential dwelling units would be available for moderate-income residents.

Environmental Determination: The Planning Commission will consider whether the previously certified Platinum Triangle Expansion Project Subsequent Environmental Impact Report No. 339 and associated Addenda are the appropriate environmental documentation for this request.

**Approved Resolution No.
PC2026-001, PC2026-002,
PC2026-003 and PC2026-004.**

MOTION: (Tran-Martin/Perez)

VOTE: 7-0

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

Project Planner:
Lisandro Orozco
lorozco@anaheim.net

[Item 1 Audio](#)

IN GENERAL: None

IN SUPPORT: None

OPPOSITION: None

DISCUSSION TIME: 11 minutes (5:03 p.m. to 5:14 p.m.)

ITEM NO. 2

DEVELOPMENT APPLICATION NO. 2025-00035

(Continued from December 15, 2025)

Location: This approximately 2.48-acre property is located at 300 South Harbor Boulevard at the southeast corner of South Harbor Boulevard and West Broadway.

Request: To approve a parking variance to permit fewer parking spaces than required by the Zoning Code to facilitate medical office uses within an existing office building.

Environmental Determination: The Planning Commission will consider whether to find the project Categorically 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.
PC2026-005.**

MOTION: (Perez/Abdulrahman)

VOTE: 7-0

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

Project Planner:

Grace Cho

gcho@anaheim.net

[Item 2 Audio](#)

IN GENERAL: None

IN SUPPORT: None

OPPOSITION: None

DISCUSSION TIME: 8 minutes (5:15 p.m. to 5:23 p.m.)

COMMISSION UPDATES

Deputy Planning and Building Director Hwang introduced the contract staff Angeli Penalba, serving as temporary Planning Commission Secretary.

Principal Planner Koehm reviewed the agenda for the upcoming Commission meetings as follows:

- January 26, 2026: A conditional use permit request to expand an existing facility (American Career College) on La Palma Avenue near Magnolia Street.
- February 9, 2026: A conditional use permit request for a community and religious assembly facility for a recovery center.
- January 13, 2026: City Council to consider the Festival residential development and adoption of the annual code update.

[Commission Updates Audio](#)

ADJOURNMENT – 5:31 P.M.

Adjourn to the next regularly scheduled Anaheim Planning Commission meeting on January 26, 2026, 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 10:30 a.m. on Thursday, January 8, 2026, inside the display case located in the foyer of the Council Chamber, in the outside display kiosk, and at the Central Library.