

**CITY OF ANGELS
PLANNING COMMISSION**

RESOLUTION OF INTENT NO. 25-05

**A RESOLUTION OF INTENTION OF THE CITY OF ANGELS PLANNING COMMISSION
RECOMMENDING TO THE CITY COUNCIL AMENDING SECTION 17.09.120 ADDING A DEFINITION OF
“LARGE FORMAT RETAIL,” REVISING ANGELS CAMP MUNICIPAL CODE SECTION 17.30.020 AND
17.30.050 REMOVING THE 80,000 SQUARE FOOT LIMIT ON LARGE FORMAT RETAIL ESTABLISHMENTS
IN THE SHOPPING CENTER COMMERCIAL (SC) ZONING DISTRICT AND AMENDING SECTION 17.27.020
TO ALLOW LARGE FORMAT RETAIL ESTABLISHMENTS AS A CONDITIONAL USE IN THE COMMUNITY
COMMERCIAL (CC) ZONING DISTRICT AND SUBJECT TO THE SAME LARGE FORMAT RETAIL
REQUIREMENTS ESTABLISHED IN SECTION 17.30.050**

WHEREAS, the City of Angels Planning Commission is authorized by Angels Municipal Code Section 17.85.020 to assist and advise the city council and the public in matters pertaining to planning; and

WHEREAS, a community representative has requested amending the large format retail requirements to facilitate commercial development; and

WHEREAS, the Planning Commission held a duly noticed public hearing on April 10, 2025, and received public input on the proposed code amendments; and

WHEREAS, the proposed code amendments are consistent with the City of Angels General Plan; and

WHEREAS, The proposed code amendments are consistent with the City of Angels Municipal Code; and

WHEREAS, the proposed code amendments will not be substantially detrimental to the health, safety, or general welfare of the city; and

WHEREAS, Until such time as a project is proposed, no direct or indirect physical changes to the environment may be determined and the project is therefore exempt pursuant Section 15378 (Definition of a Project) of the State and City guidelines for the implementation of the California Environmental Quality Act (CEQA);

NOW, THEREFORE, BE IT RESOLVED, the Planning Commission hereby recommends to the City Council Amending Angels Municipal Code Section 17.09.120 adding a definition of “large format retail,” revising Angels Municipal Code Section 17.30.020 and 17.30.050 removing the 80,000 square foot limit on large format retail establishments in the shopping center commercial (SC) zoning district and amending section 17.27.020 to allow large format retail establishments as a conditional use in the community commercial (CC) zoning district and subject to the same large format retail requirements established in Angels Municipal Code Section 17.30.050 in accordance with **Attachment A**, and directs staff to provide this recommendation of the planning commission and supporting findings to the City Council in writing within thirty days.



The foregoing resolution was introduced and moved for adoption on April 10, 2025, by Commissioner Stammerjohan and being duly seconded by Commissioner Whitford. PASSED AND ADOPTED THIS 10th day of April, by the following vote:

AYES: Broeder, Gordon, Stammerjohan, Whitford, Wendt

NOES:

ABSTAIN:

ABSENT:

ATTEST:



John Broeder
Chairman



Caytlyn Schaner
Deput City Clerk

