



PLANNING COMMISSION REGULAR MEETING MINUTES

March 12, 2025
6:00 p.m.
550 E. Sixth Street, Beaumont, CA

Regular Session

A. CALL TO ORDER at 6:00 p.m.

Present: Vice Chair Nathan Smith, Commissioner Carlos Cueva, Commissioner Allen Koblin

Absent: Chairman Philip Southard, Commissioner Steven Cooley

Request of Any Excused Absence

Pledge of Allegiance

Adjustments to Agenda: **None**

Conflict of Interest Disclosure: **None**

B. PUBLIC COMMENT PERIOD (ITEMS NOT ON THE AGENDA):

Any one person may address the Committee on any matter not on this agenda. If you wish to speak, please fill out a "Public Comment Form" provided at the back table and give it to the Committee Chair or Secretary. There is a three (3) minute limit on public comments. There will be no sharing or passing of time to another person. State Law prohibits the Committee from discussing or taking actions brought up by your comments.

No comments

C. ACTION ITEMS / PUBLIC HEARINGS / REQUESTS

Approval of all Ordinances and Resolutions to be read by title only.

C.1 Approval of Minutes

**Motion by Commissioner Koblin
Second by Commissioner Cueva**

Approve Minutes dated:

February 12, 2025

February 13, 2025

Approved by a 3-0 vote

Absent: Cooley, Southard

C.2 Conditional Use Permit CUP2025-0009 Amendment to CUP2024-0001 for a Request for an ABC Type 47 – On Sale General Eating Place License and a Public Convenience and Necessity (PNC) Finding at 410 East Sixth Street (APN: 418-074-006)

A public hearing request for a Conditional Use Permit (CUP) to allow for on sale beer, wine, and liquor (ABC Type 47) at an existing restaurant, La Martina located at 410 East Sixth Street.

Public Hearing opened at 6:05 p.m.

No comments

Public Hearing closed at 6:05 p.m.

**Motion by Commissioner Koblin
Second by Commissioner Cueva**

To approve as presented with the support of a potential waiver if the subject property meets the criteria of a waiver to maintain the western pole and underground the remainder of the frontage.

And direct staff to prepare a Notice of Exemption for the applicant to file with the Riverside County Clerk Recorder.

Approved by a 3-0 vote

Absent: Cooley, Southard

C.3 Conditional Use Permit CUP2025-0010 for a Request to Operate a Permanent Makeup Studio at 315 East Sixth Street (APN: 418-093-003)

A public hearing for a Conditional Use Permit to operate a permanent makeup studio at an existing four-unit building, 315 East Sixth Street.

Public Hearing opened at 6:10 p.m.

A. Brantley - Owner, shared she was excited to open her business and made herself available for any questions by the Commission.

Public Hearing closed at 6:11 p.m.

**Motion by Commissioner Koblin
Second by Commissioner Cueva**

To approve Conditional Use Permit CUP2025-0010 subject to the attached Conditions of Approval.

And direct staff to prepare a Notice of Exemption for the applicant to file with the Riverside County Clerk Recorder.

**Approved by a 3-0 vote
Absent: Cooley, Southard**

- C.4 Continuation of Public Hearing Plot Plan PP2023-0591 - for a Proposed 15-Unit Apartment Complex, Commonly Referred to as "Aegis Beaumont" Located at 1360 East Sixth Street (APN 419-232-039)

Public hearing for a request to construct a two-story, market rate apartment complex consisting of nine (9) three-bedroom units and six (6) one-bedroom units, for a total of 15 apartment units, along with parking and open common space, on a 0.68-acre parcel located west of American Avenue and east of Illinois Avenue, at 1360 E. Sixth Street, within the Sixth Street Mixed-Use Residential (SSMUR) zone.

**Motion by Commissioner Cueva
Second by Commissioner Koblin**

To continue PP2023-0591 to the Planning Commission meeting on March 26, 2025, without discussion.

**Approved by a 3-0 vote
Absent: Cooley, Southard**

D. STAFF COMMENTS

E. ADJOURNMENT at 6:21 p.m.

The next regular meeting of the Beaumont Planning Commission is scheduled for Wednesday, March 26, 2025, at 6:00 p.m., unless otherwise posted Online www.BeaumontCa.gov