



**AGENDA 10-01 (Revised)**

**PLANNING COMMISSION  
Tuesday, January 12, 2010**

**CITY HALL COUNCIL CHAMBERS  
1327 Foothill Boulevard  
6:00 p.m.**

**I. CALL TO ORDER**

**II. ROLL**

**III. PLEDGE OF ALLEGIANCE – Commissioner Cahill**

**IV. COMMENTS FROM THE PUBLIC:** At this time, members of the audience may address the Commission regarding matters that are not on the agenda or matters that are on the Consent Calendar.

**V. REORDERING OF THE AGENDA**

**VI. CONSENT CALENDAR**

**A. Minutes:** October 13, 2009

**B. Minutes:** October 27, 2009

**VII. CONTINUED PUBLIC HEARINGS**

**A. Hillside Development Permit 09-38; Oh's Design & Development/Deuk Lee; 5209 Diamond Point Road:** A request for a Hillside Development Permit to allow the construction of a 1,198-square foot first-floor addition. The house with the proposed addition would have a total floor area of 3,831 square feet. Staff is recommending that the Planning Commission approve a Categorical Exemption for this project. (Assistant Planner Parinas)

**VIII. PUBLIC HEARINGS**

**A. Tree Removal 09-16; John Thompson; 4632 Viro Lane:** A request to remove a 38-inch protected oak tree. Staff is recommending that the Planning Commission approve a Mitigated Negative Declaration (MND) for this project. The comment period for the MND is December 17, 2009 through January 7, 2010. (Planning Intern Ballestar)

**B. Hillside Development Permit 09-36/Second-floor Review 09-23/Setback Modification 09-10/Conditional Use Permit 446/Director's Misc. Review 09-24 (flat roof)/Tree Removal Permit 09-37; Vaughan Trammell, Architect/Luke and Scotti Strockis; 4245 Chula Senda Lane:** A request for a Hillside Development Permit and

Second-floor Review to allow construction of a new split-level 7,500 sq. ft. residence, inclusive of a partially subterranean garage and covered patio, and related site work including expansion of an existing driveway, and construction of a rear yard swimming pool, raised deck, and sports court. A Setback Modification would allow outward-facing retaining walls along the north and south side property lines to exceed 3 feet in height and a new accessory storage structure to encroach into the required 15-foot rear setback. A Conditional Use Permit is also requested to allow sports court lighting. Director's Misc. Review (flat roof) is required since the home's 'modern ranch' design would employ flat roofs comprising more than 25% of the overall roof structure. Lastly, a Tree Removal Permit is requested to remove a 30-inch multi-trunk oak near the north side property line to facilitate expansion of the existing driveway. Staff is recommending that the Planning Commission approve a Categorical Exemption for this project. (Planner Gjolme)

## IX. OTHER BUSINESS

A. Report of Director's Approvals since the last meeting:

1. **Director's Miscellaneous 09-31/Director's Hillside Development Permit 09-44; Anderson; 424 Starlight Crest Drive** – approved 51 sf addition to encroach 2'-4" into required 7'-4" side setback.
2. **Director's Hillside Development Permit 09-43; Quon; 2141 Patagonia Drive** – approved a swimming pool remodel and allowed equipment to encroach to within 9' of rear property line with neighbor's endorsement.

## X. COMMENTS FROM THE COMMISSIONERS

## XI. COMMENTS FROM THE DIRECTOR

## XII. ADJOURNMENT

I hereby certify that this agenda was posted in a location accessible to the public at 1327 Foothill Boulevard, at least 72 hours prior to the regular meeting, in accordance with Government Code Section 54945.2



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Fred Buss ~ Senior Planner ~ Community Development Department

Staff reports, project drawings and other materials related to items on this agenda are available for public inspection in the Planning Dept., Monday through Thursday from 7:00 a.m. to 5:00 p.m., and from 8:00 a.m. to 5:00 p.m. on Fridays. Any decision of the Planning Commission may be appealed to the City Council by any interested person by filing a letter of appeal with the City Clerk and paying an appeal fee of one-half of the applicant's fee plus the applicable Notice Fee. The appeal must be filed within 15 days after the decision is rendered. The date of decision is the date the associated resolution is adopted by the Planning Commission.