

CITY OF **LACANADA FLINTRIDGE**

**PLANNING COMMISSION
MEETING NOTICE AND AGENDA 16-03**

6:00 P.M.

January 26, 2016

**City Hall Council Chambers
1327 Foothill Boulevard**

I. CALL TO ORDER

II. ROLL: Chair McConnell, Vice Chair Smith, Commissioners Gunter, Jain and Hazen

III. PLEDGE OF ALLEGIANCE

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:** November 30, 2015 Special Meeting

B. **Resolution 16-03;** approving Conditional Use Permit 514/Setback Modification 15-05/Categorical Exemption for an existing lighted sports court and associated over-height fencing with the required rear yard setback at 330 Georgian Road.

C. **Resolution 16-04;** approving Setback Modification 15-06/Categorical Exemption for a freestanding wall in excess of 6 feet in height within the required south side yard setback at 342 Georgian Road.

VII. CONTINUED PUBLIC HEARINGS

A. [Lot Line Adjustment 15-01/Variance 15-08/Categorical Exemption; Virginia S. Cree Trust; 951 Vista Del Valle and 5223 Angeles Crest Hwy.:](#) request for a Lot Line Adjustment between two existing parcels in the R-1-15,000 Zone. A Variance is also required since the size of both parcels would remain below the 15,000 sq. ft. minimum for the zone; one parcel would increase in size from 6,187 sq. ft. to 7,557 sq. ft. and one parcel would decrease in size from 14,092 sq. ft. to 12,722 sq. ft.

The Variance would also allow an existing carport structure to encroach into the side setbacks of the property at 5223 Angeles Crest Hwy and an existing pergola to encroach into the rear setback of the property at 951 Vista Del Valle. Staff is recommending approval of a Categorical Exemption for this project. (Consulting Planner Cantrell).

- B. [**Second Floor Review 15-24/Categorical Exemption; Liau; 5465 La Forest Drive:**](#) request to allow 1st and 2nd-floor additions to an existing single-story residence. Staff is recommending approval of a Categorical Exemption for this project. (Consulting Planner Cantrell).
- C. [**Second-floor Review 15-23/Categorical Exemption; Synergy Architecture; 940 De Linda Lane:**](#) request to allow a new two-story house comprising 5,330 sq. ft. Staff is recommending approval of a Categorical Exemption for the project. (Assistant Planner Parinas)

VIII. PUBLIC HEARINGS

- A. [**Conditional Use Permit 416 \(amendment\); Schaefer Funds, LLC; 2384/2388 Foothill Boulevard:**](#) request for an amendment to remove Condition#14 to allow the walled enclosure to be retained. The Conditional Use Permit 416 allowed a temporary soil contamination and remediation facility. (Assistant Planner Parinas)
- B. [**Hillside Development Permit 12-27 \(amendment\)/Setback Modification 13-02 \(amendment\); Pereira/Hall; 3841 Keswick Road:**](#) request for an amendment to a previously approved Hillside Development Permit and Setback Modification to allow an expanded garage to encroach into the required front setback. A variable setback ranging from 17'-3" to 19'-10" is proposed, less than the 20-foot minimum front setback allowed with Hillside review. Staff is recommending approval of a Categorical Exemption for this project. (Planner Gjolme).
- C. [**Setback Modification 15-11 / Hillside Development Permit 15-28; Hwang/Joo; 3943 Robin Hill Road:**](#) request to allow after-the-fact approval of a carport conversion into a garage and expansion of said garage, which would result in a 6-foot encroachment into the required south side yard setback. Staff is recommending approval of a Categorical Exemption for this project. (Planning Aide Yesayan).
- D. [**Lot Line Adjustment 15-03/Setback Modification 15-19/Floor Area Review 16-01/Categorical Exemption; Geragos/Rothgeb/Weaver; 4239 & 4249 Oakwood Avenue:**](#) request to modify the common side property line between two existing parcels in the R-1-20,000 Zone. A Setback Modification is also required for an existing detached garage on the

south lot, the adjusted north side setback for which would be 2'-3" feet, below the 5-foot requirement. The Setback Modification would also allow remodeling of the garage's roof and an addition at the rear of the garage to match the proposed 2'-3" north side setback. Floor Area Review is required since total project area would be above the 4,500 sq. ft. review threshold for parcels less than 80 feet in width. Staff is recommending approval of a Categorical Exemption for this project. (Planner Gjolme).

IX. OTHER BUSINESS:


X. REPORT OF DIRECTOR'S REVIEWS:

XI. COMMENTS FROM THE COMMISSIONERS

XII. COMMENTS FROM THE DIRECTOR

XIII. 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 54954.2



Chris Gjolme ~ Planner ~ Community Development Department

Project applications, 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, except City holidays. Staff Reports are available on the Friday before the meeting. 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 the decision is the date the associated resolution is adopted by the Planning Commission.

AMERICANS WITH DISABILITIES ACT

In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, please contact the City Clerk's Office, [\(818\) 790-8880](tel:8187908880) no later than Friday prior to the Tuesday meeting. (28 CFR 34.102.104 ADA TITLE II)