

CITY OF LA CAÑADA FLINTRIDGE

PLANNING COMMISSION REGULAR MEETING NOTICE AND AGENDA 12-18 6:00 P.M.

Tuesday, October 9, 2012

CITY HALL COUNCIL CHAMBERS
1327 Foothill Boulevard

- I. **6:00 P.M. CALL TO ORDER**
- II. **ROLL:** Chairman Der Sarkissian, Vice Chairman Jain, Commissioners Curtis, Gunter and Walker
- 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:** June 12, 2012
- VII. **CONTINUED PUBLIC HEARINGS**
 - A. **Hillside Development Permit 12-24 / Variance 12-01 / Second Floor Review 12-08 (Dir) / Director's Miscellaneous Review 12-17 (SB); Eissa; 787 Greenridge Drive:** Request to legalize retaining walls (15'-0" maximum height) in the rear yard, additions at the first (447 sq. ft.) and second-floor (148 sq. ft.) level, a new sport court, back-yard restroom, remodeled pool and various other site improvements, including 42" walls in the front yard. A Variance is also required because the additional floor area exceeds the allowable floor area for the lot, the sport court encroaches into the side-setback requirement and is placed on fill, and the second floor addition encroaches into the required angle plane. The maximum allowed floor area for the subject parcel is 4,665 sq. ft. and the total floor area proposed would be 6,222 S.F. (inclusive of existing volume space, covered porch areas and the restroom by the pool). A Director's Second-Floor Review is required because some of the additional area is at the second-floor level. A Director's Miscellaneous Review (Setback) is required since the additional first-floor area encroaches 6" into the west side-yard setback requirement and the additional second-floor area encroaches 8'-6" into the east side-yard second-floor setback requirement but in no case is closer than the existing house. Additionally, the replaced pool equipment encroaches into the west side-yard setback requirement. Staff is recommending that the Planning Commission approve a Categorical Exemption for this project. (Assistant Planner Lang)

VIII. PUBLIC HEARINGS:

- A. Variance 12-02; Roberts / Parcell; 3708 Berwick Drive:** Request to allow construction of an over-height wall in the front setback. Staff is recommending that the Planning Commission approve a Categorical Exemption for this project. (Planner Clark)
- B. Second Floor Review 12-13; Chung/Kim; 4837 Carmel Road:** Request to allow construction of a new 2,805 sq. ft. two-story residence on a 7,800 sq. ft. lot. The project complies with all floor area, setback and height requirements. Staff is recommending that the Planning Commission approve a Categorical Exemption for this project. (Planner Gjolme)
- C. Setback Modification 12-09; Williams/Guenther/McCausland; 5234 Vista Miguel Drive:** Request to construct a 1,002-square foot 1st floor addition to an existing single-story house located on the north side of the residence and a 68-square foot arbor located on the east side of the lot. The addition would encroach 6'-3" into the required 13'-4" north side setback and the arbor would encroach 7'-4" into the required 15'-0" rear setback. Staff is recommending that the Planning Commission approve a Categorical Exemption for this project. (Assistant Planner Parinas)
- D. Mills Act Contract 12-02; Scheinborn; 1741 Earlmont Avenue:** Request qualification from the Planning Commission for entry into a Mills Act Contract with the City of La Cañada Flintridge. A Mills Act Contract recognizes the historic nature of the residential structure located at this address and qualifies the property for reductions in property taxes. The Planning Commission reviews and makes a recommendation to the City Council. The City Council approves or denies the contract request. (Planner Clarke)

IX. OTHER BUSINESS:

- X. REPORT OF DIRECTOR'S REVIEWS:** [Director's Setback Modifications; Director's Height Modifications and Director's Second Floor Reviews]: None

XI. COMMENTS FROM THE COMMISSIONERS

XII. 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



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, except City holidays. 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.