



City of Rolling Hills

INCORPORATED JANUARY 24, 1957

NO. 2 PORTUGUESE BEND ROAD
ROLLING HILLS, CA 90274
(310) 377-1521
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AGENDA

REGULAR MEETING OF THE PLANNING COMMISSION CITY OF ROLLING HILLS

6:30 PM

TUESDAY, JANUARY 21, 2014

ROLLING HILLS CITY HALL

2 PORTUGUESE BEND ROAD, ROLLING HILLS, CA 90274

1. CALL MEETING TO ORDER
2. ROLL CALL
3. APPROVAL OF THE AGENDA
4. PUBLIC COMMENTS ON MINUTES AND ANY ITEM NOT ON THE AGENDA
5. APPROVAL OF MINUTES
 - A. December 17, 2013 Adjourned Regular Meeting of the Planning Commission
 - B. December 17, 2013, Regular Meeting of the Planning Commission
6. RESOLUTIONS
 - A. RESOLUTION NO. 2014-01. A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF ROLLING HILLS GRANTING APPROVAL OF A CONDITIONAL USE PERMIT AND SITE PLAN REVIEW FOR GRADING AND CONSTRUCTION OF A STABLE WITH A LOFT AND CORRAL AND GRANTING A VARIANCE TO EXCEED THE MAXIMUM PERMITTED DISTURBANCE OF THE LOT IN ZONING CASE NO. 848 AT 9 CHUCKWAGON ROAD, (LOT 3-CRB), (COOLEY). THE PROJECT HAS BEEN DETERMINED TO BE EXEMPT PURSUANT TO THE CALIFORNIA ENVIRONMENTAL QUALITY ACT (CEQA).
7. PUBLIC HEARINGS ON ITEMS CONTINUED FROM PREVIOUS MEETING

A. **ZONING CASE NO. 847-REVISED.** Mr. Ken Johnson, **2 Middleridge Lane S.** (Lot 168-RH), Rolling Hills, CA.

1. Request for a Site Plan Review for a new residence and Variances to encroach with a portion of the residence into the rear setback, the same distance as the existing house, and to encroach with the stable and corral set aside area into the side yard setback. It has been determined that the project is categorically exempt from the requirements of the California Environmental Quality Act (CEQA).

AND

2. Consideration of a Resolution of approval, Resolution No. 2014-02. A resolution of the Planning Commission of the City of Rolling Hills granting a Site Plan Review for construction of a new residence and Variances to encroach with a portion of the residence into the rear setback within the footprint of the existing encroachment and to encroach into the side setback with the set aside area for a future stable and corral in Zoning Case No. 847, at 2 Middleridge Lane South, Lot 168-RH, (Johnson). The project has been determined to be exempt pursuant to the California Environmental Quality Act (CEQA).

B. **ZONING CASE NO. 851.** Request for a Site Plan Review for grading to create a staging lane adjacent to the existing Crest Road W. gate house drive in lane, at 38 Crest Road West and request for Variances to locate the wall in the front setback, to export dirt and to exceed the maximum permitted disturbance on the lot by additional 0.02%. (Rolling Hills Community Association, RHCA). The project has been determined to be categorically exempt pursuant to the California Environmental Quality Act (CEQA).

C. **ZONING CASE NO. 843-REVISED.** Mr. and Mrs. Steve Wheeler, **38 Portuguese Bend Road**, (Lot 118-RH), Rolling Hills, CA. Request for a Site Plan Review for grading and construction of not to exceed 5' wall, a solid roof covered patio and a spa and request for a Variance for a retaining wall, which on the average would exceed 2 ½ feet in height. The project has been determined to be categorically exempt pursuant to the California Environmental Quality Act (CEQA).

D. **ZONING CASE NO. 849,** Request for a Certificate of Compliance for a Lot Line Adjustment between two parcels of land at 0 Buggy Whip Drive and 25 Crest Road West, Rolling Hills, CA, having Assessors Parcel Numbers (APN) 7569-024 022 and 7569-024-023 and request for Variances for less than required lot width at 0 Buggy Whip, for lots that are less than 2 acres net in area in the RAS-2 zone and to exceed the structural coverage at 25 Crest Road W. The non-conforming conditions already exist on the lots, but will be altered with the proposed application, and therefore Variances are required. (Mr. and Mrs. Joseph Czyzyk). The Project has been determined to be exempt from the California Environmental Quality Act, (CEQA).

E. **ZONING CASE NO. 850.** Edward and Diana Smith, **85 Eastfield Drive** (Lot 10A-EF), Rolling Hills, CA. Request for a Variance to construct a 750 square foot addition a portion of which would encroach into the side and rear setbacks and

request for a Variance to waive the requirement for a set aside for a stable and corral. Project has been determined to be exempt from the California Environmental Quality Act, (CEQA).

F. **ZONING CASE NO. 846 - REVISED. CONTINUE TO FEBRUARY 18, 2014 FIELD TRIP MEETING.** Mr. Hang Ja Yoo, **11 Upper Blackwater Canyon Road**, (Lot 99-B-RH), Rolling Hills, CA.

8. NEW PUBLIC HEARINGS

A. CONSIDERATION OF A 2014-21 HOUSING ELEMENT UPDATE OF THE CITY OF ROLLING HILLS AND THE ANNUAL REPORT ON GENERAL PLAN IMPLEMENTATION AND AMENDING THE GENERAL PLAN, GENERAL PLAN AMENDMENT NO. 2014-01.

B. RESOLUTION NO. 2014-03. A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF ROLLING HILLS RECOMMENDING THAT THE CITY COUNCIL ADOPT THE 2014-21 HOUSING ELEMENT UPDATE AND GENERAL PLAN AMENDMENT NO. 2014-01. A NEGATIVE ENVIRONMENTAL DECLARATION HAS BEEN PREPARED FOR THIS PROJECT.

9. SCHEDULE OF FIELD TRIPS

A. 11 Upper Blackwater Canyon Road

10. ITEMS FROM THE PLANNING COMMISSION

11. ITEMS FROM STAFF

12. ADJOURNMENT

In compliance with the Americans with Disabilities Act (ADA), if you need special assistance to participate in this meeting due to your disability, please contact the City Clerk at (310) 377-1521 at least 48 hours prior to the meeting to enable the City to make reasonable arrangements to ensure accessibility and accommodation for your review of this agenda and attendance at this meeting.

Documents pertaining to an agenda item received after the posting of the agenda are available for review in the City Clerk's office or at the meeting at which the item will be considered.