

**AGENDA  
SPECIAL MEETING OF THE  
PLANNING COMMISSION OF THE  
CITY OF SOUTH PASADENA  
AMEDEE O. "DICK" RICHARDS, JR.  
CITY COUNCIL CHAMBERS  
1424 MISSION STREET  
MONDAY, APRIL 17, 2017 6:30 PM**

Steven Dahl, Chair  
Kelly Koldus, Vice-Chair  
Janet Braun, Secretary

COMMISSIONERS  
Kristin Morrish, Commissioner  
Richard Tom, Commissioner

Marina Khubesrian, MD, Council Liaison  
David Watkins, Director of Planning and Building  
Holly O. Whatley, Assistant City Attorney

<b>ROLL CALL and PLEDGE OF ALLEGIANCE</b>	
<p><b>PUBLIC COMMENTS</b></p> <p>Time reserved for those in the audience who wish to address the Planning Commission on items not on the agenda and within the subject-matter jurisdiction of the Planning Commission. The audience should be aware that the Planning Commission may not discuss details or vote on non-agenda items. Your concerns may be referred to staff or placed on a future agenda.</p> <p><b>Note:</b> Public input will also be taken during all agenda items. Time allotted per speaker: 3 minutes.</p>	
<b>CONTINUED ITEM</b>	<b>RECOMMENDATION</b>
<p><b>1. 337 Pasadena Avenue (Variance – Legalize Fence/Wall)</b></p> <p>The Planning Commission will consider a request for a variance to exceed the three foot height limit for a wall in the street side setback area. A variance would be needed to allow a six foot tall wall to remain within the street side setback of a corner lot located at 337 Pasadena Avenue.</p>	<p><b>Continue to May 22, 2017</b></p>
<b>PUBLIC HEARING</b>	
<p><b>2. 625 Fair Oaks Avenue (Conditional Use Permit Modification – Telecom)</b></p> <p>The Planning Commission will consider a request to modify an existing wireless telecommunications facility by installing three new panel antennae and remote radio head units on the roof of an existing office building located at 625 Fair Oaks Avenue. Two new equipment cabinets and protection bollards around the cabinets would be installed within a</p>	<p><b>Continue to May 22, 2017</b></p>

<p>parking space under the building.</p>	
<p><b>3. 1915 Via Del Rey (Hillside Development Permit/Design Review – Single Family Addition)</b></p> <p>The Planning Commission will consider the construction of a 482 square foot addition including two new bedrooms extending back towards the rear yard and the enclosure of the front entranceway. The project involves a remodel to the exterior involving the removal of board and baton siding and replacing it with horizontal wood panels, a new stacked stone feature on the street-facing wall of the garage, a new smooth stucco finish all around the house, a new garage door and new front entrance door, and three new skylights on the roof slope facing the street. The applicant is also requesting approval to fill in an existing pool and construct a new lap pool in the rear yard.</p>	<p style="text-align: center;"><b>Approve</b></p>
<p><b>4. 1249 Kolle Street (Hillside Development Permit/Design Review – New Single Family Residence)</b></p> <p>The Planning Commission will consider the construction of a new 2,018 square foot single family residence on a vacant hillside lot with an average slope of 37.22%. The project will consist of three levels with the first level for the 2 car garage, and the middle and third levels for living space. Each floor level of the home will be set back from the floor beneath as they ascend up the slope of the hillside. The home is designed in a contemporary modern style with smooth stucco, horizontal wood siding, steel windows, and an exterior staircase leading to a protruding entry vestibule. The step back of each level will also allow for the accommodation of proposed outdoor terraces that will overlook the street for the second and third levels.</p>	<p style="text-align: center;"><b>Approve</b></p>
<p><b>ADMINISTRATION</b></p>	
<p><b>5. Minutes of the Planning Commission March 27, 2017 meeting.</b></p>	
<p><b>6. Comments from City Council Liaison</b> <b>7. Comments from Planning Commissioners</b> <b>8. Comments from Staff</b></p>	
<p><b>ADJOURNMENT</b></p>	
<p><b>9. Adjourn to the regular Planning Commission meeting scheduled for May 22, 2017.</b></p>	

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- South Pasadena Public Library, 1100 Oxley Street;
- Planning and Building Department, 1414 Mission Street; and on the
- City Website at: <http://www.ci.south-pasadena.ca.us/planning/agendasminutes.html>

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Any disclosable public records related to an open session item appearing on a regular meeting agenda and distributed by the City of South Pasadena to all or a majority of the legislative body fewer than 72 hours prior to that meeting are available for public inspection at the Planning and Building Department, located at City Hall, 1414 Mission Street prior to the meeting. During the meeting, these documents will be included as part of the "Counter Copy" of the agenda packet kept in the Amedee O. "Dick" Richards, Jr., Council Chambers at 1424 Mission Street. Documents distributed during the meeting will be available following the meeting at the Planning and Building Department.

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**Accommodations**

Meeting facilities are accessible to persons with disabilities. If you need special assistance to participate in this meeting, please contact the Planning and Building Department at (626) 403-7220. Hearing assistive devices are available in the Council Chambers. Notification at least 72 hours prior to the meeting will assist staff in assuring that reasonable arrangements can be made to provide accessibility to the meeting (28 CFR 35.102-35.104 ADA Title II). *I declare under penalty of perjury that I posted this notice of agenda on the bulletin board in the courtyard of the City Hall at 1414 Mission Street, South Pasadena, CA 91030, as required by law.*

*I declare under penalty of perjury that I posted this notice of agenda on the bulletin board in the courtyard of City Hall at 1414 Mission Street, South Pasadena, California as required by law.*

Date 4/14/17

Signature   
Administrative Secretary