



**CITY OF SOUTH PASADENA
PLANNING COMMISSION REGULAR MEETING AGENDA**

**Amedee O. “Dick” Richards, Jr. Council Chamber
1424 Mission Street, South Pasadena, CA 91030**

Monday, June 25, 2018, at 6:30 p.m.

*In order to address the Planning Commission, please complete a Public Comment Card.
Time allotted per speaker is three minutes.*

- CALL TO ORDER:** Chair Kelly M. Koldus
- ROLL CALL:** Steven, Dahl, Commissioner, John Lesak, Commissioner, Richard Tom, Secretary, Janet Braun, Vice-Chair, and Kelly M. Koldus, Chair
- COUNCIL LIAISON:** Marina Khubesrian, MD
- STAFF PRESENT:** David Watkins, Director of Planning and Building
Holly O. Whatley, Assistant City Attorney
Knarik Vizcarra, Interim Senior Planner
Edwar Sissi, Assistant Planner
- PLEDGE OF ALLEGIANCE:** Chair Kelly M. Koldus

PUBLIC COMMENTS AND SUGGESTIONS

(Time limit is three minutes per person)

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.

Note: Public input will also be taken during all agenda items. Time allotted per speaker: 3 minutes.

PUBLIC HEARING**1. 1019 – 1023 Fair Oaks Avenue (Rialto – Quarterly Progress Report/ Conditional Use Permit Modification)**

The Planning Commission will hear a progress report on the operation of the Rialto Theater as a theater/auditorium, and consider a request for the Conditional Use Permit Modification to remove the condition requiring a quarterly progress report presented to the Planning.

Recommendation:

Receive and File;
Approve Modification

2. 801 Rollin Street (Hillside Development Permit/Design Review/Variance – New Single Family Residence)

The Planning Commission will consider a Design Review, a Hillside Development Permit, and the adoption of a Negative Declaration for a new 3 level 3,552 square foot, craftsman style house on a vacant lot at 801 Rollin Street. The proposed project requires a variance to exceed the 25-foot height limit.

Recommendation:

Approve

3. 1510 Chelten Way (Variance – Garage Placement)

The Planning Commission will consider an application for a Variance. The applicant submitted plans to demolish an existing front yard carport and construct a new front yard two-car garage with attached pool house located on a lot containing an Historic single-family residence at 1510 Chelten Way, South Pasadena, CA 91030.

Recommendation:

Approve

4. 2121, 2123 & 2127 Hanscom Drive (Hillside Development Permit/Design Review – New Single Family Residences)

The Planning Commission will consider adoption of a Mitigated Negative Declaration and three applications for Hillside Development Permit and Design Review to construct three contemporary style single-family homes at 2121 Hanscom Drive, 2123 Hanscom Drive and 2127 Hanscom Drive on up-sloping hillside lots 3,530 square feet, 3,810 square feet, and

5,030 square feet, respectively. Each residence will have a two-car garage located at the northern boundary of the site with the main residence.

Recommendation:

Approve

ADMINISTRATION

5. Minutes of the Planning Commission special June 4, 2018 meeting.
6. Comments from City Council Liaison
7. Comments from Planning Commissioners
8. Comments from Staff

ADJOURNMENT

Adjourn to the regular Planning Commission meeting scheduled for July 23, 2018

PUBLIC ACCESS TO PLANNING COMMISSION MEETING AGENDAS, DOCUMENTS DISTRIBUTED BEFORE A MEETING, AND BROADCASTING OF PLANNING COMMISSION MEETINGS

Prior to meetings, the agendas are available at the following locations:

- 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>

Individuals can be placed on an email notification list to receive forthcoming agendas by calling the Planning and Building Department at 626-403-7220.

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.

Regular meetings are broadcast live on Time-Warner Cable Channel 19 and are replayed for at least 24 hours following the meeting. A DVD of regularly scheduled meetings is available for check-out at the South Pasadena Public Library. DVD and CD copies of the meetings can be purchased from the Planning and Building Department.

ACCOMMODATIONS

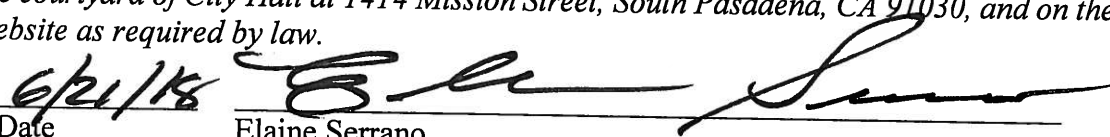


The City of South Pasadena wishes to make all of its public meetings accessible to the public. Meeting facilities are accessible to persons with disabilities. If special assistance is needed to participate in this meeting, please contact the City Clerk's Division at (626) 403-7230. Upon request, this agenda will be made available in appropriate alternative formats to persons

with disabilities. Hearing assistive devices are available in the Council Chamber. Notification at least 48 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 City Hall at 1414 Mission Street, South Pasadena, CA 91030, and on the City's website as required by law.

6/21/18
Date


Elaine Serrano,
Administrative Secretary