



DEPARTMENT OF PLANNING AND COMMUNITY DEVELOPMENT

**MINUTES OF THE REGULAR SCHEDULED MEETING OF
THE PLANNING COMMISSION
July 7, 2011**

CALL TO ORDER: Chair Rishoff called the meeting to order at 6:33 p.m.

FLAG SALUTE: Commissioner O'Meara

ROLL CALL: Chair Stephen Rishoff, Vice Chair Illece Buckley Weber, Commissioners Michael Justice, Rick Moses, and John O'Meara.

Also present were Director of Planning and Community Development Mike Kamino, Assistant Director of Planning and Community Development Doug Hooper, Principal Planner Allison Cook, Deputy City Attorney Gena Stinnett, and Recording Secretary Sheila Keckhut.

APPROVAL OF AGENDA: On a motion by Commissioner Justice, seconded by Commissioner Moses, the July 7, 2011 Agenda was approved without objection.

PUBLIC COMMENTS: There were no public comments.

APPROVAL OF MINUTES

1. Minutes – May 19, 2011 Planning Commission Meeting

On a motion by Vice Chair Buckley Weber, seconded by Commissioner Moses, the Planning Commission moved to approve the Minutes of the June 16, 2011 Planning Commission Meeting. Motion carried 4-0-1. Commissioner Justice abstained.

CHAIR RISHOFF CHANGED THE ORDER OF THE AGENDA. ITEM 3: CASE NOS. 11-CUP-001, 11-SPR-003, 11-OTP-013, and 11-MOD-001 WAS HEARD BEFORE ITEM 2: CASE NO. 10-ZOA-001

PUBLIC HEARINGS

2. REQUEST: Request for a recommendation to the City Council to adopt an ordinance adding a new Division 11 to Part 2, Chapter 6 of the Article IX (Zoning) of the Agoura Hills Municipal Code. The ordinance provides a uniform and comprehensive set of standards and regulations, along with permit requirements for the installation of wireless telecommunications facilities. These include installations on private property, public property and in the public right-of-way (ROW).

APPLICANT: City of Agoura Hills
30001 Ladyface Court
Agoura Hills, CA 91301

CASE NO.: 10-ZOA-001

LOCATION: Citywide

ENVIRONMENTAL DETERMINATION: A Negative Declaration has been prepared pursuant to CEQA Guidelines Article 6.

RECOMMENDATION: Staff recommended that the Planning Commission adopt a resolution recommending that the City Council adopt Zoning Ordinance Amendment Case No. 10-ZOA-001, and the Negative Declaration, and making environmental findings pursuant to the California Environmental Quality Act.

PUBLIC COMMENTS: Chair Rishoff opened the public hearing.

The following persons spoke on this project.

Dan Revetto representing AT&T.

Chair Rishoff closed the public hearing.

ACTION: On a motion by Commissioner Moses, seconded by Commissioner Justice, the Planning Commission moved to adopt Resolution No. 11-1034, recommending that the City Council adopt Zoning Ordinance Amendment Case No. 10-ZOA-001, and the Negative Declaration, and making environmental findings pursuant to the California Environmental Quality Act.

3. REQUEST: Request for a Conditional Use Permit to add to an existing restaurant an alcohol beverage license (type 23) to accommodate an on-site micro-brewery; a Site Plan/Architectural Review to construct a new outdoor patio on the south side of the restaurant; a Modification to decrease the required front yard setback for the new outdoor patio, and an Oak Tree Permit to encroach within the protected zone of one (1) on-site Oak tree for the proposed construction.

APPLICANT: Moez Megji
30105 Agoura Road
Agoura Hills, CA 91301

CASE NOS.: 11-CUP-001, 11-SPR-003, 11-OTP-013, and 11-MOD-001

LOCATION: 30105 Agoura Road
(A.P.N. 2061-005-058)

ENVIRONMENTAL ANALYSIS: Exempt from CEQA per Section 15301 (Existing Facilities)

RECOMMENDATION: Staff recommended that the Planning Commission approve Conditional Use Permit Case No. 11-CUP-001, Site Plan/Architectural Review Case No. 11-SPR-003, Oak Tree Permit Case No. 11-OTP-013, and Modification Case No. 11-MOD-001, subject to conditions.

PUBLIC COMMENTS: Chair Rishoff opened the public hearing.

The following persons spoke on this project.

Moex Megji, Applicant

Barry Steinhardt, representing himself

Don Dusablon, Resident

Chair Rishoff closed the public hearing.

Chair Rishoff reopened and closed the public hearing to allow Moez Megji, applicant, to answer additional questions of the Planning Commission.

ACTION:

On a motion by Commissioner O'Meara, seconded by Commissioner Justice, the Planning Commission moved to adopted Resolution No. 11-1035, approving Conditional Use Permit Case No. 11-CUP-001, Site Plan/Architectural Review Case No. 11-SPR-003, Oak Tree Permit Case No. 11-OTP-013, and Modification Case No. 11-MOD-001, subject to conditions.

PLANNING COMMISSION/STAFF COMMENTS

Vice Chair Buckley Weber requested that staff telephone numbers be referenced on the back of the Agenda Packet.

ADJOURNMENT

At 8:16 p.m., the Planning Commission moved to adjourn the meeting to the next scheduled Planning Commission meeting on Thursday, July 21, 2011 at 6:30 p.m. Motion carried 5-0.