



**DEPARTMENT OF PLANNING AND COMMUNITY DEVELOPMENT**

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**MINUTES OF THE REGULAR SCHEDULED MEETING OF  
THE PLANNING COMMISSION  
June 21, 2012**

**CALL TO ORDER:** Chair O'Meara called the meeting to order at 6:34 p.m.

**FLAG SALUTE:** Vice Chair Michael Justice

**ROLL CALL:** Chair John O'Meara, Vice Chair Michael Justice, Commissioners Steve Rishoff and Curtis Zacuto. Commissioner Linda L. Northrup was absent.

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

Chair O'Meara stated that staff had received notification of Commissioner Northrup's request for absence prior to the meeting. There were no objections to excusing the absence.

**APPROVAL OF AGENDA:** On a motion by Commissioner Rishoff, seconded by Vice Chair Justice, the Planning Commission moved to approve the June 21, 2012 Agenda. Motion carried 4-0-1. Commissioner Northrup was absent.

**PUBLIC COMMENTS:** There were no public comments.

**APPROVAL OF MINUTES:**

1. Minutes – May 17, 2012 Planning Commission Meeting

On a motion by Commissioner Rishoff, seconded by Commissioner Zacuto, the Planning Commission moved to approve the Minutes of the May 17, 2012 Planning Commission Meeting. Motion carried 2-0-3. Chair O'Meara and Vice Chair Justice abstained. Commissioner Northrup was absent.

**NEW PUBLIC HEARING**

2. REQUEST: Request for approval of a Wireless Telecommunications Facilities Permit/Conditional Use Permit to replace eight (8) panel antennas on a building, and add four (4) new panel antennas, plus one (1) GPS antenna and new accessory equipment within an equipment room inside the building.

APPLICANT: PDC Corp for AT&T  
765 The City Drive, Suite 470  
Orange, CA 92868

CASE NO.: 11-CUP-002

LOCATION: 28030 Dorothy Drive  
(A.P.N. 2061-013-037)

ENVIRONMENTAL DETERMINATION: Categorically Exempt under CEQA per Section 15303 and independently, exempt pursuant to the general rule in Section 15061(b)(3).

RECOMMENDATION: Staff recommended the Planning Commission approve Wireless Telecommunications Facilities/Conditional Use Permit Case No. 11-CUP-002, subject to conditions, based on findings in the Draft Resolution.

PUBLIC COMMENTS: Chair O'Meara opened the public hearing.

The following person spoke on this project.

Jane Norine PDC Corporation, representing AT&T

Chair O'Meara closed the public hearing.

**ACTION:** On a motion by Vice Chair Justice, seconded by Commissioner Zacuto, the Planning Commission moved to adopt Resolution No. 12-1058, approving Wireless Telecommunications Facilities/Conditional Use Permit Case No. 11-CUP-002, subject to conditions. Motion carried 4-0-1. Commissioner Northrup was absent.

3. **REQUEST:** Request for approval of a Wireless Telecommunications Facilities Permit/Conditional Use Permit to replace nine (9) panel antennas with twelve (12) new antennas on a building, plus one (1) GPS antenna added to the roof-mounted equipment shelter, and new accessory equipment within an equipment shelter.

**APPLICANT:** PDC Corp for AT&T  
765 The City Drive, Suite 470  
Orange, CA 92868

**CASE NO.:** 11-CUP-003

**LOCATION:** 30105-30131 Agoura Road  
(A.P.N. 2061-005-058)

**ENVIRONMENTAL DETERMINATION:** Categorically Exempt from CEQA per Section 15303 and independently, exempt pursuant to the general rule in Section 15061(b)(3).

**RECOMMENDATION:** Staff recommended approval of Wireless Telecommunications Facilities/Conditional Use Permit Case No. 11-CUP-003, subject to conditions, based on the findings of the Draft Resolution.

**PUBLIC COMMENTS:** Chair O'Meara opened the public hearing.

The following person spoke on this project.

Jane Norine PDC Corporation, representing AT&T

Chair O'Meara closed the public hearing.

**ACTION:** On a motion by Vice Chair Justice, seconded by Commissioner Zacuto, the Planning Commission moved to adopt Resolution No. 12-1059, approving Wireless Telecommunications Facilities/Conditional Use Permit Case No. 11-CUP-003, subject to conditions. Motion carried 4-0-1. Commissioner Northrup was absent.

4. **REQUEST:** Request for approval of a Sign Program for The Ridge office complex, and a request for a Variance from Zoning Ordinance Section 9655.8.B.1(C) and 9655.8.B.1(L) to install two (2) monument/address signs, and to install a vehicle directional sign in excess of three (3) square feet in size, and three (3) feet in height.

**APPLICANT:** Mark Scheu  
Scheu Development Company  
2655 First Street, Suite 245  
Simi Valley, CA 93065

**CASE NO.:** 12-SP-024 and 12-VAR-002

**LOCATION:** 30200 and 30300 Agoura Road  
(A.P.N. 2061-002-051)

**ENVIRONMENTAL DETERMINATION:** Exempt from CEQA per Section 15311 of the CEQA Guidelines

**RECOMMENDATION:** Staff recommended that the Planning Commission approve Sign Program Case No. 12-SP-024 and Variance Case No. 12-VAR-002, subject to conditions.

**PUBLIC COMMENTS:** Chair O'Meara opened the public hearing.

The following person spoke on this project.

Mark Scheu, Scheu Development, applicant

Chair O'Meara closed the public hearing.

**ACTION:** On a motion by Vice Chair Justice, seconded by Commissioner Zacuto, the Planning Commission moved to adopt Resolution No. 12-1060, approving Variance Case No. 12-VAR-002, subject to conditions. Motion carried 4-0-1. Commissioner Northrup was absent.

On a motion by Vice Chair Justice, seconded by Commissioner Zacuto, the Planning Commission moved to adopt Resolution No. 12-1061, approving Sign Program Case No. 12-SP-024, subject to conditions. Motion carried 4-0-1. Commissioner Northrup was absent.

**DISCUSSION ITEM**

5. **REQUEST:** Request for approval of a Sign Program for the Conrad N. Hilton Foundation office building.

**APPLICANT:** Conrad N. Hilton Foundation  
10100 Santa Monica Blvd., Suite 1000  
Los Angeles, CA 90067

**CASE NO.:** 12-SP-027

**LOCATION:** 30440 Agoura Road  
(A.P.N. 2061-002-024 & 048)

**ENVIRONMENTAL DETERMINATION:** Exempt from CEQA per Section 15311 of the CEQA Guidelines

**RECOMMENDATION:** Staff recommends that the Planning Commission approve Sign Permit Case No. 12-SP-027, subject to conditions.

**PUBLIC COMMENTS:** Chair O'Meara opened the public hearing.

The following persons spoke on this project.

Mike Kaminski, representing applicant

Frans Bigelow, Project Manager representing applicant

Chair O'Meara closed the public hearing.

**ACTION:** On a motion by Commissioner Zacuto, seconded by Vice Chair Justice, the Planning Commission moved to adopt Resolution No. 12-1062, approving Sign Permit Case No. 12-SP-027, subject to conditions. Motion carried 4-0-1. Commissioner Northrup was absent.

**PLANNING COMMISSION/STAFF COMMENTS**

None

**ADJOURNMENT**

At 7:20 p.m., on a motion by Commissioner Zacuto, seconded by Vice Chair Justice, the Planning Commission moved to adjourn the meeting to the next scheduled Planning Commission meeting on Thursday, July 5, 2012 at 6:30 p.m. Motion carried 4-0-1. Commissioner Northrup was absent.