

AGENDA
REGULAR MEETING OF THE
AGOURA HILLS PLANNING COMMISSION

Civic Center – Council Chambers
30001 Ladyface Court, Agoura Hills, California 91301
Thursday, February 15, 2018
6:30 P.M.

In compliance with the Americans with Disabilities Act, individuals with a disability who plan to attend or otherwise participate in this meeting and who may require any accommodation should contact the Recording Secretary at least 48 hours before the meeting either in person at City Hall or by telephone at (818) 597-7316.

Assisted Listening is available in the Council Chambers. Prior to the meeting, please contact the Recording Secretary to arrange for use of a personal listening device.

Please turn off all cell phones and other electronic devices during the meeting.

Those who wish to speak on any agenda item must fill out a Speaker's Card at the desk by the door and submit it to the Recording Secretary prior to that item. All applicants must fill out a Speaker's Card.

TIME ALLOTTED FOR SPEAKERS: Applicant's Presentation, 15 minutes; Proponent (in favor), 3 minutes; Opponent (against), 3 minutes; Applicant's Rebuttal, 5 minutes. The orange light indicates 30 seconds remaining.

After the applicant's rebuttal, the Chairperson will close the public hearing, and the Planning Commission will deliberate on the matter. Except in rare instances where a Commissioner might have a question of someone in the audience, this discussion is only among the Commissioners and City Staff. No further public comments are permitted.

CALL TO ORDER

PLEDGE OF ALLEGIANCE

ROLL CALL

Chair Curtis Zacuto
Vice Chair John R. Asuncion
Commissioner Kate Anderson
Commissioner Michael Justice
Commissioner John O'Meara

APPROVAL OF AGENDA

PUBLIC COMMENTS

*(This section is reserved for persons wishing to speak on items not listed on the Agenda. Please submit a "Speaker's Card" to the Recording Secretary and limit testimony to **3 minutes.**)*

APPROVAL OF MINUTES

1. Minutes – January 4, 2018 Planning Commission Meeting

NEW PUBLIC HEARING

2. REQUEST: Request for approval of a Conditional Use Permit for a two-story senior assisted living and memory care building of 71,020 square feet and 75 units; a Sign Permit for an approximately 15 square-foot monument sign with trellis along the site frontage on Canwood Street; an Oak Tree Permit to encroach within the protected zone of three (3) on-site oak trees; and to adopt an Initial Study/Mitigated Negative Declaration pursuant to the California Environmental Quality Act.

APPLICANT: James Lawson for Oakmont Senior Living

CASE NOS.: CUP-01358-2017; SIGN-01361-2017; OAK-01360-2017

LOCATION: 29353 Canwood Street (APN 2053-001-005)

ENVIRONMENTAL DETERMINATION: An Initial Study/Mitigated Negative Declaration pursuant to the California Environmental Quality Act (CEQA), the State CEQA Guidelines, and the City CEQA Guidelines.

ZONING DESIGNATION: Business Park – Office Retail/Freeway Corridor Overlay (BP-OR-FC)

GENERAL PLAN DESIGNATION: Business Park – Office Retail (BP-OR)

RECOMMENDATION: Staff recommends the Planning Commission approve Conditional Use Permit CUP-0135802017, Sign Permit SIGN-01361-2017, and Oak Tree Permit OAK-01360-2017, subject to conditions, based on the findings of the attached Draft Resolution; and adopt the project Final Initial Study/Mitigated Negative Declaration and Mitigation Monitoring Report.

SITE PLAN / ARCHITECTURAL REVIEW

3. REQUEST: Request for approval of a Site Plan/Architectural Review application to remodel the Twin Oaks Shopping Center; approval of an Oak Tree Permit to remove two (2) dead oak trees and encroach into the protected zone of 18 other oak trees due to parking lot improvements; approval of a sign program; and to make a finding of exemption under the California Environmental Quality Act.
- APPLICANT: Regency Centers for Twin Oaks Shopping Center
915 Wilshire Boulevard, Suite 2200
Los Angeles, CA 90017
- CASE NOS.: SPR-01437-2017, OAK-01438, 2017 & SIGN-01439-2017
- LOCATION: 5701-5833 Kanan Road
29015-29041 Thousand Oaks Boulevard
- ENVIRONMENTAL DETERMINATION: Exempt from the California Environmental Quality Act (CEQA) per Section 15301 of the CEQA Guidelines.
- ZONING DESIGNATION: Commercial Shopping Center – Mixed-Use Zoning District (CS-MU)
- GENERAL PLAN DESIGNATION: Commercial Shopping Center – Mixed-Use (CS-MU)
- RECOMMENDATION:** Staff recommends the Planning Commission approve Site Plan/Architectural Review – Case No. SPR-01437-2017, Oak Tree Permit – Case No. OAK-01438-2017, and Sign Permit – Case No. SIGN-01439-2017, subject to conditions, based on the findings of the attached Draft Resolutions.

PLANNING COMMISSION/STAFF COMMENTS

ADJOURNMENT

The next Regular Meeting of the Planning Commission is scheduled for Thursday, March 1, 2018, at 6:30 p.m., in the Council Chambers of the Civic Center located at 30001 Ladyface Court, Agoura Hills, California.

Copies of reports or other written documentation relating to each item of business described above are available on the City's website at www.ci.agoura-hills.ca.us and are on file in the Department of Planning and Community Development, Agoura Hills City Hall, 30001 Ladyface

Court, Agoura Hills, California, and are available for public inspection during normal business hours from 7:00 a.m. to 5:00 p.m., Monday through Thursday, and 7:00 a.m. to 4:00 p.m. on Friday.

Any disclosable public records submitted to the Planning Commission after distribution of the Agenda packet (less than 72 hours prior to the meeting), relating to a item of business described above, will be available for public inspection, during normal business hours, in the Department of Planning and Community Development. The City Hall telephone number is (818) 597-7300.

The telecast of the February 15, 2018, Regular Planning Commission Meeting will be shown on Channel 10 for Time Warner Cable subscribers and Channel 3 for Charter subscribers, beginning at 7:00 p.m. on Friday, February 16, 2018, and running daily until the next regularly scheduled Planning Commission meeting. The broadcast schedule is as follows: Sa-10am; Su-3pm; M-7pm; T-10am; W-3pm; Th-10am; and F-7pm.