



PLANNING COMMISSION AGENDA

**Thursday, October 4, 2007
6:30 p.m.**

City Hall Council Chambers
30001 Ladyface Court
Agoura Hills, California 91301

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.

1. CALL TO ORDER:

2. FLAG SALUTE:

3. ROLL CALL: Chair Steve Rishoff, Vice Chair Curtis Zacuto, Commissioners Illece Buckley Weber, John O'Meara, and Phil Ramuno.

4. APPROVAL OF MINUTES: September 6, 2007 Planning Commission Meeting

5. COMMENTS FROM THE PUBLIC ON ITEMS NOT LISTED ON THE AGENDA:

At this time, the Planning Commission will take comments from the public on items not on the agenda. Please fill out a Speaker's Card and limit testimony to 3 minutes.

6. CONSENT ITEMS: None

7. CONTINUED PUBLIC HEARINGS:

A. APPLICANT: Steve and Marguerite Edwards
718 Admiral Court
Oak Park, CA 91377

CASE NOS.: 06-CUP-008 and 06-OTP-017

LOCATION: 5952 Lapworth Drive
(Northeast corner of Balkins Drive and Lapworth Drive)
(A.P.N. 2055-022-073)

REQUEST: Request for approval of a Conditional Use Permit to construct a 5,376 square foot, two-story, single-family residence with a 910 square foot attached garage, a 306 square foot studio above the garage, a swimming pool, and a 1,446 square foot detached garage and barn; and a request for an Oak Tree Permit to possibly encroach within the protected zone of one (1) Oak tree for the proposed construction.

ENVIRONMENTAL DETERMINATION: Exempt from CEQA per Section 15303

RECOMMENDATION: Staff recommends the Planning Commission continue Conditional Use Permit Case No. 06-CUP-008 and Oak Tree Permit Case No. 06-OTP-017, to the October 18, 2007 Planning Commission meeting.

B. APPLICANT: Clive Dawson/Erin Anderson for Rafi and Orit Sharon
28925 Pacific Coast Highway, #203
Malibu, CA 90265

CASE NOS.: 06-CUP-001 and 06-OTP-001

LOCATION: 28243 Balkins Drive
(A.P.N. 2055-022-080)

REQUEST: Request for approval of a Conditional Use Permit to construct a 4,960 square foot, two-story, single-family residence with a 704 square foot attached garage, a swimming pool and spa; and a request for an Oak Tree Permit for the removal of three (3) Oak trees and

encroachment within the protected zone of four (4) Oak trees for the proposed construction.

ENVIRONMENTAL
DETERMINATION: Exempt from CEQA per Section 15303

RECOMMENDATION: Staff recommends the Planning Commission continue Conditional Use Permit Case No. 06-CUP-001 and Oak Tree Permit Case No. 06-OTP-001, to the November 1, 2007 Planning Commission meeting.

8. NEW PUBLIC HEARINGS: None

9. DISCUSSION ITEMS:

A. APPLICANT: Signature Signs Inc.
801 Mitchell Road, Suite 102
Newbury Park, CA 91320

CASE NO.: 06-SP-044

LOCATION: Northeast corner of Canwood Street and Derry Avenue
(A.P.N. 2048-012-017, 018, and 2055-003-064)

REQUEST: Request for approval of a Sign Program for Agoura Design Center.

ENVIRONMENTAL
DETERMINATION: Categorically Exempt from CEQA per Section 15311

RECOMMENDATION: Staff recommends approval of Sign Permit Case No. 06-SP044, subject to Conditions, based on the findings of the Draft Resolution.

B. APPLICANT: Ernesto Anaya for Jay Arteaga
2820 E. Gretta Lane
Anaheim, CA 92806

CASE NO.: 07-SP-028

LOCATION: 28632 Roadside Drive
(A.P.N. 2061-008-051)

REQUEST: Request for approval of a sign permit to amend and existing sign program and install a new illuminated, 60 square foot, wall-mounted signs.

ENVIRONMENTAL DETERMINATION: Exempt from California Environmental Quality Act, per Section 15303.

RECOMMENDATION: Staff recommends the Planning Commission adopt a motion to approve Sign Permit Case No. 07-SP-028, subject to conditions, based on the findings of the Draft Resolution.

C. APPLICANT: Coast Sign Incorporated for Bank of America
1500 W. Embassy
Anaheim, CA 92802

CASE NO.: 07-SP-017

LOCATION: 5667 Kanan Road
(A.P.N. 2053-007-025)

REQUEST: Request for approval of a sign permit to amend an existing sign program to install new illuminated, wall-mounted signs.

ENVIRONMENTAL DETERMINATION: Exempt from California Environmental Quality Act, per Section 15303.

RECOMMENDATION: Staff recommends the Planning Commission adopt a motion to deny Sign Permit Case No. 07-SP-017, based upon the findings of the Draft Resolution.

10. ANNOUNCEMENTS ON ITEMS NOT LISTED ON THE AGENDA:

Commission:

Staff:

11. ADJOURNMENT:

The Planning Commission will adjourn to the next scheduled Planning Commission meeting on October 18, 2007 at 6:30 p.m.

The telecast of the October 4, 2007 Planning Commission meeting will be shown on Public Access Channel 10 for Time Warner subscribers and Channel 3 for Charter subscribers on the following days:

Friday	7:00 p.m.
Saturday	10:00 a.m.
Sunday	3:00 p.m.
Monday	7:00 p.m.
Tuesday	10:00 a.m.
Wednesday	3:00 p.m.
Thursday	10:00 a.m.

Website address for City Hall is www.ci.agoura-hills.ca.us