



**DEPARTMENT OF PLANNING AND COMMUNITY DEVELOPMENT**

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**MINUTES OF THE REGULAR SCHEDULED MEETING OF  
THE PLANNING COMMISSION - AMENDED  
November 6, 2008**

**ITEM 3 & 4 under Action:**                      **Motioned was changed to motion.**

**CALL TO ORDER:**                                      Chair O'Meara called the meeting to order at 6:28 p.m.

**FLAG SALUTE**    Commissioner Buckley Weber

**ROLL CALL:**    Chair John O'Meara, Vice Chair Curtis Zacuto, Commissioners Illece Buckley Weber, Cyrena Nouzille, and Steve Rishoff were present.

Also, present were Director of Planning & Community Development Mike Kamino, Assistant Community Development Director Doug Hooper, Assistant Engineer Kelly Fisher, Consultant Joyce Parker-Bozylinski, and Recording Secretary Sheila Keckhut.

1. **APPROVAL OF MINUTES:**                      October 16, 2008 Planning Commission Meeting

On a motion by Vice Chair Zacuto, seconded by Commissioner Rishoff, the Planning Commission moved to approve the Minutes of the October 16, 2008 Planning Commission Meeting. Motion carried 4-0-1. Chair O'Meara abstained.

**COMMENTS FROM THE PUBLIC ON ITEMS NOT LISTED ON THE AGENDA:**

None

**Commissioner Nouzille recused herself from the meeting at 6:45 p.m. due to a business-related conflict of interest pertaining to Agenda Item #2.**

**CONTINUED SITE PLAN/ARCHITECTURAL REVIEW**

2. REQUEST: Request for approval of plans for the interior remodel of public portions of the Whizin Shopping Center arcade/atrium area associated with a Site Plan/Architectural Review.
- APPLICANT: Tucker Investment Group, LLC  
5010 N. Parkway Calabasas, Suite 105  
Calabasas, CA 91302
- CASE NO.: 08-SPR-009
- LOCATION: 28914 Roadside Drive  
(Whizin Shopping Center)
- ENVIRONMENTAL DETERMINATION: Categorically Exempt from CEQA per Section 15301
- RECOMMENDATION: Staff recommended that the Planning Commission adopt the draft Resolution and conditions, approving the interior arcade/atrium renderings associated with Case No. 08-SPR-009.
- PUBLIC COMMENTS: Chair O'Meara opened the Public Hearing
- The following persons spoke on this agenda item.
- Bill Tucker, Applicant
- Robyn Britton, representing Old Agoura HOA
- Bill Tucker gave no rebuttal.
- Chair O'Meara closed the Public Hearing.
- ACTION: On a motion by Commissioner Rishoff, seconded by Vice Chair Zacuto, the Planning Commission moved to adopt the Resolution approving Site Plan/Architectural Review Case No. 08-SPR-009 subject to amended conditions. Motion

carried 4-0. Commissioner Nouzille recused and was absent.

**Commissioner Nouzille returned at 7:00 p.m. for the remainder of the meeting.**

**NEW PUBLIC HEARINGS**

3. REQUEST: Consideration of a recommendation to the City Council regarding the proposed Residential Neighborhood Compatibility Ordinance and Guidelines, and a recommendation for adoption of a Mitigated Negative Declaration. The proposal includes various amendments to the Zoning Ordinance relative to single family homes and a new Equestrian Overlay Zone on properties in the Old Agoura neighborhood. Two new sections to the City's Architectural Design Guidelines are also proposed: the "Old Agoura Design Guidelines" for residential properties in the Old Agoura neighborhood and the "Neighborhood Compatibility Guidelines" for single-family residential zones outside Old Agoura.

APPLICANT: City of Agoura Hills  
30001 Ladyface Ct.  
Agoura Hills, CA 91301

CASE NO: 08-ZOA-003

ENVIRONMENTAL DETERMINATION: Mitigated Negative Declaration

RECOMMENDATION: Staff recommended that the Planning Commission adopt a Resolution recommending that the City Council approve the Residential Neighborhood Compatibility Ordinance and Guidelines and the associated Mitigated Negative Declaration.

PUBLIC COMMENTS: Chair O'Meara opened the Public Hearing  
The following persons spoke on this agenda item.

Robyn Britton, representing Old Agoura HOA

Steve Edwards, Resident

Meril Platzer, Resident

Nancy McLoren, Resident

Chair O'Meara closed the public hearing.

RECESS: Chair O'Meara called for a recess at 8:28 p.m.

RECONVENE: Chair O'Meara reconvened the meeting at 8:50 p.m.

ACTION: On a motion by Commissioner Rishoff, seconded by Commissioner Buckley Weber the Planning Commission moved to adopt a Resolution recommending that the City Council approve the Residential Neighborhood Compatibility Ordinance and Guidelines and the associated Mitigated Negative Declaration. Motioned carried 5-0.

4. REQUEST: Consideration of the City of Agoura Hills Trails and Pathways Master Plan and the associated Mitigated Negative Declaration.

APPLICANT: City of Agoura Hills  
30001 Ladyface Ct.  
Agoura Hills, CA 91301

ENVIRONMENTAL DETERMINATION: Mitigated Negative Declaration

RECOMMENDATION: Staff recommended that the Planning Commission adopt a Resolution recommending that the City Council approve the City of Agoura Hills Trails and Pathways Master Plan and the associated Mitigated Negative Declaration.

PUBLIC COMMENTS: Chair O'Meara opened the Public Hearing

The following persons spoke on this agenda item.

Robyn Britton, representing Old Agoura HOA

Chair O'Meara closed the public hearing.

ACTION: On a motion by Commissioner Buckley Weber, seconded by Vice Chair Zacuto, the Planning Commission moved to adopt a Resolution recommending that the City Council

approve the City of Agoura Hills Trails and Pathways Master Plan and the associated Mitigated Negative Declaration. Motioned ~~and~~ carried 5-0.

**ANNOUNCEMENTS ON ITEMS NOT LISTED ON THE AGENDA**

None

**ADJOURNMENT**

At 10:38 p.m., on a motion by Commissioner Nouzille, seconded by Commissioner Buckley Weber, the Planning Commission adjourned the meeting to the next scheduled Planning Commission meeting on Thursday, November 20, 2008, at 6:30 p.m. Motion carried 5-0.