



DEPARTMENT OF PLANNING AND COMMUNITY DEVELOPMENT

**MINUTES OF THE REGULAR SCHEDULED MEETING OF
THE PLANNING COMMISSION
January 15, 2009**

CALL TO ORDER:

Chair O'Meara called the meeting to order at 6:32 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.

Also, present were Assistant Community Development Director Doug Hooper, Associate Planner Valerie Darbouze, Assistant Engineer Kelly Fisher, City Oak Tree and Landscape Consultant Kay Greeley, and Recording Secretary Sheila Keckhut.

APPOINTMENT OF CHAIR AND VICE CHAIR:

On a motion by Commissioner Buckley Weber, seconded by Vice Chair Zacuto, the Planning Commission moved to appoint Chair O'Meara as Chairperson for the 2009 calendar year. Motion carried 4-0-1 (Commissioner O'Meara abstained).

On a motion by Commissioner Buckley Weber, seconded by Commissioner Nouzille, the Planning Commission moved to appoint Vice Chair Zacuto as Vice Chairperson for the 2009 calendar year. Motion carried 4-0-1 (Commissioner Zacuto abstained).

1. **APPROVAL OF MINUTES:** December 18, 2008 Planning Commission Meeting

On a motion by Vice Chair Zacuto, seconded by Commissioner Buckley Weber, the Planning Commission moved to approve the Amended Minutes of the December 18, 2008 Planning Commission Meeting. Motion carried 5-0.

PUBLIC COMMENTS: None

CONTINUED PUBLIC HEARING

2. REQUEST: Request for approval of a Conditional Use Permit to construct a 3,994 square-foot, two-story, single-family residence, with a 475 square foot attached two-car garage, and a 39 square-foot balcony; and a request for an Oak Tree Permit to remove 1 oak tree and encroach in the protected zone of 9 oak trees for the proposed construction.

APPLICANT: Sean Ben-Menahem
5000 N. Parkway Calabasas, Suite 106
Calabasas, CA 91302

CASE NOS.: 03-CUP-016 & 03-OTP-017

LOCATION: 6149 Palo Comado Drive
(A.P.N. 2055-023-073)

ENVIRONMENTAL DETERMINATION: Categorically Exempt from CEQA per Section 15303.

RECOMMENDATION: If it was the Planning Commission's decision to approve Conditional Use Permit No. 03-CUP-016 and Oak Tree Permit Case No. 03-OTP-017, staff recommended adoption of the Resolution.

PUBLIC COMMENTS: Chair O'Meara opened the Public Hearing

The following persons spoke on this agenda item:

Sean Ben-Menahem, Applicant

Ivan Chiu, Calcivic Engineering, representing the applicant

Humberto Castillo, Resident

REBUTTAL: Sean Ben-Menahem, applicant gave rebuttal regarding the project and answered additional questions of the Planning Commission.

Chair O'Meara closed the public hearing.

ACTION: On a motion by Commissioner Rishoff, seconded by Vice Chair Zacuto, the Planning Commission moved to approve Conditional Use Permit No. 03-CUP-016 and Oak Tree Permit Case No. 03-OTP-017, subject to conditions.

ANNOUNCEMENTS ON ITEMS NOT LISTED ON THE AGENDA

Assistant Community Development Director Doug Hooper thanked Chair O'Meara and Vice Chair Zacuto for serving as Chair and Vice Chair of the Planning Commission in 2008 stating that they did an exceptional job.

Commissioner Nouzille stated the City Council unanimously voted to pass the Residential Neighborhood Compatibility Ordinance.

ADJOURNMENT

At 7:27 p.m., on a motion by Commissioner Rishoff, seconded by Vice Chair Zacuto, the Planning Commission adjourned the meeting to the next scheduled Planning Commission meeting on Thursday, February 5, 2009 at 6:30 p.m. Motion carried 5-0.