



## PLANNING COMMISSION AGENDA

**Thursday, January 5, 2006  
6:30 p.m.**

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

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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: Vice Chair Ramuno, Commissioners Rishoff and Zacuto.
4. APPROVAL OF MINUTES: December 1, 2005 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 ITEM: None
7. NEW PUBLIC HEARING:  
  
APPLICANT: Adler Realty Investments, Inc  
21800 Burbank Blvd., Suite 300  
Woodland Hills, CA 91367

CASE NOS.: 05-ABAN-001

LOCATION: North side of Canwood Street, west of Derry Avenue and east of Lewis Road; and on the east side Derry Avenue, north of Canwod Street.

REQUESTS: Request for the Planning Commission to find the proposed street vacation of a portion of the north side Canwood Street and the east side of Derry Avenue to be in conformance with the General Plan.

ENVIRONMENTAL DETERMINATION: The request is not subject to the requirements of the California Environmental Quality Act.

RECOMMENDATION: Staff recommends the Planning Commission adopt a motion determining the proposed street vacation to be consistent with the General Plan.

8. SITE PLAN/ARCHITECTURAL REVIEW

A. APPLICANT: Bart and Laura Leininger  
6162 Lake Lindero Drive  
Agoura Hills, CA 91301

CASE NOS.: 05-SPR-025

LOCATION: 6162 Lake Lindero Drive  
(A.P.N. 2056-054-009)

REQUESTS: Request for approval of a Site Plan/Architectural Review to construct a 365 square-foot first and second story addition to an existing 4,788 square-foot two-story residence, which includes an attached garage.

ENVIRONMENTAL DETERMINATION: Categorically Exempt from CEQA per Section 153016.

RECOMMENDATION: Staff recommends the Planning Commission adopt a motion to approve Site Plan/Architectural Review Case No. 05-SPR-025, subject to conditions, based on the findings of the draft Resolution.

B. APPLICANT: Richard Doss for Rick Principe  
30141 Agoura Road  
Agoura Hills, CA 91301

CASE NO.: 00-SPR-001 (Amendment) and 00-OTP-001 (Amendment)

LOCATION: 30101 Agoura Road  
(A.P.N. 2061-005-042)

REQUEST: Request for approval of a one-year time extension for a previously approved Site Plan/Architectural Review, which allowed for the construction of a 31,160 square foot, two-story office building; and a request for a one-year time extension for an approved Oak Tree Permit which allowed for encroachment within the protected zone of eight (8) oak trees and removal of seven (7) oak trees for the approved construction.

ENVIRONMENTAL DETERMINATION: The proposed project is consistent with the Mitigated Negative Declaration on December 19, 2002 by Planning Commission Resolution No. 726.

RECOMMENDATION: Staff recommends the Planning Commission adopt a motion to approve Site Plan/Architectural Review Case No. 00-SPR-001 (Amendment) and Oak Tree Permit Case No. 00-OTP-001 (Amendment), subject to conditions, based on the findings of the draft Resolution.

9. DISCUSSION:

APPLICANT: Larry Lovelace for McDonald's Restaurant  
2060 E. De Los Arobles, #D-290  
Thousand Oaks, CA 91362

CASE NO.: 05-SP-035 and 05-SPR-018

LOCATION: 29161 Canwood Street  
(A.P.N. 2048-011-029)

REQUEST: Request for approval of a Sign Permit to update a sign program and approval of an exterior lighting plan for an existing McDonald's Restaurant.

ENVIRONMENTAL DETERMINATION: Categorically Exempt from CEQA per Section 15301

RECOMMENDATION: Staff recommends the Planning Commission adopt a motion to approve Sign Permit Case No. 05-SP-035 and a lighting plan, based on 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 January 19, 2006 at 6:30 p.m.

*The telecast of the January 5, 2006 Planning Commission meeting will be shown on Public Access Channel 10 for Adelpia 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](http://www.ci.agoura-hills.ca.us)