



City of Rolling Hills

INCORPORATED JANUARY 24, 1957

2 PORTUGUESE BEND ROAD, ROLLING HILLS, CA 90274 | (310) 377-1521

Planning Commission

Tuesday, October 28, 2025, 7:30 AM

Regular Meeting
City of Rolling Hills

AGENDA

1. Call to Order

2. Roll Call

3. Public Comment on Non-Agenda Items

This is the appropriate time for members of the public to make comments regarding items not listed on this agenda. Pursuant to the Brown Act, no action will take place on any items not on the agenda.

4. Public Hearing Field Trips

4.A. Approve Affidavit of Posting for the Planning Commission Special Field Trip Meeting of October 28, 2025

RECOMMENDATION: Approve.

4.B. Zoning Case No. 25-081: Variance requests to construct an attached accessory structure (pergola) in the front yard setback and waive the requirements for a stable and corral set aside area for a property located at 5 Ringbit Road West (Sleep & Collida) (Lot 7-SF)

RECOMMENDATION: Staff recommends the Planning Commission open the public hearing, receive public testimony, discuss the proposed project and continue to the evening meeting.

4.C. Zoning Case No. 24-162: Site Plan Review for the construction of a new single-family residence with attached garage, non-exempt grading and related improvements; Conditional Use Permit to construct a detached cabana, recreation court, stable, corral and detached trellis and finding the project categorically exempt from the California Environmental Quality Act for location at 80 Saddleback Road (Turpanjian) (LOT 67-RH)

RECOMMENDATION: Staff recommends the Planning Commission open the public hearing, receive public testimony, discuss the proposed project and continue to the evening meeting.

5. Adjournment

Next regular meeting: Tuesday, October 28, 2025, at 6:30 p.m. in the City Council Chamber, Rolling Hills City Hall, 2 Portuguese Bend Road, Rolling Hills, California, 90274.

Notice:

Documents pertaining to an agenda item received after the posting of the agenda are available for review in the City Clerk's office or at the meeting at which the item will be considered.

In compliance with the Americans with Disabilities Act (ADA), if you need special assistance to participate in this meeting due to your disability, please contact the City Clerk at (310) 377-1521 at least 48 hours prior to the meeting to enable the City to make reasonable arrangements to ensure accessibility and accommodation for your review of this agenda and attendance at this meeting.



City of Rolling Hills

INCORPORATED JANUARY 24, 1957

2 PORTUGUESE BEND ROAD, ROLLING HILLS, CA 90274 | (310) 377-1521

Item: 4.A.

Meeting Date: 10/28/2025

To: Planning Commission
From: Christian Horvath, Assistant to the City Manager / City Clerk
Thru: Karina Bañales, City Manager
Subject: Approve Affidavit of Posting for the Planning Commission Special Field Trip Meeting of October 28, 2025

Background:

None.

Discussion:

None.

Fiscal Impact:

None.

Recommendation:

Approve.

Attachments:

1. CL_AGN_251028_PC_FT_AffidavitofPosting



Administrative Report

4.A., File # 2025-178

Meeting Date: 10/28/2025

STATE OF CALIFORNIA)
COUNTY OF LOS ANGELES) §§
CITY OF ROLLING HILLS)

AFFIDAVIT OF POSTING

In compliance with the Brown Act, the following materials have been posted at the locations below.

Legislative Body	Planning Commission
Posting Type	Field Trip Meeting Agenda
Posting Location	2 Portuguese Bend Road, Rolling Hills, CA 90274 City Hall Window City Website: https://www.rolling-hills.org/government/agendas_meetings.php https://rollinghillsca.portal.civicclerk.com/
Meeting Date & Time	OCTOBER 28, 2025 7:30am
Meeting Location	5 RINGBIT ROAD WEST, ROLLING HILLS, CA 90274 – 7:30 A.M 80 SADDLEBACK ROAD, ROLLING HILLS, CA 90274 – 7:50 A.M

As City Clerk of the City of Rolling Hills, I declare under penalty of perjury, the document noted above was posted at the date displayed below.

Christian Horvath, City Clerk

Date: October 24, 2025



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INCORPORATED JANUARY 24, 1957

2 PORTUGUESE BEND ROAD, ROLLING HILLS, CA 90274 | (310) 377-1521

Item: 4.B.

Meeting Date: 10/28/2025

To: Planning Commission

From: Reina Schaetzel, Wildan Principal Planner

Thru: Karina Bañales, City Manager, Michael Ervin, Assistant City Attorney

Subject: Zoning Case No. 25-081: Variance requests to construct an attached accessory structure (pergola) in the front yard setback and waive the requirements for a stable and corral set aside area for a property located at 5 Ringbit Road West (Sleep & Collida) (Lot 7-SF)

Background:

None.

Discussion:

None.

Fiscal Impact:

None.

Recommendation:

Staff recommends the Planning Commission open the public hearing, receive public testimony, discuss the proposed project and continue to the evening meeting.

Attachments:

None



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INCORPORATED JANUARY 24, 1957

2 PORTUGUESE BEND ROAD, ROLLING HILLS, CA 90274 | (310) 377-1521

Item: 4.C.

Meeting Date: 10/28/2025

To: Planning Commission

From: Reina Schaetzel, Wildan Principal Planner

Thru: Karina Bañales, City Manager, Michael Ervin, Assistant City Attorney

Subject: Zoning Case No. 24-162: Site Plan Review for the construction of a new single-family residence with attached garage, non-exempt grading and related improvements; Conditional Use Permit to construct a detached cabana, recreation court, stable, corral and detached trellis and finding the project categorically exempt from the California Environmental Quality Act for location at 80 Saddleback Road (Turpanjian) (LOT 67-RH)

Background:

None.

Discussion:

None.

Fiscal Impact:

None.

Recommendation:

Staff recommends the Planning Commission open the public hearing, receive public testimony, discuss the proposed project and continue to the evening meeting.

Attachments:

None