



City of Rolling Hills

INCORPORATED JANUARY 24, 1957

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

AGENDA

Regular Planning Commission
Meeting

PLANNING COMMISSION

Tuesday, December 19, 2023

CITY OF ROLLING HILLS

6:30 PM

The meeting agenda is available on the City's website. The Planning Commission meeting will be live-streamed on the City's website. Both the agenda and the live-streamed video can be found here:

<https://www.rolling-hills.org/government/agenda/index.php>

Members of the public may submit written comments in real-time by emailing the City Clerk's office at cityclerk@cityofrh.net. Your comments will become part of the official meeting record. You must provide your full name, but please do not provide any other personal information that you do not want to be published.

Recordings to Planning Commission meetings can be found here: <https://www.rolling-hills.org/government/agenda/index.php>

1. CALL TO ORDER

2. ROLL CALL

3. PLEDGE OF ALLEGIANCE

4. APPROVE ORDER OF THE AGENDA

This is the appropriate time for the Chair or Commissioners to approve the agenda as is or reorder.

5. BLUE FOLDER ITEMS (SUPPLEMENTAL)

Blue folder items are additional back up material to administrative reports and/or public comments received after the printing and distribution of the agenda packet for receive and file.

6. PUBLIC COMMENTS ON NON-AGENDA ITEMS

This section is intended to provide members of the public with the opportunity to comment on any subject that does not appear on this agenda for action. Each speaker will be permitted to speak only once. Written requests, if any, will be considered first under this section.

7. CONSENT CALENDAR

Business items, except those formally noticed for public hearing, or those pulled for discussion are assigned to the Consent Calendar. The Chair or any Commissioner may request that any Consent Calendar item(s) be removed, discussed, and acted upon separately. Items removed from the Consent Calendar will be taken up under the "Excluded Consent Calendar" section below. Those items remaining on the Consent Calendar will be approved in one motion. The Chair will call on anyone wishing to address the Commission on any Consent Calendar item on the agenda, which has not been pulled by Commission for discussion.

7.A. APPROVE AFFIDAVIT OF POSTING FOR THE PLANNING COMMISSION REGULAR MEETING OF DECEMBER 19, 2023

RECOMMENDATION: Approve as presented.

[CL_AGN_231219_PC_AffidavitofPosting.pdf](#)

7.B. APPROVE THE MINUTES FOR THE NOVEMBER 21, 2023, PLANNING COMMISSION MEETINGS

RECOMMENDATION: Approve as presented.

[CL_MIN_231121_PC_FT_F.pdf](#)

[CL_MIN_231121_PC_F.pdf](#)

7.C. A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF ROLLING HILLS GRANTING A TWO-YEAR TIME EXTENSION FOR A PREVIOUSLY APPROVED PROJECT FOR A SITE PLAN REVIEW, CONDITIONAL USE PERMIT AND VARIANCE ENTITLEMENTS BY THE PLANNING COMMISSION IN ZONING CASE NO. 21-03 LOCATED AT 8 QUAIL RIDGE ROAD NORTH, ROLLING HILLS, CA 90274 (LOT 106-A-RH) (MANQUEN)

RECOMMENDATION: It is recommended that the Planning Commission consider a request to adopt Resolution No. 2023-15 granting a two-year extension to commence construction of this project. If granted, the project would expire on August 17, 2025.

[Attachment 1: Resolution No. 2023-15 \(Draft\)_8 Quail Ridge Road N_Manquen](#)

[Attachment 2: Resolution No. 2021-13 \(Approved\)_8 Quail Ridge Road N_Manquen](#)

[Attachment 3: Site Plan_8 Quail Ridge Road North.pdf](#)

8. EXCLUDED CONSENT CALENDAR ITEMS

9. PUBLIC HEARINGS ON ITEMS CONTINUED FROM PREVIOUS MEETING

10. NEW PUBLIC HEARINGS

10.A. ZONING CASE NO. 21-02, MODIFICATION NO. 2: REQUEST TO MODIFY AN APPROVAL FOR A SITE PLAN REVIEW TO DEMOLISH AN EXISTING RESIDENCE AND CONSTRUCT A NEW SINGLE-FAMILY RESIDENCE AND RELATED IMPROVEMENTS INCLUDING NON-EXEMPT GRADING; AND VARIANCES TO CONSTRUCT A SIX-AND-A-HALF-FOOT-HIGH RETAINING WALL THAT EXCEEDS AN AVERAGE HEIGHT OF TWO-AND-A-HALF FEET, BARBECUE, OUTDOOR SHOWER, SERVICE YARD, AND FENCING IN THE REQUIRED SIDE SETBACKS AT 11 FLYING MANE ROAD (LOT 53-SF), ROLLING HILLS, CA (NEVENKA LCC), AND FINDING THE ACTION EXEMPT FROM THE CALIFORNIA ENVIRONMENTAL QUALITY ACT

RECOMMENDATION: Open the public hearing, take public testimony, close the public hearing and:

- **Adopt Resolution No. 2023-16 approving Modification No. 2 to Zoning Case No. 21-02 for a Site Plan Review and Variance applications to increase the height of a retaining wall and further encroach into a required side yard setback for a previously approved project.**

[Vicinity Map - 11 Flying Mane Road.pdf](#)

[Development Table \(ZC 21-02\)_Mod1.pdf](#)

[2023-16_PC_Resolution_11FlyingManeRoad_ZC 21-02mod2_F.pdf](#)

[2022-13_PC_Resolution_11FlyingManeRoad_ZC 21-02mod_E.pdf](#)

[2022-07_PC_Resolution_11FlyingManeRoad_ZC 21-02_E.pdf](#)

[PL_ADR_231130_11FlyingManeRd_ZC21-02_2ndModification_RevisedWallHeight.pdf](#)

[PL_ADR_231116_11 Flying Mane_EasementDiagram_Plan.pdf](#)

11. OLD BUSINESS

12. NEW BUSINESS

13. SCHEDULE FIELD TRIPS

14. ITEMS FROM STAFF

15. ITEMS FROM THE PLANNING COMMISSION

16. ADJOURNMENT

Next meeting: Tuesday, January 16, 2023 at 6:30 p.m. in the City Council Chamber, Rolling Hills City Hall, 2 Portuguese Bend Road, Rolling Hills, California, 90274.

Notice:

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.

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.

All of the above resolutions and zoning case items have been determined to be categorically exempt pursuant to the California Environmental Quality Act (CEQA) Guidelines unless otherwise stated.