



Minutes
Rolling Hills Planning Commission
Tuesday, March 19, 2024
Field Trip Meeting 7:30 a.m.
4 Spur Lane

1. CALL MEETING TO ORDER

The Planning Commission of the City of Rolling Hills met at 4 Spur Lane on the above date and the meeting was called to order at 7:32 a.m. Chair Chelf presiding.

2. ROLL CALL

Commissioners Present:

Douglass, Cardenas, Vice Chair Kirkpatrick, Chair Chelf

Commissioners Absent:

Cooley

Staff Present:

John F. Signo, AICP, Director of Planning & Community Services

Stephanie Grant, Assistant Planner

Karina Bañales, City Manager

Abbie Sedillos, Administrative Clerk/Bookkeeper

Public Present:

Luis De Moraes, (architect)

Chip Houske, (3 Spur Lane)

Lars Houske, (3 Spur Lane)

Leah Mirsch, (4 Cinchring Road)

Ron Clearwaters, (4 Cinchring Road)

3. COMMENTS FROM THE PUBLIC ON ITEMS NOT ON THE AGENDA – NONE

4. FIELD TRIP

4.A. APPROVE AFFIDAVIT OF POSTING FOR THE PLANNING COMMISSION FIELD TRIP MEETING OF MARCH 19, 2024

Unanimous voice vote to accept item.

4.B. ZONING CASE NO. 23-100: SITE PLAN REVIEW TO DEMOLISH AN EXISTING RESIDENCE, EXPAND THE RESIDENTIAL BUILDING PAD, CONSTRUCT A NEW RESIDENCE, ATTACHED GARAGE, SWIMMING POOL, RETAINING WALLS EXCEEDING A HEIGHT OF 3 FEET (UP TO A MAXIMUM HEIGHT OF 5 FEET), NON-EXEMPT GRADING, AND OTHER IMPROVEMENTS; AND VARIANCE TO EXCEED THE 40% DISTURBANCE FOR A PROPERTY LOCATED AT 4 SPUR LANE, ROLLING HILLS, CA, 90274, AND FINDING THE PROJECT CATEGORICALLY EXEMPT FROM THE CALIFORNIA ENVIRONMENTAL QUALITY ACT (LOT 11-B-CH) (LUKIC)

Public Present:

Luis De Moraes, (architect)

Chip Houske, (3 Spur Lane)

Lars Houske, (3 Spur Lane)

Leah Mirsch, (4 Cinchring Road)

Lon Clearwaters, (4 Cinchring Road)

Presentation by Director Signo and Assistant Planner Grant on the proposed project.

Commissioners and the public walked the site and visited the neighbor at 3 Spur Lane. No decision was made by the Commission and the item was continued to the evening meeting.

At 8:12 a.m. the Commission moved to 2 Possum Ridge Road and reconvened at 8:21 a.m.

4.C. ZONING CASE NO. 23-150: SITE PLAN REVIEW TO CONSTRUCT ADDITIONS TO AN EXISTING RESIDENCE AND STABLE GREATER THAN 999 SQUARE FEET, NEW BASEMENT, SWIMMING POOL, OUTDOOR KITCHEN, RETAINING WALLS, COVERED DECKS/PORCHES, GRADING, HARDSCAPE, LANDSCAPE, AND OTHER IMPROVEMENTS; CONDITIONAL USE PERMITS FOR A STABLE GREATER THAN 200 SQUARE FEET WITH LOFT, CORRAL, AND A RECREATIONAL GAME COURT; AND VARIANCES FOR CONSTRUCTION IN THE FRONT AND REAR YARD SETBACKS FOR A PROPERTY LOCATED AT 2 POSSUM RIDGE ROAD, AND FINDING THE PROJECT CATEGORICALLY EXEMPT FROM THE CALIFORNIA ENVIRONMENTAL QUALITY ACT (LOT 123-RH) (WHITCOMBE)

Public Present: Doug (John) Whitcombe, 2 Possum Ridge Road (owner)
Megan Campbell (architect)
Dan Bolton (engineer)
Lon Clearwaters, 4 Cinchring Road
Leah Mirsch, 4 Cinchring Road

Presentation by Director Signo on the proposed project.

Commissioners and the public walked the site. No decision was made by the Commission and the item was moved to the evening meeting.

At 8:51 a.m. the Commission moved to 29 Eastfield Drive and reconvened at 9:03 a.m.

4.D. ZONING CASE NO. 23-137: SITE PLAN REVIEW TO CONSTRUCT AN ADDITION TO AN EXISTING RESIDENCE GREATER THAN 999 SQUARE FEET, ATTACHED COVERED PORCHES, OUTDOOR KITCHEN, AND OTHER IMPROVEMENTS; AND VARIANCE REQUESTS TO CONSTRUCT IN THE FRONT YARD SETBACK AND WAIVE THE REQUIREMENT FOR A STABLE AND CORRAL SET ASIDE AREA, FOR A PROPERTY LOCATED AT 29 EASTFIELD DRIVE, ROLLING HILLS, CA, AND FINDING THE PROJECT CATEGORICALLY EXEMPT FROM THE CALIFORNIA ENVIRONMENTAL QUALITY ACT (LOT 45-EF) (AQUINO)

Public Present: Brett Buchmann, (architect)
Judith Haenel, (31 Eastfield Drive)

Presentation by Assistant Planner Grant on the proposed project.

Commissioners and the public walked the site. No decision was made by the Commission.

5. ADJOURNMENT: 9:16 A.M.

The meeting was adjourned at 9:16 a.m. to the regular meeting of the Planning Commission scheduled to be held on Tuesday, March 19, 2024, beginning at 6:30 p.m. at City Hall.

Respectfully submitted,

Christian Horvath, City Clerk

Approved,

Brad Chelf, Chair