



Minutes
Rolling Hills Planning Commission
Tuesday, April 16, 2024
Field Trip Meeting 7:30 a.m.
29 Middleridge Lane South

1. CALL MEETING TO ORDER

The Planning Commission of the City of Rolling Hills met at 29 Middleridge Lane South on the above date and the meeting was called to order at 7:33 a.m. Chair Chelf presiding.

2. ROLL CALL

Commissioners Present: Douglass, Cardenas, Cooley, Vice Chair Kirkpatrick, Chair Chelf
Commissioners Absent: None
Staff Present: John F. Signo, AICP, Director of Planning & Community Services
Stephanie Grant, Assistant Planner
Abbie Sedillos, Administrative Clerk/Bookkeeper
Public Present: Ken Johnson (29 Middleridge Lane South)
James Aichele (14 Crest Road West)
Leah Mirsch (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 APRIL 16, 2024

Unanimous voice vote to accept item.

4.B. ZONING CASE NO. 23-056: SITE PLAN REVIEW FOR GRADING AND VARIANCE TO RETAIN GRADING IMPORT FOR A PROPERTY LOCATED AT 29 MIDDLE RIDGE LANE SOUTH, AND FINDING THE PROJECT CATEGORICALLY EXEMPT FROM THE CALIFORNIA ENVIRONMENTAL QUALITY ACT (LOT 239-A-6-MS) (JOHNSON)

Public Present: Ken Johnson (29 Middleridge Lane)
James Aichele (14 Crest Road West)
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 continued to the evening meeting.

At 7:45 a.m. the Commission moved to 23 Crest Road East and reconvened at 8:00 a.m.

- 4.C. **ZONING CASE NO. 23-070: SITE PLAN REVIEW FOR NON-EXEMPT GRADING AND THE CONSTRUCTION OF A NEW 12,080-SQUARE-FOOT RESIDENCE WITH A 7,610-SQUARE-FOOT BASEMENT, RETAINING WALLS EXCEEDING A HEIGHT OF 3 FEET (UP TO A MAXIMUM HEIGHT OF 5 FEET), DRIVEWAY WITH PORTIONS THAT EXCEED A WIDTH OF 20 FEET, AND OTHER IMPROVEMENTS; CONDITIONAL UDE PERMITS FOR CONSTRUCTION OF A 1,940-SQUARE-FOOT STABLE, 2,000-SQUARE-FOOT CORRAL, AND A 540-SQUARE-FOOT GUEST HOUSE; AND VARIANCES TO ALLOW THE STABLE, CORRAL, SWIMMING POOL, AND RETAINING WALLS IN THE FRONT YARD, ALLOW A PORTION OF THE CORRAL TO ENCROACH INTO THE FRONT YARD SETBACK, CONSTRUCT RETAINING WALLS EXCEEDING THE MAXIMUM AVERAGE HEIGHT OF TWO-AND-ONE-HALF FEET, CONSTRUCT DECKS/PATIOS MORE THAN ONE FOOT ABOVE GRADE, AND ALLOW GRADING EXPORT FOR A PROPERTY LOCATED AT 23 CREST ROAD EAST, ROLLING HILLS, CA 90274 (LOT 132A-MS) (OGASAWARA)**

Public Present:

Ravi Gunewardena (architect)
Frank Escher (architect)
David Ramis (architect)
James Aichele (14 Crest Road West)
Leah Mirsch (4 Cinchring Road)
Lon Clearwater (4 Cinchring Road)
Liz Calfas (9 Georgeff Road)
Tracy Brown (5 Crest Road East)
John Mackenbach (56 Portuguese Bend 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.

5. ADJOURNMENT: 8:33 A.M.

The meeting was adjourned at 8:33 a.m. to the regular meeting of the Planning Commission scheduled to be held on Tuesday, April 16, 2024, beginning at 6:30 p.m. at City Hall.

Respectfully submitted,

Christian Horvath, City Clerk

Approved,

Brad Chelf, Chair