



City of Rolling Hills

INCORPORATED JANUARY 24, 1957

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

Planning Commission

Tuesday, August 19, 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 Field Trip Meeting of August 19, 2025

RECOMMENDATION: Approve.

4.B. Zoning Case No. 25-033: Site Plan Reviews for the construction of a new 19-foot stable, non-exempt grading, expansion of building pad, walls to exceed 3 feet height not to exceed maximum 5 feet height, and other improvements; Conditional use permit for stable to exceed maximum 200 square feet; and variances to exceed 40 percent disturbance and for construction in the front yard setback for the location at 1 Hackamore Road and finding the same exempt from the California Environmental Quality Act (Mahler & Nuccio) (Lot-30 EF).

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. 24-149: Site Plan Review for construction of a new garage with workshop, non-exempt grading and other improvements; Conditional Use Permit for a detached mixed-use accessory structure (garage with workshop) greater than 200 square feet, and a variance for site disturbance of more than 40% and finding the project categorically exempt from the California Environmental Quality Act for location at 3 Outrider Road (Hoyler & Adams) (Lot 29-A-EF)

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, August 19, 2025 at 7:00 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: 8/19/2025

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 Field Trip Meeting of August 19, 2025

Background:

None.

Discussion:

None.

Fiscal Impact:

None.

Recommendation:

Approve.

Attachments:

1. CL_AGN_250819_PC_FT_AffidavitofPosting



Administrative Report

4.A., File # 2025-101

Meeting Date: 8/19/2025

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://rollinghillscsca.portal.civicclerk.com/
Meeting Date & Time	AUGUST 19, 2025 7:30am
Meeting Location	1 HACKAMORE ROAD, ROLLING HILLS, CA 90274 – 7:30 A.M 3 OUTRIDER 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: August 15, 2025



City of Rolling Hills

INCORPORATED JANUARY 24, 1957

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

Item: 4.B.

Meeting Date: 8/19/2025

To: Planning Commission

From: Stephanie Grant, Assistant Planner

Thru: Karina Bañales, City Manager

Subject: Zoning Case No. 25-033: Site Plan Reviews for the construction of a new 19-foot stable, non-exempt grading, expansion of building pad, walls to exceed 3 feet height not to exceed maximum 5 feet height, and other improvements; Conditional use permit for stable to exceed maximum 200 square feet; and variances to exceed 40 percent disturbance and for construction in the front yard setback for the location at 1 Hackamore Road and finding the same exempt from the California Environmental Quality Act (Mahler & Nuccio) (Lot-30 EF).

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



City of Rolling Hills

INCORPORATED JANUARY 24, 1957

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

Item: 4.C.

Meeting Date: 8/19/2025

To: Planning Commission

From: Reina Schaetzel, Wildan Principal Planner

Thru: Karina Bañales, City Manager

Subject: Zoning Case No. 24-149: Site Plan Review for construction of a new garage with workshop, non-exempt grading and other improvements; Conditional Use Permit for a detached mixed-use accessory structure (garage with workshop) greater than 200 square feet, and a variance for site disturbance of more than 40% and finding the project categorically exempt from the California Environmental Quality Act for location at 3 Outrider Road (Hoyler & Adams) (Lot 29-A-EF)

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