



CITY OF ROLLING HILLS ESTATES

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## PLANNING COMMISSION AGENDA

Regular Meeting

7:30 pm

November 14, 2005

Note: Reports and documents relating to each agenda item are on file in the Planning Department and are available for public inspection.

1. CALL MEETING TO ORDER.
2. SALUTE TO THE FLAG.
3. ROLL CALL.
4. APPROVAL OF MINUTES. (November 1, 2005).
5. AUDIENCE ITEMS.
6. CONSENT CALENDAR. The following routine matters will be approved in a single motion with the unanimous consent of the Planning Commission. There will be no separate discussion of these items unless good cause is shown by a member of the Commission or the public expressed under audience items prior to the roll call vote. (Items removed will be considered under Business Items.)
  - A. Waive reading in full all resolutions that are presented for Planning Commission consideration on tonight's agenda and all such resolutions shall be read by title only.
  - B. A Resolution (PA NO. 48-05) of the City of Rolling Hills Estates recommending approval of a Zone Change to change the zoning of previously-owned vacant Chandler family property (17 acres +/-) from Agriculture (Estate Residential) to Open Space/Recreation (OS-R) in accordance with the City's General Plan Land Use designation. APPLICANT: City of Rolling Hills Estates; LOCATION: Lot No. 2 of Parcel Map No. 24046 This property extends from the rear of the Empty Saddle Club in a southeast direction and is bound by the City of Torrance to the north and Buckskin Lane to the south. (DW)
7. BUSINESS ITEMS.
  - A. PLANNING APPLICATION NO. 39-05; APPLICANT: Mr. Dennis La Charite; LOCATION: 21 Ranchview Road; A Neighborhood Compatibility for construction of an accessory structure (garage) located in the rear yard. A Grading application is required for the driveway and retaining walls. (WW)
  - B. PLANNING APPLICATION NO. 47-05; APPLICANT: Mr. & Mrs. Freeman Lyle; LOCATION: 31 Silver Saddle Lane; A Neighborhood Compatibility for first and second story additions at the side and rear yards of a single story home. (WW)
8. PUBLIC HEARINGS.
  - A. PLANNING APPLICATION NO. 30-05; APPLICANT: Linda Adams-McNamara; LOCATION: 15 Ranchview Road; A Neighborhood Compatibility for a front yard addition. A Minor Deviation is required to decrease the front yard area by less than 10%. A Variance is required for an addition projecting beyond the forwardmost building line. (WW)
  - B. PLANNING APPLICATION NO. 46-05; APPLICANT: Mr. & Mrs. Michael Prenger; LOCATION: 4540 Marloma Drive; A Neighborhood Compatibility for a subterranean garage and first story additions to the front and side yards. A Variance is required for decreasing more than 10% of the front yard area and for maintaining a non-conforming front and side yard setback. A Minor Deviation is required to exceed the lot coverage by 10%. A Grading application is also required to accommodate the new garage. (WW)

- C. PLANNING APPLICATION NO. 34-05; APPLICANT: Mr. Bruce Soroudi; LOCATION: 627 Deep Valley Drive; Request for approval of a General Plan Amendment, Zone Text Amendment, Conditional Use Permit, Precise Plan of Design, Variances to: 1) exceed the maximum permitted building height, and 2) permit a lesser setback area than required by Code, a Minor Deviation to exceed the maximum permitted lot coverage by less than 10%, and Tentative Tract Map for a 58-unit Mixed-Use residential/commercial development in the in the Commercial General (Mixed-Use Overlay) Zones. (NC)

9. COMMISSION ITEMS.

10. DIRECTOR'S ITEMS.

11. MATTERS OF INFORMATION.

- A. Park and Activities Minutes (November 1, 2005).

12. ADJOURNMENT.