

AGENDA

**SAN MARINO PLANNING COMMISSION
REGULAR MEETING
TUESDAY, NOVEMBER 22, 2011
7:00 P.M.**

**MEETING TO BE HELD AT:
SAN MARINO CITY HALL
2200 HUNTINGTON DRIVE
SAN MARINO, CA 91108**

PLEDGE OF ALLEGIANCE:

ROLL CALL:

Raymond Cheng, Chairman, Jack MacLeod, Vice-Chairman, Howard Brody; Se-Yao Hsu, Marcos Velayos and Bill Farley, Alternate

RECOGNITION OF AGENDA POSTING CERTIFICATION:

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|-------------------------------|---|
| San Marino City Hall: | November 17, 2011 |
| San Marino Public Library: | November 17, 2011 |
| San Marino Police Department: | November 17, 2011 |
| City of San Marino Website: | http://www.cityofsanmarino.org |

PUBLIC HEARINGS:

- 1. PROJECT STATUS REPORT**
1155 OAK GROVE AVENUE, (THORNTON)
- 2. VARIANCE NOS. V11-19 & V11-20, CONDITIONAL USE PERMIT NOS. CUP11-10, CUP11-16 & CUP11-26, DESIGN REVIEW NOS. DRC11-53 & DRC11-71**
735 CHAUCER ROAD, (KO)

This item was continued from the meeting of October 26, 2011. The applicant requests to construct a two-story addition to the existing, main house and a two-story addition to the existing garage for an additional car space, pool bathroom and guest suite. This requires two conditional use permits and two design review actions pursuant to City Code Sections 23.06.05I, 23.15.03A2, 23.15.03C. The extent of the work also requires the property to conform to all provisions of the Zoning Code in accordance with City Code Section 23.06.11. The applicant requests a variance to maintain the existing, non-conforming front yard setback and a variance to maintain the existing non-conforming side yard setback for the garage in accordance with San Marino City Code Sections 23.02.09A and 23.06.05H. A conditional use permit is also required for the garage to maintain the existing encroachment into the 30 degree structural encroachment line in accordance with City Code Section 23.03.13.
(Required Action Date: 1-8-12)
- 3. CONDITIONAL USE PERMIT NO. CUP11-23**
1410 AVONREA ROAD, (DENG)

This item was continued from the meeting of October 26, 2011. The applicant requests to construct a one story addition which would cause the property to exceed the maximum allowable amount of lot coverage. This requires a conditional use permit in accordance with City Code Section 23.02.19B.
(Required Action Date: 1-8-12)
- 4. CONDITIONAL USE PERMIT NO. CUP 11-24, DRC 11-106 & DRC 11-107**
1325 CIRCLE DRIVE, (CHIU)

This item was continued from the meeting of October 26, 2011. The applicant requests approval to maintain front yard parking, add additional impervious coverage in the front yard and modify the height of the existing entry gate and pilasters. This requires one conditional use permit and design review actions according to Sections 23.02.03B1, 23.15.03F & 23.15.03H and of the San Marino City Code.
(Required Action Date: 12-11-11)

SAN MARINO PLANNING COMMISSION
AGENDA OF NOVEMBER 22, 2011

**5. VARIANCE NO. 11-18, DESIGN REVIEW NOS. DRC11-109 AND DRC11-110.
1885 WARWICK ROAD, (WU)**

This item was continued from the meeting of October 26, 2011. The applicant requests approval to construct a one and two story addition which would cause the property to exceed the maximum allowable livable area. The applicant is also requesting to build a new two-car garage. This requires one variance and two design review actions according to San Marino City Code Sections 23.02.19A, 23.15.03A, 23.15.03C.
(Required Action Date: 12-11-11)

**6. VARIANCE NO. V11-21
2715 WETHERBY ROAD, (TANOUYE)**

The applicant requests permission to construct a wood trellis patio cover that would partially encroach into the required rear yard setback. This requires a variance per San Marino City Code Section 23.02.09A.
(Required Action Date: 1-3-12)

**7. VARIANCE NO. V11-22 & DRC11-119
706 SIERRA MADRE BLVD., (GARIMELLA)**

The applicant requests permission to maintain an existing detached garage with less than the required 25 foot side yard setback, in conjunction with a rebuilding of the residence. The applicant also requests to change the stucco finish on the house and garage. This requires a variance and design review per San Marino City Code Sections 23.06.05D and 23.15.03A1.
(Required Action Date: 1-3-12)

OTHER MATTERS:

8. UPDATE – 999 ROSALIND ROAD

ORAL PUBLIC APPEARANCES

This is the time set aside for any person who desires to be heard on any matters not covered on this agenda. No action is to be permitted except:

1. Catastrophic Emergency – as is described by majority vote;
or.....
2. The need for action arose within the last 72 hours as determined by a 4/5 vote.

APPROVAL OF MINUTES

9. MINUTES OF SEPTEMBER 21, 2011

10. MINUTES OF OCTOBER 26, 2011

ADJOURNMENT

A Special Meeting of the Planning Commission is scheduled for Thursday, December 8, 2011 at 7:00 P.M.

APPEALS

There is a fifteen day appeal period for all applications. All appeals should be filed with the City Clerk. Please contact the City Clerk's office for further information.

PUBLIC WRITINGS DISTRIBUTED

All public writings distributed by the City of San Marino to at least a majority of the Planning Commission regarding any item on this agenda will be available at the Public Counter at City Hall located at 2200 Huntington Drive, San Marino, CA 91108.