



CITY OF BEVERLY HILLS
455 N. Rexford Drive
Beverly Hills, California 90210

PLANNING COMMISSION
REGULAR MEETING MINUTES
July 11, 2013
1:30 PM

MEETING CALLED TO ORDER

Date / Time: July 11, 2013 / 1:33 pm

ROLL CALL

Commissioners Present: Commissioners Block, Corman, Yukelson, Vice Chair Fisher, Chair
Rosenstein.

Commissioners Absent: None.

Staff Present: Jonathan Lait, Michele McGrath, Peter Noonan, Georgana
Millican, Karen Myron (Community Development Department,
Planning Division); David Snow (City Attorney's Office).

COMMUNICATIONS FROM THE AUDIENCE

Speakers: None.

APPROVAL OF AGENDA

Motion: Motion by Order of the Chair to amend the agenda, taking items 3 and 4
ahead of item 2.

Action: The agenda was approved as amended.

ADOPTION OF MINUTES

1. Minutes from the Planning Commission Meeting on June 27, 2013.

Motion: Motion by Order of the Chair to approve the minutes as presented.

Action: The minutes were approved as presented.

STUDY SESSION

3. Central Area Single-Family Dwelling Bulk and Mass Study – Issues and Options Paper and Draft Study Outline

Review and discuss the draft Issues and Options Paper and Draft Study Outline

Planner:	Peter Noonan, Senior Planner
Consultant Presentation:	John Kaliski and Michael Dyett
Public Input:	None.

Action: The Commission discussed and provided comments, with direction to staff and the consultants to proceed as proposed.

4. Zoning Code Reorganization – Draft Outline of Reorganized Zoning Code

Review and discuss proposed outline for reorganizing the City's Zoning Code

Planner:	Peter Noonan, Senior Planner
Consultant Presentation:	Michael Dyett
Public Input:	Joseph Tilem

Action: The Commission discussed and provided comments, with direction to staff and the consultants to proceed as proposed.

The Commission took a recess at 2:49pm

The Commission reconvened at 3:01pm

(Return to order)

PLANNING COMMISSION / BOARD OF ZONING ADJUSTMENTS / PLANNING AGENCY PUBLIC HEARINGS

2. 132 South Bedford Drive

Determination of Character Contributing Building

Request for a character contributing building determination for the property located at 132 South Bedford Drive. The owner of a building granted a "character contributing" determination may apply to the City to convert the building to common interest development units without meeting all zoning code requirements in place at the time of conversion. Pursuant to the provisions set forth in the California Environment Quality Act (CEQA) the Planning Commission will also consider an exemption from CEQA for this project.

Planner: Georgana Millican, Associate Planner
Applicant: Goldman Firth Rossi Architects
Public Input: None.

Motion: Motion by Commissioner Yukelson, Second by Commission
Corman to approve the resolution as amended (5-0).

Action: The resolution was approved as amended.

COMMITTEE REPORTS

- Single Family Residence Bulk and Mass Standards
- Zoning Code Reorganization
- Planning Commission / Cultural Heritage Commission Joint Subcommittee

COMMUNICATIONS FROM THE COMMISSION

None.

COMMUNICATIONS FROM THE DIRECTOR OF COMMUNITY DEVELOPMENT

Updates were provided by Assistant Director of Community Development / City Planner Jonathan Lait on the following items:

- Agendas for upcoming Planning Commission meetings on July 25 and August 12.
- AKA application

4. Active Case List

Action: Received and filed.

5. 2013 Meeting Schedule Calendar

Action: Received and filed.

MEETING ADJOURNED

Date / Time: July 11, 2013 / 3:29 pm

PASSED AND APPROVED THIS 25TH DAY OF JULY, 2013

Brian Rosenstein, Chair