



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

**PLANNING COMMISSION
REGULAR MEETING MINUTES
JANUARY 22, 2015
1:30 PM**

MEETING CALLED TO ORDER

Date / Time: January 22, 2015 / 1:34 pm

ROLL CALL

Commissioners Present: Commissioners Shooshani, Corman, Vice Chair Block, Chair Fisher
Commissioners Absent: None
Staff Present: Jay Trevino, Michele McGrath, Ryan Gohlich, Andre Sahakian, Timothea Tway, Karen Myron, David Snow

COMMUNICATIONS FROM THE AUDIENCE

None

APPROVAL OF AGENDA

Motion: Motion by Order of the Chair to approve the agenda as presented.
Action: **The agenda was approved as presented.**

APPROVAL OF MINUTES

1. Approval of Minutes from the Planning Commission Regular Meeting of January 8, 2015.

Motion: Motion by Chair Fisher, Second by Commissioner Corman to approve the minutes as presented (4-0).
Action: **The minutes were approved as presented.**

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

2. **1184-1193 Loma Linda Drive**

Hillside R-1 Permit, Tree Removal Permit, and Amendment of the Streets Master Plan

Request to continue the hearing to a date uncertain, for a Hillside R-1 Permit to allow cumulative floor area exceeding 15,000 square feet and landform alterations exceeding 3,000 cubic yards of export, a request for a tree removal permit to remove one protected

tree, and a request to amend the Streets master Plan to vacate portions of Loma Linda Drive and an intersecting, unimproved alley, and dedicate portions of the subject property for a new turnaround at the property located at 1184-1193 Loma Linda Drive.

Planner: Andre Sahakian, Associate Planner

Motion: Motion by Commissioner Corman, Second by Vice Chair Block to continue the item to a date uncertain (4-0).

Action: The item was continued to a date uncertain.

**3. 1506 Lexington Road
Hillside R-1 Permit**

Request to amend a previously approved Hillside R-1 Permit to allow the total cumulative floor area on the site to exceed 15,000 square feet, allow a porch/deck more than three feet (3') above grade on an accessory structure on an estate property, and to allow the export of more than 3,000 cubic yards of earth material from the subject property. Pursuant to the provisions set forth in the California Environmental Quality Act, the Planning Commission will also consider adoption of a Categorical Exemption for this project.

Planner: Ryan Gohlich, Senior Planner

Applicant: Hamid Gabbay

Public Input: None

Motion: Motion by Vice Chair Block, Second by Commissioner Corman to adopt the resolution as amended (4-0).

Action: The resolution was adopted as amended.

The Commission took a recess at 2:19 pm.

The Commission reconvened at 2:42 pm.

STUDY SESSION

**4. 1021 North Beverly Drive and 1054 Shadow Hill Way
Zone Text Amendment and Lot Line Adjustment**

Request to continue the discussion, to a date uncertain, regarding amendments to Beverly Hills Municipal Code Section 10-2-805 regarding minimum lot standards for lot line adjustments.

Planner: Ryan Gohlich, Senior Planner

Motion: Motion by Commissioner Corman, Second by Vice Chair Block to continue the item to a date uncertain (4-0).

Action: The item was continued to a date uncertain.

5. Disaster Recovery Ordinance Update

Discuss current disaster recovery ordinances and direct staff to return with a draft ordinance.

Planner: Timothea Tway, Associate Planner

Public Input: None.

Action: The Commission provided feedback and directed staff to return with a revised Ordinance for a public hearing in March 2015.

COMMITTEE REPORTS

- Commissioner Corman provided an update from the recent Planning Commission / Cultural Heritage Commission / City Council Liaison meeting regarding the Historic Preservation Ordinance.
- Chair Fisher requested that the Hillside Development Standards Subcommittee be dissolved.
- Chair Fisher requested that the reassignment of Commissioners on standing Committees be postponed until at least one new member has been appointed to the Commission.

COMMUNICATIONS FROM THE COMMISSION

- Commissioner Shooshani expressed concerns regarding holiday lighting and landscaping requirements in the City after major construction projects.

COMMUNICATIONS FROM THE CITY PLANNER

- Senior Planner Ryan Gohlich provided an update on The Phoenix restaurant at 14 North La Cienega Boulevard.
- Principal Planner Michele McGrath provided an update on both In-Lieu Parking and Automated Parking.

6. Upcoming Projects List

Action: Received and filed.

7. Building Permit Activity Report – 12/1/14 thru 12/31/14

Action: Received and filed.

8. 2015 Meeting Schedule

- Chair Fisher advised he would not be present at the February 12, 2015 Planning Commission meeting.

MEETING ADJOURNED

Date / Time: January 22, 2015 /3:33 pm

PASSED AND APPROVED THIS 12TH DAY OF FEBRUARY, 2015

Alan Robert Block, Vice Chair