



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

**PLANNING COMMISSION
REGULAR MEETING MINUTES
AUGUST 13, 2015
1:30 PM**

MEETING CALLED TO ORDER

Date / Time: August 13, 2015 / 1:35 pm

PLEDGE OF ALLEGIANCE

ROLL CALL

Commissioners Present: Commissioners Gordon, Fisher, Corman, Vice Chair Shooshani, Chair Block
Commissioners Absent: None
Staff Present: Ryan Gohlich, Michele McGrath, Timothea Tway. Andre Sahakian, Alek Miller, Christian Vasquez, David Snow, Ken Pfalzgraf, Mahdi Aluzri

COMMUNICATIONS FROM THE AUDIENCE

Speakers: Steve Mayer

APPROVAL OF AGENDA

Motion: Motion by Commissioner Gordon, Second by Commissioner Fisher to approve the agenda as amended, cancelling the bus tour (5-0).

Action: The agenda was approved as amended.

APPROVAL OF MINUTES

1. Approval of Minutes from the Planning Commission Regular Meeting of July 23, 2015.

Motion: Motion by Commissioner Gordon, Second by Commissioner Corman to approve the minutes as presented (5-0).

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, Amendments to the Streets Master Plan, and Lot line Adjustment

Request 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, request for a tree removal permit to remove one protected tree, request for a Lot Line Adjustment between 1184 Loma Linda Drive and 1117 Sutton Way, and a request to amend the Streets Master Plan to vacate portions of Loma Linda Drive and dedicate portions of the subject property for a new vehicle turnaround at the property located at 1184-1193 Loma Linda Drive.

Planner: Andre Sahakian, Associate Planner
Applicant: Jason Somers
Public Input: Debbie Weiss, Sheri Bonstelle, Joe Tilem, Larry Murphy

The application for the project at 1184-1193 Loma Linda Drive was withdrawn by the applicant prior to the meeting. No formal action was taken on this item.

3. 325 North Maple Drive

Development Plan Review

Request for a Development Plan Review to allow the addition of 47,347 square feet of new general office space in conjunction with remodeling of the former Post Office site. Pursuant to the provisions set forth in the California Environmental Quality Act, the Commission will also consider a determination of exemption from CEQA.

Planner: Alek Miller, Assistant Planner
Applicant: Patrick Tooley, Tooley Interests, LLC
Public Input: Gerald Wayne, Michael Bayer, Dr. Woodrow Clark, Paula Shanfield, Craig Berberian, Ronni Bergman, Steve Mayer

The Commission took a recess at 3:06 pm.

The Commission reconvened at 3:22 pm.

Motion: Motion by Commissioner Corman, Second by Vice Chair Shooshani to adopt the resolution as amended (5-0).

Action: **The resolution was adopted as amended.**

4. Synthetic Turf in Residential Yards

Adopt a resolution recommending to the City Council an ordinance amending the Beverly Hills Municipal Code to allow synthetic turf in residential front yards. Pursuant to the provisions set forth in the California Environmental Quality Act, the Commission will also consider adoption of a Categorical Exemption for the amendment.

Planner: Timothea Tway, Associate Planner
Applicant: City of Beverly Hills
Public Input: Gary Fogel, Terre Thomas, Mark Nicholls, Dr. Chuck Aronberg

Action: By Order of the Chair, the public hearing was continued to a date certain: August 19, 2015 at 8:00 am.

COMMITTEE REPORTS

None.

COMMUNICATIONS FROM THE COMMISSION

None.

COMMUNICATIONS FROM THE CITY PLANNER

City Planner Ryan Gohlich provided brief updates on the following:

- City Council appeal hearing of 310 N. Crescent Drive, which has been remanded to the Planning Commission
- The Planning Commission's decision to approve a Conditional Use Permit for O'Gara Coach Company at 8955 W. Olympic Boulevard will be discussed at the City Council Study Session on August 18, 2015
- The Architectural Commission will be hosting the Architectural Design Awards on August 18, 2015

5. Upcoming Projects List

Action: Received and filed.

6. 2015 Meeting Schedule

Action: Received and filed.

MEETING ADJOURNED

Date / Time: August 13, 2015 /5:58 pm

PASSED AND APPROVED THIS 10TH DAY OF SEPTEMBER, 2015

Alan Robert Block, Chair