

MINUTES

MONROVIA DEVELOPMENT REVIEW COMMITTEE

Regular Meeting of the Monrovia Development Review Committee

Monrovia City Hall
415 South Ivy Avenue
Wednesday, March 28, 2018

Convene

Chair Jimenez convened the Regular Meeting of the Monrovia Development Review Committee of Wednesday, March 28, 2018, at 2:01 p.m. in the City Council Chambers.

In Attendance

Community Development, Craig Jimenez
Public Services, Tina Cherry
Fire, Brad Dover
Police, Alan Sanvictores

Approval of Minutes

Committee Member Dover moved to approve the meeting minutes for the meeting of March 14, 2018, seconded by Committee Member Sanvictores. The motion unanimously carried.

PUBLIC HEARINGS

ME2018-0001 & DR2018-0004 Minor Exception & Design Review; 372 North Canyon Boulevard, Mark Houston Associates Inc., applicant

Request: Applicant is requesting a Neighborhood Compatibility Design Review for a 215 square foot first floor addition and a 260 square foot second story addition to an existing 2,060 square foot single-family residence. The applicant is also requesting a Minor Exception for the addition to be constructed in alignment with the existing structure, resulting in a non-conforming second story side yard setback (7'-10³/₄" in lieu of 12'). This property is located in the RL (Residential Low Density) zone.

Determine that the project is Categorically Exempt (Class 1) pursuant to the California Environmental Quality Act (CEQA).

Decision: Approved with Conditions.

ADMINISTRATIVE REPORTS

AR2018-0006 Advisory Review; 239 West Huntington Drive, Kaidence Group, applicant

Request: Applicant is requesting an Advisory Review of a conditional use permit application for a new 2,200 square foot commercial building with a drive-thru that will include 35 parking spaces. This property is located in the RCC (Regional Commercial Corridor) zone.

Determine that the project is Categorically Exempt (Class 3) pursuant to the California Environmental Quality Act (CEQA).

Decision: Recommended approval to Planning Commission with Draft Conditions.

AR2018-0007 Advisory Review; 402-404 South Myrtle Avenue, Basin 142 LLC, applicant

Request: Applicant is requesting an Advisory Review of a conditional use permit application for a type 47 liquor license for the service of beer, wine, and distilled spirits at a new restaurant (Basin 141). This property is located in the HCD (Historic Commercial Downtown) zone.

Determine that the project is Categorically Exempt (Class 1) pursuant to the California Environmental Quality Act (CEQA).

Decision: Recommended approval to Planning Commission with Draft Conditions.

AR2018-0008 Advisory Review; 723 East Huntington Drive, Veronica Becerra, applicant

Request: Applicant is requesting an Advisory Review of a conditional use permit application for a proposed indoor recreational facility within the Monrovia Landing shopping center. This property is located in the CRS (Commercial Regional/Subregional) zone.

Determine that the project is Categorically Exempt (Class 3) pursuant to the California Environmental Quality Act (CEQA).

Decision: Recommended approval to Planning Commission with Draft Conditions.

MISC2018-0001 Miscellaneous Review; 239 North Alta Vista Avenue, Bowden Development Inc., applicant

Request: Applicant is requesting that the Development Review Committee authorize the issuance of a demolition permit in accordance with MMC Section 17.10.080, as the existing residential structure is in disrepair and constitutes a public nuisance. This property is located in the RL (Residential Low Density) zone.

Determine that the project is Categorically Exempt (Class 1) pursuant to the California Environmental Quality Act (CEQA).

Decision: Approved as presented.

SIGN2018-0004 Sign Review; 228 West Pomona, Doreen Nicosia, applicant

Request: Applicant is requesting a Sign Review for two, individual channel letter, building wall signs for a new multi-family residential complex (MODA). This property is located in the PD-12 (Planned Development – Area12) zone.

Determine that the project is Categorically Exempt (Class 11) pursuant to the California Environmental Quality Act (CEQA).

Decision: Approved with Conditions.

REPORTS FROM STAFF

DRC Committee Member lunch training to be scheduled.

ADJOURNMENT

2:44 PM