

MINUTES

MONROVIA DEVELOPMENT REVIEW COMMITTEE

Regular Meeting of the Monrovia Development Review Committee

Monrovia City Hall

415 South Ivy Avenue

Wednesday, May 9th, 2018

Convene

Chair Jimenez convened the Regular Meeting of the Monrovia Development Review Committee of Wednesday, May 9, 2018, at 2:05 p.m. in the City Council Chambers.

In Attendance

Community Development, Craig Jimenez

Fire, Brad Dover

Police, Alan Sanvictores

Approval of Minutes

Committee Member Dover moved to approve the meeting minutes for the meeting of April 25, 2018, seconded by Committee Member Sanvictores. The motion unanimously carried.

PUBLIC HEARINGS

ME2018-0002 Minor Exception; 840 Ridgeside Drive, Tom Overhoff, Applicant

Request: Applicant is requesting a Minor Exception from MMC Section 17.12.040(H) to construct a pool within the front yard. The pool will be setback 73 feet from the front property line and will be screened with landscaping. The subject property is located in the RF (Residential Foothill) zone.

This project is Categorically Exempt (Class 3) from the California Environmental Quality Act (CEQA).

In-favor: None.

Not In-favor: None.

Decision: Approved with Conditions.

ME2018-0003 Minor Exception; 228 West Duarte Road, Jessica Arriaga, Applicant

Request: Applicant is requesting a Minor Exception from MMC Section 17.28.100 to exceed the maximum size allowed for a building wall sign (6% of building face in lieu of 5% maximum) for an existing business, Caliber Collision. This property is located in Planned Development Area – 15 (PD-15).

This project is Categorically Exempt (Class 1) from the California Environmental Quality Act (CEQA).

In-favor: Jessica Arriaga, Applicant

Not In-favor: None.

Decision: Approved with Conditions.

ME2018-0004 Minor Exception; 172 North Lincoln Place, Mark and Kari Polanco, Owners

Request: Applicant is requesting a Neighborhood Compatibility Review and a Minor Exception from MMC Section 17.12.020 to continue an existing non-conforming side yard setback (3'-4" in lieu of 5') along the north property line. The property is located in the RL (Residential Low Density) zone.

This project is Categorically Exempt (Class 1) from the California Environmental Quality Act (CEQA).

In-favor: None.

Not In-favor: None.

Decision: Approved with Conditions.

ADMINISTRATIVE REPORTS

AR2018-0011 Advisory Review; 176 North Sunset Place, Drafting and Design, Ltd., Kevin Wilkes, Applicant

Request: Applicant is requesting an Advisory Review for a Variance and Minor Exception request from MMC Section 17.12.020 to construct a 550 square foot addition to an existing 3,431 square foot two-story, single-family home. Specifically, the Variance request is for the addition to encroach into the required rear yard setback (30' in lieu of 60'-first floor; 36'-10" in lieu of 70'- second floor) and the Minor Exception request is for an encroachment into the required side yard setbacks (9'-3 1/2" in lieu of 12'- north side; 6-10" in lieu of 8'-10"- south side). The subject property is located in the RL (Residential Low Density) zone.

This project is Categorically Exempt (Class 3) from the California Environmental Quality Act (CEQA).

In-favor: Steve Eide, Applicant; Andy and Lynda La Rocco, Owners

Not In-favor: Susan Luhring

Decision: Recommended Approval with Draft Conditions.

SIGN2018-0008 Sign Review; 705 West Huntington Drive, Monrovia Properties, LLC, Applicant

Request: Applicant is requesting a Sign Review for a face change on an existing free standing freeway sign. The subject property is located in the CRS (Commercial Regional/Subregional) zone.

This project is Categorically Exempt (Class 11) from the California Environmental Quality Act (CEQA).

In-favor: None.

Not In-favor: None.

Decision: Approved as presented.

MISC2018-0002 Miscellaneous Review; 737 East Huntington Drive, TJ MAXX and HomeGoods, Applicant

Request: Applicant is requesting a Miscellaneous Review of a Shopping Cart Containment Plan for the newly remodeled Monrovia Landing Shopping Center. The subject property is located in the CRS (Commercial Regional/Subregional) zone.

This project is Categorically Exempt (Class 1) from the California Environmental Quality Act (CEQA).

In-favor: None.

Not In-favor: None.

Decision: Approved as presented.

REPORTS FROM STAFF

None.

ADJOURNMENT

2:50 PM