

MINUTES

MONROVIA DEVELOPMENT REVIEW COMMITTEE

Regular Meeting of the Monrovia Development Review Committee

Monrovia City Hall

415 South Ivy Avenue

Wednesday, May 23, 2018

Convene

Acting Chair Dover convened the Regular Meeting of the Monrovia Development Review Committee of Wednesday, May 23, 2018, at 2:03 p.m. in the City Council Chambers.

In Attendance

Public Services, Tina Cherry

Fire, Brad Dover

Police, Alan Sanvictores

Approval of Minutes

Committee Member Sanvictores moved to approve the meeting minutes for the meeting of May 9, 2018, seconded by Committee Member Cherry. The motion unanimously carried.

PUBLIC HEARINGS

ME2018-0005 Minor Exception; 630 East Olive Avenue, Jenny Koo, Applicant

Request: Applicant is requesting a Minor Exception from Monrovia Municipal Code (MMC) Section 17.12.030 to reduce the existing front yard setback (27'-6" in lieu of 29'-6") along the north property line. The purpose of this request is to shift the entire development 3'-0" north, so that the detached garages are separated from the rear property line. This property is located in the RM2500 (Residential Medium Density) zone. This project is Categorically Exempt (Class 3) from the California Environmental Quality Act (CEQA).

In-favor: Kris Wen, Assistant to property owner Jenny Koo, spoke in favor of the project.

Not In-favor: Julia Ramirez, adjacent neighbor, spoke with concerns regarding trenching onto their property. Mrs. Garcia, 618 East Olive Avenue, spoke with concerns regarding visibility up and down Shamrock Avenue.

Decision: Approved with Conditions.

ADMINISTRATIVE REPORTS

MISC2018-0016 Miscellaneous Review; 162 West Pomona Avenue, Gary Gates, Applicant

Request: Applicant is requesting a miscellaneous review to change the hours of operation for an existing business (Hop Secret Brewing Co.). Specifically, the applicant is requesting to modify the weekend opening hours on Saturdays from 12:00 pm to 11:00 pm and Sundays from 1:00 pm to 9:00 pm. The Development Review Committee has authority to modify hours of operation pursuant to Condition of Approval No. 5 per CUP2016-04. In addition, the Development Review Committee shall conduct a six month review of the Conditional Use Permit (CUP2016-04) for the existing business. This property is located in the PD-12 (Planned Development Area 12) zone. This project is Categorically Exempt (Class 3) from the California Environmental Quality Act (CEQA).

In-favor: Gary Gates, Applicant, spoke in favor of the project.

Not In-favor: None.

Decision: Approved with Conditions.

MISC2018-0007 Oak Tree Removal; 5 Hidden Valley Road, Matt Robbins, Applicant

Request: Applicant is requesting review of an arborist report for the removal of an Oak tree on an existing single-

family residence. This property is located in the RF (Residential Foothill) zone.

In-favor: Brian Scherer, owner, spoke in favor of the project.

Not In-favor: None.

Decision: Approved as presented.

SIGN2018-0011 Sign Program Revision; 725 East Huntington Drive, Matt DeRuyter, Applicant

Request: Applicant is requesting a Sign Program Revision for the Monrovia Landing Shopping Center located at 725 E. Huntington Drive (The Monrovia Landing). This property is located in the CRS (Regional/Subregional Commercial) zone.

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

In-favor: None.

Not In-favor: None.

Decision: Approved as presented.

SIGN2018-0012 New Sign; 725 East Huntington Drive, Casey Sign Corporation, Applicant

Request: Applicant is requesting a sign review for one, individual channel letter, building wall sign and one pylon sign for a new business located in the Monrovia Landing Shopping Center located at 725 East Huntington Drive. This property is located in the CRS (Regional/Subregional Commercial) zone.

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

In-favor: None.

Not In-favor: None.

Decision: Approved as presented.

REPORTS FROM STAFF

None.

ADJOURNMENT

2:27 PM