



CONVENE: Chair Schaeffler convened the Regular Meeting of the Monrovia Planning Commission on Wednesday, July 10, 2019, at 7:30 p.m. in the City Council Chambers, 415 South Ivy Avenue, Monrovia, California. In attendance were Community Development Director Craig Jimenez, Planning Division Manager Sheri Bermejo, City Attorney Craig Steele, and Planning Technician Vincent Gillespie.

PLEDGE OF ALLEGIANCE: Commissioner Austin led the pledge of allegiance.

ROLL CALL: In attendance were Commissioners Scott Austin, Bill Beebe, Robert McClellan, Cheryl Rose, Vice-Chair Keshia Carter-Bowen, and Chair Gary Schaeffler. Commissioner Coulter Winn was excused.

APPROVAL OF MINUTES: It was moved by Commissioner Austin, seconded by Commissioner Rose to approve the minutes of the June 12, 2019 meeting. The motion carried with a 5-0 vote. Commissioner Carter-Bowen abstained.

PUBLIC INPUT: None.

PUBLIC HEARINGS:

**PH-1 Conditional Use Permit CUP2019-0007
920 West Colorado Boulevard; Kenneth and Arnold Associates, Inc., Tim Arnold,
Applicant**

Planning Technician Vincent Gillespie reviewed the staff report and answered questions of the Planning Commission about the size of a bedroom in the second dwelling.

Chair Schaeffler opened the public hearing.

Public Input:

1. Raul Ramirez, property owner, answered questions of the Commission, and stated that the property will be sold after the construction is complete.
2. Nashaat Eskander, Monrovia resident, spoke with concerns related to privacy impacts to his property. He stated that the proposed number of bedrooms would impact the availability of street parking.

Chair Schaeffler closed the public hearing.

The Planning Commission discussed various aspects of the application and asked additional questions of staff.

Following discussion, it was moved by Commissioner Beebe, seconded by Commissioner Carter-Bowen, to approve CUP2019-0007 as presented. The motion carried with a 6-0 vote.

Community Development Director Jimenez stated for the record that the actions of the Planning Commission may be appealed to the City Council if filed in writing within ten days.

ADMINISTRATIVE REPORTS: None.

COMMUNITY DEVELOPMENT DIRECTOR REPORT: Community Development Director Jimenez provided an update on completed projects approved by the Planning Commission.

REPORTS/ANNOUNCEMENTS FROM COMMISSIONERS: None.

ADJOURNMENT: Chair Schaeffler adjourned the meeting at 8:15.

APPROVED:

ATTEST:

Gary Schaeffler, Chair
Monrovia Planning Commission

Craig Jimenez, AICP, Secretary
Monrovia Planning Commission