

# MINUTES

## MONROVIA DEVELOPMENT REVIEW COMMITTEE

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Regular Meeting of the Monrovia Development Review Committee

Monrovia City Hall

415 South Ivy Avenue

Wednesday, May 27, 2015

### In Attendance:

Community Development, Steve Sizemore

Public Works, Niles Boyer

Police, Alan Sanvictores

Fire, Chris Donovan

### ADMINISTRATIVE REPORTS

#### **PMT2015-00642 Advisory Review; 324 South Myrtle Avenue, Calvary Solid Ground (Calvary Chapel Monrovia), applicant**

**Request:** Advisory Review for a conditional use permit application for a church to located in the HCD (Historic Commercial-Downtown) Zone.

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

**Decision:** Pre-application review completed. Determination that a professional traffic study conducted by a traffic engineer and verification of the 5 year fire sprinkler inspection is required for the formal Conditional Use Permit application. Applicant shall return to the Development Review Committee with completed application for a formal recommendation to the Planning Commission.

#### **PMT2015-00656 Advisory Review; 1311 South Shamrock Avenue, Tania Torres (Monrovia Preschool and Day Care Center), applicant**

**Request:** Advisory Review for a conditional use permit to relocate a preschool and day care in the Manufacturing Zone.

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

**Decision:** Forwarded to the Planning Commission with a recommendation of approval with the attached Draft Planning conditions.

#### **PMT2015-00643 Sign Review; 911 South Primrose Ave Suite L, Alex Jimenez, applicant**

**Request:** Review of new signage for "Urbanlink Realty".

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

**Decision:** Approved as presented.

#### **PMT2015-00644 Oak Tree Removal Permit; 812 Alta Street, Hope Le Bui, applicant**

**Request:** Review of arborist report for the removal of an oak tree.

Determine that the project is Exempt pursuant to Section 15061(b)(3) of the State CEQA Guidelines

**Decision:** Approved as presented based on arborist's determination that the tree should be removed because it presents a danger. Criteria to issue a removal permit is met, pending Home Owner's Association approval.

#### **PMT2015-00655 Encroachment Permit; 128 South Myrtle Avenue, Alejandra Gonzalez, applicant**

**Request:** Review of outdoor display for encroachment permit

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

**Decision: Approved as presented. Applicant shall obtain liability clearance from the City's Risk Management Department and shall bring the verification to the Planning Division prior to placing the approved items on the City's right-of-way.**